

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 1, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

1 EMERGENCY PREPAREDNESS WEEK PROCLAMATION AND EVENTS

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Manager of Emergency Planning and Acting Fire Chief, dated April 12, 2011:

Recommendation

The Manager of Emergency Planning and Acting Fire Chief recommend that:

1. The week of May 1 – 7, 2011, be proclaimed as “**Emergency Preparedness Week**”;
and
2. The proclamation be posted on the City’s website, City Page space permitting.

Contribution to Sustainability

Not applicable.

Economic Impact

N/A

Communications Plan

The Corporate Communications Department posts proclamations issued by the City on the City’s Website under “Events – Proclamations”. A media release and launch event will be held with the assistance of Corporate Communications to introduce the Prep E preparedness campaign. Emergency preparedness messages will be aired on Vaughan TV, BIS and VIVA bus lines in Vaughan to promote citizens taking action to be prepared to manage any type of emergency situation.

Purpose

To recognize and promote the importance of all citizens and staff to take action to be prepared for an emergency.

Background - Analysis and Options

The concept of Emergency Preparedness Week was adopted by all levels of government in Canada in 1995. This year marks the 16th anniversary of Emergency Preparedness Week.

The purpose of Emergency Preparedness Week is to promote public awareness of being prepared to survive an emergency. The key message is “72 hours – is your family prepared”. It is every person’s responsibility to be prepared to survive an emergency situation for 72 hours. Individuals can do this by putting together a 72-hour emergency kit, learning about the City’s Emergency Response Plan, planning an escape route, identifying a meeting place, knowing what types of emergencies can happen and how to react.

Research on emergency preparedness has identified that citizens who are prepared to for emergencies recover more quickly than those who are not prepared. A recent survey by Public Safety Canada identified that less than 40% of Canadians had a 72 hour emergency kit.

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The Emergency Planning Program has developed a public awareness campaign featuring Prep E Penguin; who is prepared everywhere, every time for every emergency. The Prep E campaign will be launched to coincide with Emergency Preparedness Week. The campaign will introduce the Program's mascot Prep E Penguin, who will be featured in three videos that will educate the public on actions to take to be prepared for and manage during an emergency situation. The videos will air on the video screens on the VIVA buses, posted on the City's Website, Vaughan TV, BIS, You Tube and on the Prep E Facebook page.

Emergency Management Ontario is running an online Emergency Preparedness Challenge, where citizens can visit their website, take a short quiz and be eligible to win prizes. The quiz has three levels, children, youth and adults. All citizens of Vaughan are encouraged to take the quiz at www.ontario/getprepared.ca

Relationship to Vaughan Vision 2020/Strategic Plan

This report is in keeping with the Vaughan Vision specifically

Strategic Goal: Service Excellence

Strategic Objective: Enhance and Ensure Community Safety, Health and Wellness

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated.

Regional Implications

Public awareness and education is a mandatory element for an essential level emergency management program and as such, York Region will also be recognizing Emergency Preparedness Week.

Conclusion

The Manager of Emergency Planning and Acting Fire Chief are recommending that the week of May 1, 2011, be proclaimed as "**Emergency Preparedness Week**" and that the proclamation be posted on the City's website, City Page space permitting. Being prepared for an emergency is everyone's responsibility. Public awareness and education initiatives are components of making Vaughan a disaster-resilient community.

Attachments

None

Report prepared by:

Sharon Walker
Manager, Emergency Planning

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Item 2, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

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**PROCLAMATION REQUEST
VISION HEALTH MONTH**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 12, 2011:

Recommendation

The City Clerk recommends:

- 1) That May 2011 be proclaimed as "Vision Health Month"; and
- 2) That the proclamation be posted on the City's website and published on the City Page Online.

Contribution to Sustainability

N/A

Economic Impact

N/A

Communications Plan

The Corporate Communications Department posts proclamations issued by the City on the City's website under "Events – Proclamations" and on the City Page Online.

Purpose

To respond to the request received from the Manager, Fund Development, CNIB.

Background - Analysis and Options

The correspondence received from the Manager, Fund Development, CNIB, dated March 2, 2011, is attached. (Attachment 1)

The proclamation request meets the City's Proclamation Policy, as follows:

"That upon request, the City of Vaughan issue Proclamations for events, campaigns or other similar matters:

- (i) Which are promoted by any organization that is a registered charity pursuant to Section 248 of the Income Tax Act"

Canadian National Institute for the Blind (CNIB) is a national voluntary agency providing services to individuals across Canada to whom loss of vision is a central problem in personal and social adjustments. CNIB is celebrating Vision Health Month in May to raise awareness about the importance of safeguarding vision health and raise much needed funds for their vital services for people who are blind or partially sighted. CNIB further wishes to promote vision care by declaring May 26, 2011 as "Shade of Fun Day" by asking the community to wear sunglasses to protect our eyes from harmful UVA and UVB rays and consider a donation to CNIB.

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Relationship to Vaughan Vision 2020/Strategic Plan

This report supports the strategic priorities established by Vaughan Vision 2020, in particular “Enhance and Ensure Community Safety, Health and Wellness”.

Regional Implications

N/A.

Conclusion

Staff is recommending that May 2011 be proclaimed as “Vision Health Month” and that the proclamation be posted on the City’s website and published on the City Page Online.

Attachments

Attachment 1 – Correspondence from the Manager, Fund Development, CNIB, dated March 2, 2011

Report prepared by:

Connie Bonsignore, Administrative Assistant to the City Clerk

(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.)

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Item 3, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

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**PROCLAMATION REQUEST
PRIDE WEEK**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 12, 2011:

Recommendation

The City Clerk recommends:

- 1) That June 5th through June 12th, 2011 be proclaimed as “Pride Week”;
- 2) That the Rainbow Flag be raised in the City of Vaughan for a period no longer than one week in accordance with the Flag Raising/Half Masting Policy; and
- 3) That the proclamation be posted on the City’s website and published on the City Page Online.

Contribution to Sustainability

N/A

Economic Impact

N/A

Communications Plan

The Corporate Communications Department posts proclamations issued by the City on the City’s website under “Events – Proclamations” and on the City Page Online.

Purpose

To respond to the request received from the Executive Director, Family Services York Region, Committee Chair, York Pride Fest and Committee Co-Chair, York Pride Fest.

Background - Analysis and Options

The correspondence received from the Executive Director, Family Services York Region, Committee Chair, York Pride Fest and Committee Co-Chair, York Pride Fest, dated March 3, 2011, is attached. (Attachment 1)

The proclamation request meets the City’s Proclamation Policy, as follows:

“That upon request, the City of Vaughan issue Proclamations for events, campaigns or other similar matters:

- (ii) Which are promoted by any organization that is a registered charity pursuant to Section 248 of the Income Tax Act”

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The York PRIDE FEST Committee is a group of volunteers who organize York Region's Pride Week celebrations and this year marks the 11th anniversary. The proclamation would be a valued acknowledgement of the lives and contributions of people of all sexual orientations and gender identities. The York PRIDE FEST Committee also requests that during Pride Week 2011 the Rainbow Flag be raised in the City of Vaughan. City Council has granted this request in the past.

Relationship to Vaughan Vision 2020/Strategic Plan

This report supports the strategic priorities established by Vaughan Vision 2020, in particular "Enhance and Ensure Community Safety, Health and Wellness".

Regional Implications

This proclamation will bring awareness of differences and protection of equality within the Region.

Conclusion

Staff is recommending that June 5th through 12th, 2011 be proclaimed as "Pride Week" and that the proclamation be posted on the City's website and published on the City Page Online.

Attachments

Attachment 1 – Correspondence received from the Executive Director, Family Services York Region, Committee Chair, York Pride Fest and Committee Co-Chair, York Pride, dated March 3, 2011

Report prepared by:

Connie Bonsignore, Administrative Assistant to the City Clerk

(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.)

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Item 4, Report No. 19, of the Committee of the Whole, which was adopted, as amended, by the Council of the City of Vaughan on May 3, 2011, as follows:

By approving the following in accordance with Communication C5 from the Commissioner of Engineering and Public Works, dated April 28, 2011:

- “1. That Part 1 and Part 2 of Tender T11-108 for curb & sidewalk repair and replacement be awarded to Serve Construction Ltd.;***
- 2. That staff be authorized to perform the necessary curb & sidewalk repairs up to the approved annual Capital Budget amount; and***
- 3. That the Mayor and Clerk be authorized to sign the necessary documents.”***

**4 TENDER AWARD – T11-108 CURB & SIDEWALK REPAIR AND REPLACEMENT PROGRAM
WARD(S) - ALL**

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 12, 2011:

Recommendation

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

That Tender T11-108 Curb and Sidewalk Repair & Replacement, Part 1: East of Weston Road & Part II: West of Weston Road be brought forward to Council on May 3, 2011, for authorization of award.

Contribution to Sustainability

The repair and replacement of deficient City curbs and sidewalks is essential to sustain this infrastructure in a good condition. This contributes to the safe movement of the travelling public, thereby mitigating the City's liability concerns.

Economic Impact

Project PW-2012-07, Curb & Sidewalk Repair and Replacement Program funding are allocated through the Capital Budget process. At the time of report preparation, the proposed capital funds requested for this activity had not been formally approved. For 2011, the request was \$1.2 million. The tender language indicates the amount of work is not guaranteed, and is dependant upon annual budget approvals.

Communications Plan

The tender was advertised in Vaughan Today (City Page), the Electronic Tendering Network, Ontario Public Buyers' Association on March 24, 2011.

Purpose

The purpose of this report is to advise Council of the upcoming tender award for T11-108, curb & sidewalk repair and replacement program, that is closing on April 7, 2011.

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Background - Analysis and Options

Sidewalks throughout the City are inspected annually and a list of the repair locations is established on a priority basis. Priorities are established on a range from those that create a hazard to public safety (high), to those that are related to cosmetic appearance only (low). In addition to those sidewalks and curbs identified through the annual inspection process, works also include previously identified sidewalk and curb projects that will be funded through the Infrastructure Stimulus Fund (ISF).

The repair and replacement program has been divided geographically. This allows the City to choose two separate contractors to perform the necessary work, or a single contractor if the Contractor possesses sufficient forces to complete the necessary works in the allotted time frame. If workload requires, the tender also permits the City to direct either contractor to perform work in the other contractor's area. This will continue to keep complaints to a minimum and promote service excellence to the residents.

Tender T11-108 will close on Thursday, April 7, 2011. Due to the timing of the Committee and Council Agenda schedules, and the need for staff to follow up on references of the bidders, staff will report back to Council on Tuesday, May 3, 2011, with the results of this tender. The intent is to start the curb & sidewalk repairs almost immediately upon award, with the completion of the repairs anticipated to be approximately 60 days after start-up.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council. Although the funds have been included in the draft 2011 Capital Budget, the necessary resources have not been formally approved at the time of this report's preparation.

Regional Implications

The work covered under this program does involve repairs to sidewalks on Regional roads; however, there are no other implications to the Region as a result of this upcoming tender award.

Conclusion

Tender T11-108 for curb & sidewalk repair and replacement program is scheduled to close on April 7, 2011. Once staff have had an opportunity to review the tender documents, a further report will be submitted to Council with a recommendation for award on May 3, 2011.

Attachments

N/A

Report prepared by:

Tina Di Biase, Technical Co-ordinator

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Item 5, Report No. 19, of the Committee of the Whole, which was adopted, as amended, by the Council of the City of Vaughan on May 3, 2011, as follows:

By approving the following in accordance with Communication C2 from the Commissioner of Engineering and Public Works and the Director of Engineering Services, dated April 20, 2011:

- “1. That Tender T11-008, 2011 Road Resurfacing/Rehabilitation – Part I – Maple/Concord be awarded to D. Crupi & Sons Limited in the amount of \$2,029,764.00, plus applicable taxes;***
- 2. That a contingency allowance in the amount of \$210,000.00, plus applicable taxes 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 and Material Testing amount of \$21,000.00, plus applicable taxes be approved to ensure compliance with all applicable standards; and***
- 4. That the Mayor and City Clerk be authorized to sign the appropriate documents.”***

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**AWARD OF TENDER T11-008
2011 ROAD RESURFACING/REHABILITATION – PART I
MAPLE/CONCORD
WARDS 1, 4 AND 5**

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 12, 2011:

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 T11-008 for 2011 Road Resurfacing/Rehabilitation – Part I – Maple/Concord be brought forward to Council on May 3, 2011, for authorization of award.

Contribution to Sustainability

The rehabilitation of roads will ensure that an acceptable level of service by the City's Infrastructure is maintained for the health and well being of its citizens.

Economic Impact

The economic impact to the City is unknown at this time, however, all costs will be identified in the additional information report after the tender has closed.

Communications Plan

Once the project is awarded, Engineering Services staff will advise the Mayor and Members of Council and will distribute a notice of construction to the affected residents and businesses.

Purpose

Council approval to award Tender T11-008, Road Resurfacing/Rehabilitation – Part I, Maple/Concord.

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Background - Analysis and Options

The work covered by this tender includes the resurfacing and/or rehabilitation of various roads in Maple/Concord, (Capital Budget Project No. EN-1855-11). See Attachment No. 1 for project location.

The tender was advertised in the Daily Commercial News, on the Ontario Public Buyers Association (OPBA), on Bidding and on the City webpage and closed on February 25, 2011. Additional information will be provided for this item after the bids have been evaluated, for Council's consideration at the May 3, 2011 meeting. Construction is scheduled to commence in June and is expected to be substantially completed by Fall 2011.

Relationship to Vaughan Vision 2020/Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, the recommendations of this report will assist in:

- Pursue Excellence in Service Delivery;
- Enhance and Ensure Community Safety, Health & Wellness; and
- Lead and Promote Environmental Sustainability

This report is consistent with the priorities previously set by Council.

Regional Implications

Not Applicable.

Conclusion

To be submitted to Council at the May 3, 2011 meeting, after the received bids have been evaluated.

Attachments

1. Location Map

Report prepared by:

Pat Marcantonio, C.E.T., Senior Engineering Assistant, ext. 8468
Vince Musacchio, P. Eng., PMP, Manager of Capital Planning and Infrastructure, ext. 8311

PM:mc

(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.)

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The Developer has maintained the municipal services in the subdivision during the required minimum thirteen month maintenance period and has rectified all deficiencies. In addition, the grading of all lots in the subdivision has been certified by the Developer's Engineering Consultant. Accordingly, the Developer has requested that the roads and municipal services in the subdivision be assumed by the City, and that the development securities held by the City be released.

All documentation required by the Subdivision Agreement for assumption has been submitted. Department/Transportation Engineering staff, in conjunction with the Developer's Consulting Engineer, have conducted all the necessary inspections of the municipal services in the subdivision and are now satisfied with the extent of the works subject to the replacement of one streetlight on Vellore Woods Boulevard. The developer has committed to replace this streetlight when the weather permits in the spring. Accordingly, the Development/Transportation Engineering Department has no objection to the assumption of the subdivision subject to retaining securities in the amount of \$5,000 to guarantee the timely completion of the works.

The Commissioner of Engineering and Public Works has received clearance from all pertinent City Departments including Development Planning, Building Standards, Parks Development, Parks Operations and Forestry, Public Works, and Clerks. In addition, the Reserves and Investments Department has confirmed that all of the City's financial requirements associated with this subdivision have been satisfied.

Relationship to Vaughan Vision 2020

The development of this subdivision and the assumption of the municipal services are consistent with Vaughan Vision 2020, which encourages management excellence through planned and managed growth and the maintenance of City assets and infrastructure. This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

There are no Regional implications with respect to the assumption of the municipal works within this subdivision development.

Conclusion

The construction of the roads and municipal services associated with the Roybridge Holdings Phase 1 Plan of Subdivision 65M-3391 has been completed in accordance with the Subdivision Agreement. Accordingly, it is appropriate that the roads and municipal services in 65M-3391 be assumed and the Municipal Services Letter of Credit be reduced to \$5,000. Once the streetlight on Vellore Woods Boulevard has been replaced to the satisfaction of the Development/Transportation Engineering Department, the Municipal Services Letter of Credit will be released.

Attachments

1. Location Map

Report prepared by:

Odette McIntyre, C.Tech. – Engineering Technologist - Development, ext. 8461
Frank Suppa, Manager of Development Inspection and Grading, ext. 8073

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OM/vp

(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.)

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Item 7, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

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**ASSUMPTION – ROYBRIDGE HOLDINGS, PHASE 2
19T-97V33 / 65M-3498
WARD 3**

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 12, 2011:

Recommendation

The Commissioner of Engineering and Public Works recommends:

That Council enact the necessary by-law assuming the municipal services that are set out in the Subdivision Agreement for Plan 65M-3498, and that the Municipal Services Letter of Credit be released.

Contribution to Sustainability

The municipal services recommended for assumption in this report have been designed and constructed in accordance with City standards which include consideration for sustainability.

Economic Impact

Upon assumption of this subdivision approximately 1.4 lane kilometers of roadway and associated municipal services including sanitary sewers, watermain, street lighting, streetscaping, sidewalk, etc., will be added to the City's network of infrastructure. This additional infrastructure will incur the normal expense associated with annual operation and maintenance activities plus eventual life cycle renewal.

Communications Plan

The pertinent City departments will be notified of the assumption of this subdivision.

Purpose

This report pertains to the assumption of the municipal services in Plan of Subdivision 65M-3498 by the City.

Background - Analysis and Options

The Roybridge Holdings Phase 2, Plan of Subdivision 65M-3498 is a 233 lot residential development located on the east side of Weston Road, and north of Rutherford Road in Block 32 as shown on Attachment No.1.

The Subdivision Agreement with Roybridge Holdings Ltd was executed on February 23, 2001, and the Plan of Subdivision was subsequently registered on May 2, 2001. The construction of the roads and municipal services in Plan 65M-3498 was completed in December 2003.

The Developer has maintained the municipal services in the subdivision during the required minimum thirteen month maintenance period and has rectified all deficiencies. In addition, the grading of all lots in the subdivision has been certified by the Developer's Engineering Consultant. Accordingly, the Developer has requested that the roads and municipal services in the subdivision be assumed by the City, and that the development securities held by the City be released.

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All documentation required by the Subdivision Agreement for assumption has been submitted. Development/Transportation Engineering staff, in conjunction with the Developer's Consulting Engineer, have conducted all the necessary inspections of the municipal services in the subdivision and are now satisfied with the extent of the works.

The Commissioner of Engineering and Public Works has received clearance from all pertinent City Departments including Development/Transportation Engineering, Development Planning, Building Standards, Parks Development, Parks Operations and Forestry, Public Works, and Clerks. In addition, the Reserves and Investments Department has confirmed that all of the City's financial requirements associated with this subdivision have been satisfied.

Relationship to Vaughan Vision 2020

The development of this subdivision and the assumption of the municipal services are consistent with Vaughan Vision 2020, which encourages management excellence through planned and managed growth and the maintenance of City assets and infrastructure. This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

There are no Regional implications with respect to the assumption of the municipal works within this subdivision development.

Conclusion

The construction of the roads and municipal services associated with the Roybridge Holdings Phase 2 Plan of Subdivision 65M-3498 has been completed in accordance with the Subdivision Agreement. Accordingly, it is appropriate that the roads and municipal services in 65M-3498 be assumed and the Municipal Services Letter of Credit be released.

Attachments

1. Location Map

Report prepared by:

Odette McIntyre, C.Tech. – Engineering Technologist - Development, ext. 8461
Frank Suppa, Manager of Development Inspection and Grading, ext. 8073

OM/vp

(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.)

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All documentation required by the Subdivision Agreement for assumption has been submitted. Development/Transportation Engineering staff, in conjunction with the Developer's Consulting Engineer, have conducted all the necessary inspections of the municipal services in the subdivision and are now satisfied with the extent of the works.

The Commissioner of Engineering and Public Works has received clearance from all pertinent City Departments including Development/Transportation Engineering, Development Planning, Building Standards, Parks Development, Parks Operations and Forestry, Public Works, and Clerks. In addition, the Reserves and Investments Department has confirmed that all of the City's financial requirements associated with this subdivision have been satisfied.

Relationship to Vaughan Vision 2020

The development of this subdivision and the assumption of the municipal services are consistent with Vaughan Vision 2020, which encourages management excellence through planned and managed growth and the maintenance of City assets and infrastructure. This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

There are no Regional implications with respect to the assumption of the municipal works within this subdivision development.

Conclusion

The construction of the roads and municipal services associated with the Peace Village Phase 2 Plan of Subdivision 65M-3987 has been completed in accordance with the Subdivision Agreement. Accordingly, it is appropriate that the roads and municipal services in 65M-3987 be assumed and the Municipal Services Letter of Credit be released.

Attachments

1. Location Map

Report prepared by:

Odette McIntyre, C.Tech. – Engineering Technologist - Development, ext. 8461
Frank Suppa, Manager of Development Inspection and Grading, ext. 8073

OM/vp

(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.)

CITY OF VAUGHAN

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Item 9, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

9

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-008
OWNER: EASTONS GROUP OF COMPANIES
LOCATION: 618 APPLEWOOD CRESCENT
BLOCK NOS. 2 & 3, REGISTERED PLAN 65M-3606
WARD 4**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-008, Eastons Group of Companies, be APPROVED.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install one additional 3.5 sqm. wall sign on the north elevation of the building as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

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Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install an additional wall sign on the north elevation of the building as shown on the attached drawings. The proposed sign was not shown on the approved site plan agreement and therefore a sign variance is required.

Members of the Sign Variance Committee have reviewed the application and have no objections to the application as submitted. Committee members are of the opinion that the intent and purpose of the by-law is being maintained.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. Building Elevation
3. Sketch of Sign

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

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Item 10, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

10

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-009
OWNER: 1576098 ONTARIO INC.
LOCATION: 2266 MAJOR MACKENZIE DRIVE
LOT 21, CONCESSION 4
WARD 1**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-009, 1576098 Ontario Inc., be APPROVED, subject to the removal of all window graphics on aluminium backer panels as noted on the application, due to the property being located within the Maple Heritage Conservation District.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install additional window graphics signs and corporate logo signs on various building elevations as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

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Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install three (3) window graphics signs and five (5) corporate logo signs on various building elevations as shown on the attached drawings. These signs were not shown on the approved site plan agreement and therefore a sign variance is required. The applicant is also proposing to re-face the existing permitted wall sign located on the west elevation of the building. (Sign Area not to be increased.)

Members of the Sign Variance Committee have no objections to the application with the exception of the window graphic signs. Members of the Committee note that the subject property is located within the Maple Heritage Conservation District and subject to the Special Sign District provisions of the City's Sign By-law. Both these documents do not permit or encourage the use of modern large window graphic signs on aluminium backer panels.

Members of the Sign Variance Committee are therefore recommending:

That Sign Variance Application SV.11-009, 1576098 Ontario Inc., be APPROVED, subject to the removal of all window graphics on aluminium backer panels as noted on the application, due to the property being located within the Maple Heritage Conservation District.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. Building Elevations (South-East & East)
3. Building Elevations (West & South)
4. Sketch of Replacement Sign West Building Elevation

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 11, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

11

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-011
OWNER: RIOCAN REAL ESTATE INVESTMENT TRUST
LOCATION: 7575 WESTON ROAD, UNIT 120
LOT 5, CONCESSION 5
WARD 3**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-011, RioCan Real Estate Investment Trust, be APPROVED.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install a 4.25 sqm. wall sign on the west elevation abutting Westin Road and three (3) 0.1 sqm. awning signs over the main entrance on the east building elevation, as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended)

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 11, CW Report No. 19 – Page 2

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install a 4.25 sqm. wall sign on the west elevation abutting Weston Road and three (3) small 0.1 sqm. awning signs over the main entrance to the commercial unit. The proposed signs were not shown on the approved site plan agreement and therefore a sign variance is required.

Members of the Sign Variance Committee have reviewed the application and have no objections to the application as submitted. Committee members are of the opinion that the intent and purpose of the by-law is being maintained.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. East Building Elevation
3. Sketch of Canopy Signs.
4. West Building Elevation
5. Sketch of Wall Sign

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 12, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

12

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-012
OWNER: 1750582 ONTARIO INC.
LOCATION: 9411 JANE STREET
LOT 17, CONCESSION 4
WARD 1**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-012, 1750582 Ontario Inc., be APPROVED, subject to the following conditions:

- i) that the proposed signage on the west elevation be approved, subject to the removal of the "YOUR COMMUNITY REALTY" on the west wall facing Jane Street; and
- ii) that the proposed north elevation signage be approved, subject to the removal of the telephone number and website address and the area of the proposed sign be limited to a maximum of 20 sqm..

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install one 25.2 sqm. awning sign on the north building elevation and two additional wall signs (Total Sign Area 5.7 sqm.) on the west building elevation facing Jane Street, as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

- 6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

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Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install a 25.2 sqm. awning sign on the north building elevation and two additional wall signs (Total Sign Area 5.7 sqm.) on the west building elevation facing Jane Street, as shown on the attached drawings. These signs were not shown on the approved Site Plan Agreement and therefore a sign variance is required.

Members of the Sign Variance Committee have reviewed the application and are concerned with the amount of signage being proposed by the applicant. Members of the Committee are recommending that both the number of signs and total area of the signage be reduced.

Accordingly, Committee recommends:

- i) that the proposed signage on the west elevation be approved, subject to the removal of the "YOUR COMMUNITY REALTY" on the west wall facing Jane Street; and
- ii) that the proposed north elevation signage be approved, subject to the removal of the telephone number and website address and the area of the proposed sign be limited to a maximum of 20 sqm..

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

- 1. Site Plan
- 2. Sketch of Signs (2)

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 13, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

13

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-013
OWNER: TONY GHZARIAN
LOCATION: 10503 ISLINGTON AVENUE, BLOCK 'C'
REGISTERED PLAN 275
WARD 1**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-013, Tony Ghzarian, be APPROVED, subject to the applicant providing Heritage Staff with information relating to the sign materials, colours and lighting source for review and approval.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install a 1.3 sqm sign above the eaves of the front porch of the building, as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

5.8 No person shall erect, install, post, display, maintain or keep on a premises any roof signs and signs erected in part or entirely above the roof of a building or structure.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

CITY OF VAUGHAN

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Item 13, CW Report No. 19 – Page 2

Conclusion

The applicant is proposing to install a sign above the eaves of the front porch as shown on the attached drawings. The Sign By-law does not permit signs above the roof of buildings.

Members of the Sign Variance Committee note that the subject property is located within the Kleinburg Heritage Conservation District and subject to the Special Sign District provisions of the City's Sign By-Law.

Members have reviewed the application and have no objections provided that Heritage Staff is provided with information relating to the sign materials, colours and lighting source for review and approval.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Sketch of Sign

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 14, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

14

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-014
OWNER: MAJORWEST COMMERCIAL II INC.
LOCATION: 3737 MAJOR MACKENZIE DRIVE
LOT 20, CONCESSION 5
WARD 3**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-014, Majorwest Commercial II Inc., be APPROVED, subject to the applicant revising the design of all signage to be consistent with channel letters on an appropriate backing, if required.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install three (3) wall signs (Total Sign Area 336 sqm.) on the north building elevation and one (1) 4.9 sqm. wall sign east building elevation, as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 14, CW Report No. 19 – Page 2

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install three (3) wall signs (Total Sign Area 336 sqm.) on the north building elevation and one (1) 4.9 sqm. wall sign east building elevation, as shown on the attached drawings. The proposed signs were not shown on the approved site plan agreement and therefore a sign variance is required.

Members of the Sign Variance Committee have reviewed the application and have no objections to the approval provided that the proposed signs are of a similar construction and style.

Committee are therefore recommending:

That Sign Variance Application SV.11-014, Majorwest Commercial II Inc., be APPROVED, subject to the applicant revising the design of all signage to be consistent with channel letters on an appropriate backing, if required.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. Building Elevation (North)
3. Building Elevation (East)

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 15, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

15

**SIGN VARIANCE APPLICATION
FILE NO: SV.11-015
OWNER: IMPERIAL OIL
LOCATION: 8555 KEELE STREET
PART OF LOT 11, CONCESSION 3
WARD 4**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 12, 2011:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-015, Imperial Oil, be REFUSED.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

Request to install two (2) additional 1.4 sqm. ground signs on the subject property as shown on the attached drawings.

Background - Analysis and Options

Sign Bylaw Requirements (By-Law 203-92, as amended):

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 15, CW Report No. 19 – Page 2

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

Conclusion

The applicant is proposing to install two (2) additional 1.4 sqm. ground signs on the subject property as shown on the attached drawings. The proposed ground signs were not shown on the approved site plan agreement and therefore a sign variance is required.

Members of the Sign Variance Committee have reviewed the application and are concerned with the additional number of ground signs being proposed by the application.

The proposed signs are smaller permanent ground signs used for specific advertizing and business promotions and not business premises itself. The City's Sign By-law discourages this type of signage. When added to the temporary signage ("A"-Frame and Mobile Signs) permitted by the Sign By-law, this would in committee's opinion create an overall clutter of signage on the property. In the past the Sign Variance Committee have not supported similar applications as in the opinion of the Sign Variance Committee this type of signage should be restricted to those temporary signs permitted by the City's Sign By-law.

The Sign Variance Committee do not support the application.

If Council finds merit in the application a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. Sketch of Signs (2)

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/pa

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 16, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

16

**AWARD OF TENDER T11-060
SUPPLY & DELIVERY OF ONE (1) CURRENT FORESTRY DUMP TRUCK;
ONE (1) 1500 DRUM STYLE BRUSH CHIPPER AND
ONE (1) 1800 DRUM STYLE BRUSH CHIPPER**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 12, 2011:

Recommendation

The Commissioner of Community Services, in consultation with the Director of Purchasing Services, the Director of Building and Facilities and the Director of Reserves and Investments recommends:

1. That Part A of Tender T11-060, supply & delivery of one (1) current year Forestry dump truck be awarded to Allan Fyfe Equipment Ltd., for the amount of \$86,857.45 (including H.S.T.); and,
2. That Part B of Tender T11-060, supply & delivery of one (1) 1500 drum style brush chipper be awarded to Nortax Canada Inc., for the amount of \$42,346.23 (including H.S.T.); and
3. That Part C of Tender T11-060, supply & delivery of one (1) 1800 drum style brush chipper be awarded to Nortax Canada Inc., for the amount of \$51,098.11; and,
4. That funds in the amount of \$23,100.00 be transferred from project FL-5145-10 to FL-5137-10 to cover the cost of the Forestry dump truck; and that FL-5145-10 be closed and the remaining funding of \$54,200.00 be returned to the vehicle reserve; and,
5. That the Mayor and the City Clerk be authorized to sign the necessary documents.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions, Vaughan, Community Sustainability Environmental Master Plan, Goal 1, Objective 1.2 and Objective 1.5:

- To promote reduction of greenhouse gas emissions in the City of Vaughan.
- To reduce the amount of waste generated in City owned facilities and procure sustainable products for the City's use.

Economic Impact

Projects FL-5137-10 and FL-5145-10 were approved in the 2010 Capital Budget in the amount of \$77,300.00 and \$144,200.00 respectively, and are funded from the Vehicle Reserve Fund.

Communications Plan

N/A.

Purpose

To award Tender T11-060 for the supply and delivery of one (1) current year Forestry dump truck; one (1) 1500 drum style brush chipper and one (1) 1800 drum style brush chipper.

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Background – Analysis and Options

Council approved funds for the above projects, to purchase one (1) current year Forestry dump truck; one (1) 1500 drum style brush chipper and one (1) 1800 drum style brush chipper as part of the ongoing equipment program, and is funded from the Vehicle Reserve Fund.

Tender T11-060, was advertised in the Biddingo, Ontario Public Buyers Association and the City of Vaughan website. A total of three (3) bidders picked up bid documents and three (3) bids were received by Purchasing Services on the closing date of February 9, 2011. One (1) bid was received for Part A, the Forestry dump truck, as this is a specialized piece of equipment. It is built with special cabinets and shelves to carry tools used by the Arborists, it pulls the brush chippers, and contains and dumps the wood chips from the chipper.

The result of the bids including applicable taxes are as follows:

<u>Supplier</u>	<u>Bid</u>
<u>PART A</u>	
1. Allan Fyfe Equipment Ltd.	\$86,857.45
<u>PART B</u>	
1. Nortrax Canada Inc.	\$42,346.23
2. Allan Fyfe Equipment Ltd.	\$48,413.72
3. Vermeer Canada Inc.	\$52,545.00
<u>PART C</u>	
1. Nortrax Canada Inc.	\$51,098.11
2. Allan Fyfe Equipment Ltd.	\$56,203.94
3. Vermeer Canada Inc.	\$68,930.00

The estimated cost for this tender is calculated as follows:

PART A - Allan Fyfe Equipment Ltd.	\$ 76,865.00
PART B - Nortrax Canada Inc.	\$ 37,474.54
PART C - Nortrax Canada Inc.	\$ 45,219.57
Sub Total	\$159,559.11
Non Refundable Portion of HST (1.76%)	\$ 2,808.24
Sub-total	\$162,367.35
Treasury Administration (3%)	\$ 4,871.02
Total	\$167,238.37
 Rounded	 \$167,300.00

Relationship to Vaughan Vision 2020

In consideration of the strategic priorities related to Vaughan Vision 2020, the project will provide:

- STRATEGIC GOALS:
Service Excellence – Providing service excellence to citizens.
- STRATEGIC OBJECTIVES:
Pursue Excellence in Service Delivery and Enhance and Ensure Community Safety, Health and Wellness – To delivery high quality services and to promote health and wellness through design and program.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 16, CW Report No. 19 – Page 3

Regional Implications

N/A.

Conclusion

Staff has reviewed the submissions and based on the Tender results, and the ability of the manufacturer to supply the required vehicles, it is recommended that the Tender be awarded to the suppliers mentioned in the recommendation in this report.

There are sufficient funds available in the approved Capital Budget to complete the projects.

Attachments

None.

Report Prepared by:

Jeff Peyton, Director of Building and Facilities, ext. 8173
Alvin Boyce, Fleet Manager, ext. 6141

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 17, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

17 **LONGBRIDGE ROAD AND SHASTA DRIVE ALL WAY STOP**

The Committee of the Whole recommends approval of the recommendation contained in the following resolution submitted by Councillor Shefman, dated April 12, 2011:

Member's Resolution

Submitted by Councillor Alan Shefman.

Whereas, There are continuous and long-term concerns raised by residents in regard to excessive speeds on Longbridge Road and in light of the significant costs involved in conducting a traffic calming process and possibly controls;

It is therefore recommended that an all way stop sign be implemented as soon possible at the intersection of Longbridge Road and Shasta Drive.

Attachments

None

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The space was originally intended as a museum/gallery space addition when it was constructed in 2004. It is equipped with a hanging system for exhibitions and displays, an environmental control system as it relates to relative humidity to protect valuable artwork/artifacts from deterioration, ultraviolet filters on windows in the main exhibition and storage space, a preparatory and storage room for artwork and artifacts, and an office and library area.

The space could easily be converted to a community arts and culture centre that would be developed by Recreation and Culture staff with a goal to engage and partner with community groups and artists to bring arts and culture opportunities to the Vaughan community.

The site is suitable for arts and cultural programming by the Recreation and Culture Department for example art exhibitions, arts and cultural workshops and speaker's series, arts and cultural celebrations, interpretive displays and art classes. A goal for the centre would be to engage artists and community cultural groups to bring arts and cultural events and programs to the community. Current and new programming that could be used for the space include:

- Vaughan Juried Art Exhibition
- Hosting events such as the RAVE & Bursary Awards Program
- Partnering with community artists and groups to showcase arts and culture events, exhibitions, displays
- Summer camps art experiences such as demonstrations or children's art exhibitions
- Poetry and other readings, lectures
- Rental for community groups and general public
- Craft and art classes
- Multi-cultural celebrations and events
- Partnership programming with Vaughan Public Library next door

Council in June 2010 approved the City's *Creative Together Cultural Plan* that included in its action plan to "include, promote and profile Vaughan artists, arts and cultural groups and activities in events". The City's *Diversity Strategy* also approved in June 2010 states as a goal "to create opportunities for creative cultural expression and dialogue". Within this context, action items outlined to achieve this include the integration of activities showcasing the cultures and traditions of diverse groups, cultural activities and celebrations by the city or in partnership with groups and associations and to develop programs that facilitate cultural expression and invite groups and citizens to participate in these programs to foster community pride and participation.

The development of a centre for community arts and culture programs would be a suitable addition and the museum/gallery space at the Maple Community Centre, and provide a venue for community arts and culture programming as it fosters and grows in Vaughan.

Relationship to Vaughan Vision 2020/Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, this report will provide:

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- STRATEGIC GOAL:
Service Excellence - Providing service excellence to citizens.
- STRATEGIC OBJECTIVES:
Preserve our heritage and support diversity, arts and culture.

This report is consistent with the priorities previously set by Council, and the necessary resources to implement this program have been allocated and approved.

Regional Implications

N/A

Conclusion

The use of space at the Maple Community Centre as a community arts and culture centre for the purpose of engaging and partnering with community groups and artists to bring arts and culture opportunities to the Vaughan community is a suitable use for the space and will be a fitting programming opportunity for the centre. Notwithstanding the focus of arts and culture at the centre, the community and general public would have an opportunity to rent and use the space as it is made available for the City's use.

Attachments

None.

Report Prepared By

Mary Reali, Director of Recreation and Culture, ext. 8234
Angela Palermo, Manager of Cultural Services, ext. 8139

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 19, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

19

PROCLAMATION - MAY AS ASIAN HERITAGE MONTH

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 12, 2011:

Recommendation

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

- 1) That Council proclaim the month of May as “Asian Heritage Month” in the City of Vaughan; and,
- 2) That the “Asian Heritage Month - List of Activities” as found in Attachment 1, be received.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions, Vaughan, Community Sustainability Environmental Master Plan, Goal 4, Objective 4.1:

- To foster a city with strong social cohesion, an engaging arts scene, and a clear sense of its culture and heritage.

Economic Impact

The cost of programs associated with Asian Heritage Month celebrations will be covered by the organizing/host group and agency.

Communications Plan

The proclamation of May 2011 as Asian Heritage Month and the List of Activities (Attachment 1) will be posted on the City website, in community centres, schools and at Vaughan Public Libraries.

Purpose

The purpose of this report is to proclaim the month of May as Asian Heritage Month and to present an overview of the activities to be held in May across the City of Vaughan and York Region.

Background - Analysis and Options

In May 2002, the Government of Canada signed an official declaration to designate May as Asian Heritage Month in Canada. Asian Heritage Month is a time to honor and celebrate the achievements of East, South, Southeast and Western Asian Canadians, their descendants and their contribution to the social, economic, cultural and political life in Canada. The 2006 Canada Census identified approximately 20% of Vaughan’s population being of either East, South, Southeast, and Western Asian descent. This geographical area includes countries such as, India, Pakistan, Sri Lanka, Thailand, The Philippines, Vietnam, China, Korea, Japan, Cambodia and Indonesia. This month provides an opportunity to learn about and experience the history and culture of Asian-Canadians.

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In honor of Asian Heritage Month, there are a number of activities throughout Vaughan that are presented on Attachment 1. Highlights are as follows:

- **New City Hall:** Elspeth Heyworth Centre will be presenting a **Dandiya Raas** Celebration – Women’s Stick Folk Dance in May. Dandiya Raas is the traditional [folk dance](#) form of [Vrindavan, India](#), where it is performed in full traditional costume depicting scenes of [Holi](#), (Spring religious festival) and it is the featured [dance](#) of Navarti (Nine nights of Sanskrit) evenings in [Western India](#). Human Endeavour lead by Noor Din will be presenting a traditional dance performed by organization members. On display will be Human Endeavour’s new book, ***The Canadian Babel*** showcasing social and cultural diversity through storytelling from seniors in the South Asian community
- **Vaughan Public Libraries:** Each branch will have a variety of activities for all ages that include: Japanese poetry, art exhibit, guest authors, origami workshops, Chinese brush painting and more.
- **York Regional Police:** Asian Heritage Month celebrations, performances and displays will be part of the festivities at the Safety Village.
- **Community Organizations:** Human Endeavours will be hosting an Asian Heritage Festival with performances and refreshments.
- Elspeth Hayworth Centre will present a free Yoga for Seniors workshop at Vellore Village Community Centre and will begin St. Joan of Arc Catholic high school will have their annual Multicultural Global display and food festival. York Region Annual Multimedia Film festival will feature many film shorts created by residents throughout all municipalities including City of Vaughan.

Relationship to Vaughan Vision 2020/Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, this report will provide:

- STRATEGIC GOAL:
Service Excellence - Providing service excellence to citizens.
- STRATEGIC OBJECTIVES:
Preserve our heritage and support diversity, arts and culture.

This report is consistent with the priorities previously set by Council, and the necessary resources to implement this program have been allocated and approved.

Regional Implications

N/A

Conclusion

In celebrating Asian Heritage Month, the City reaffirms its effort to build an inclusive community. More so, it is an opportunity to highlight Vaughan’s rich diversity and celebrate and learn about the traditions and culture of our East, South, Western and Southeast Asian community.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

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Attachments

1. Asian Heritage Month – List of Activities

Report Prepared By

Mary Reali, Director of Recreation and Culture, ext. 8234
Angela Palermo, Manager of Cultural Services, ext. 8139
Mirella Tersigni, Community Development Coordinator, ext. 8459

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 20, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

20 **PROCLAMATION - VAUGHAN YOUTH WEEK - MAY 1 - 8, 2011**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 12, 2011:

Recommendation

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

1. That Council proclaim the week of May 1- 8, 2011, as “Vaughan Youth Week” in the City of Vaughan; and,
2. That the “2011 Youth Week Poster of Activities” as found in Attachment 1, be received.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions, Vaughan, Community Sustainability Environmental Master Plan, Goal 4, Objective 4.1:

- To foster a city with strong social cohesion, an engaging arts scene, and a clear sense of its culture and heritage.

Economic Impact

The youth programs and initiatives indicated in this report will be funded through the approved 2011 Recreation and Culture Department Operating Budget and community sponsors.

Communications Plan

The proclamation of Vaughan Youth Week 2011, including a schedule of Youth Week activities and events, will be posted on the City’s website and published on the City Page, space permitting. The Vaughan Youth Week 2011 Activity Poster will be distributed to Vaughan elementary and secondary schools, and posters will also be available at City libraries and community centres, specifically within youth rooms and on community display boards. Outreach to community groups, cultural organizations and businesses will take place via poster distribution, and email.

Purpose

The purpose of this report is to request that Council proclaim the week of May 1 - 8, 2011 as “Vaughan Youth Week” in the City of Vaughan, and to present an overview of the youth-based activities and events scheduled to be held at community centres across the City, as organized by the Recreation and Culture Department in partnership with the York Region School Boards of Education, community groups and local businesses.

Background - Analysis and Options

The Canadian Parks and Recreation Association has joined the international community to declare the first full week of May as National Youth Week in Canada. National Youth Week is an international initiative acknowledging, celebrating, and advocating youth empowerment, achievement and involvement. It is a week of fun, interaction and celebration intending to

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strengthen the connection between young people and their communities. The City of Vaughan is participating in this initiative to celebrate the importance of youth and their contribution towards making the City of Vaughan a great place to live.

In addition to Youth Week, in support of the Active Together Physical Activity Strategy and the Youth In Action Strategy, the Recreation and Culture Department delivers a variety of youth programs through community centre based youth rooms, registered programs, satellite drop ins and other special events. These programs provide physical, creative and social opportunities for youth.

A variety of activities are scheduled at City Community Centres including:

- a wide variety of popular basketball competitions
- ping pong tournaments
- DJ clinic
- photography workshop
- swimming challenges
- youth fitness days
- self-defense for girls
- inclusive bocce tournament

In addition, a full menu of inclusive community events will be offered across the City, including MOGA (Most Outrageous Group Activity) at all secondary schools.

Each of these events is based on providing opportunities for youth engagement within their community. Vaughan Youth Week will highlight the City of Vaughan as a “Youth Friendly Community”, and will continue to provide opportunities to develop partnerships with businesses and community groups that support youth in Vaughan.

Relationship to Vaughan Vision 2020/Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, this report will provide:

- STRATEGIC GOAL:
Service Excellence – Providing service excellence to citizens
- STRATEGIC OBJECTIVES:
Enhance and Ensure Community Safety, Health and Wellness.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

There are no regional implications associated with this report.

Conclusion

The City of Vaughan is taking a proactive approach to improve the social, health and active lifestyles of youth by proclaiming the week of May 1 – 8, 2011 as “Vaughan Youth Week.” As an initiative of the Physical Activity Strategy of the “Active Together” Master Plan for Parks, Recreation, Culture and Libraries, Youth Week will help achieve the objective of improving community health and wellness through youth empowerment, recognition and engagement.

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Attachments

1. 2011 Youth Week Poster of Activities

Report Prepared By

Mary Reali, Director of Recreation and Culture, ext. 8234
Paul Compton, Recreation Manager, ext. 8358
Heather Kaufmann, Active Living Coordinator, ext. 7438

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 21, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

21

**ZONING BY-LAW AMENDMENT FILE Z.10.024
JACK FREEDMAN REAL ESTATE DEVELOPMENT CORP.
WARD 1**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning and the Director of Development Planning, dated April 12, 2011:

Recommendation

The Commissioner of Planning and the Director of Development Planning recommend:

1. THAT Zoning By-law Amendment File Z.10.024 (Jack Freedman Real Estate Development Corp.) BE APPROVED, to amend the C1 Restricted Commercial Zone, specifically Exception 9(810) to permit the following additional uses within the existing single storey commercial plaza (Attachment #3):
 - a) an Eating Establishment;
 - b) an Eating Establishment, Convenience;
 - c) a Service or Repair Shop; and,
 - d) a Pet Grooming Establishment.
2. THAT the implementing Zoning By-law include the following site-specific provisions:
 - a) A "Service or Repair Shop" shall be defined as: Means a building or part of a building used for only the servicing or repairing of small household appliances and home computers, a locksmith, and a tool sharpener. Accessory sales shall be permitted, provided the display area does not exceed ten percent (10%) of the total Gross Floor Area devoted to the Service or Repair Shop, if separated by a solid wall; and,
 - b) The combined total gross floor area devoted to an Eating Establishment, Eating Establishment-Convenience, and Eating Establishment-Take-Out uses shall not exceed a maximum of 588 m² or 45% of the gross floor area of the existing commercial plaza.

Contribution to Sustainability

The Zoning By-law Amendment Application (File Z.10.024) seeks permission for additional uses only within the existing commercial building. There is no proposal at this time to redevelop the existing commercial plaza.

Economic Impact

There are no requirements for new funding associated with this report.

Communications Plan

On November 12, 2010, a Notice of Public Hearing was circulated to all property owners within 150 m of the subject lands and to the Maple Sherwood Ratepayers' Association. In accordance with the City of Vaughan "Notice Signs Procedures and Protocols", effective April 6, 2009, the Owner installed two (2) notice signs on the property along Keele Street and Fieldgate Drive.

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The Public Hearing was held on December 7, 2010 and considered amendments to the site-specific C1 Restricted Commercial Zone provisions of Exception 9(810) of By-law 1-88, to permit the following additional uses within the existing single storey commercial plaza:

- a) a Club;
- b) an Eating Establishment;
- c) an Eating Establishment, Convenience;
- d) a Day Nursery;
- e) a Service or Repair Shop; and,
- f) a Pet Grooming Establishment.

A written petition by the Amalfi Condominium (9519 Keele Street), dated December 6, 2010, was received, as well as, comments from area residents. At the Public Hearing, the following deputations were received:

- a) Mr. Gary Freedman, 7 King Street;
- b) Mr. Angelo DiNardo, 182 Grenock Drive;
- c) Mr. Peter Baker, 9519 Keele Street;
- d) Mr. Diego Sinagoga, 114 Dina Road; and,
- e) Ms. Kim Leacock, 130 Dina Road.

The following concerns were identified at the Public Hearing, and are discussed in the Planning Considerations Section of this report:

- i) clarification on the definition of the proposed “Club” use and the possibility of limiting the size of the “Club” use on the property;
- ii) restriction of the proposed “Service or Repair Shop” use definition to only include small appliances;
- iii) risk of parking overflow onto the adjacent Amalfi property due to the additional permitted uses;
- iv) possibility of increased rodent population in association with a broader eating establishment use;
- v) additional noise as a result of the increased allowable uses; and,
- vi) limited space for the required outdoor play area for the proposed Day Nursery use.

The recommendation of the Committee of the Whole on December 7, 2010, to receive the Public Hearing report and to forward a technical report to a future Committee of the Whole meeting was ratified by Council on December 14, 2010.

Purpose

The Owner has submitted a Zoning By-law Amendment Application (File Z.10.024) for the subject lands shown on Attachments #1 and #2 to amend the C1 Restricted Commercial Zone, specifically Exception 9(810) to permit the following additional uses within the existing single storey commercial plaza, as shown on Attachment #3:

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Table 1: Proposed Additional Commercial Uses			
	By-law Standard	By-law 1-88, C1 Zone, Exception 9(810) Requirements	Proposed Exceptions to C1 Zone, Exception 9(810)
a.	Permitted Uses	Permits only the following uses: i. a Bank or Financial Institution; ii. a Personal Service Shop; iii. a Business and/or Professional Office; iv. a Retail Store; and, v. a Take-Out Eating Establishment with a maximum gross floor area of 85 m ² .	To permit the following additional uses: i. a Club; ii. an Eating Establishment; iii. an Eating Establishment, Convenience; iv. a Day Nursery; v. a Service or Repair Shop; and, vi. a Pet Grooming Establishment.

The Owner is not proposing changes to the existing site plan or the building elevations.

Background - Analysis and Options

The 0.56 ha subject lands shown on Attachments #1 and #2, are located at the southeast corner of Fieldgate Drive and Keele Street. The property is developed with a single storey, multi-unit commercial plaza.

Official Plan

The subject lands are designated “Local Convenience Commercial” by OPA #350 (Maple Community Plan). The lands are designated “Low-Rise Mixed-Use” by the City of Vaughan Official Plan 2010, which is pending York Region approval. The proposal to permit additional commercial uses on the property conforms to the Official Plans.

Zoning

The subject lands are zoned C1 Restricted Commercial Zone by By-law 1-88, and subject to Exception 9(810). As noted in Table 1 above, site-specific commercial uses are permitted by Exception 9(810). The Applicant has advised that over the last several years, there have been vacancies in the commercial plaza due to the limitation of allowable commercial uses within the Zoning By-law Exception. In order to broaden the range of permitted uses on the property, the Owner has proposed the additional commercial uses, noted in Table 1.

Parking Study

In response to the December 7, 2010 Public Hearing, the Owner submitted a Parking Study prepared by LEA Consulting. The study recognized the proposed additional commercial uses without plans to modify the existing building or provide additional parking (73 existing spaces). The study reviewed other surrounding municipalities parking standards and it demonstrated that reduced parking standards are appropriate, particularly in an urban context where there are

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greater choices of transportation modes. The existing parking supply on the subject site would also support transit along Keele Street, encourage pedestrian activity, and discourage automobile dependence.

The study concluded that the parking requirements for the proposed eating establishment uses can be accommodated within the approved parking supply if a maximum cap for all eating establishment uses be set at 45% of the total gross floor area of the building or 588 m². The cap was based on the following two values:

1. through the parking supply review, it was determined that the subject lands had a residual parking supply of 33 spaces during the highest usage peak hour (weekday mid-day peak hour); and,
2. the By-law Exception 9(810) had a site-specific parking standard of 5.5 spaces per 100m² of gross floor area.

The two values resulted in a 600 m² cap (based on a calculation of 33 spaces / 5.5 spaces/100m²) x 100) which represents 46% of the total building gross floor area or 1,307 m². LEA Consulting rounded down the cap to 45% or 588 m² of the gross floor area of the building.

The study concludes that no additional parking spaces are required as a result of the proposed commercial uses. The implementing zoning by-law will include a provision to this effect as noted in the recommendation section of this report.

The Vaughan Engineering Department has reviewed the Parking Study and concurs with the findings of the study.

Planning Considerations

The Development Planning Department has reviewed the comments received from the December 7, 2010 Public Hearing as follows:

a) “Club” Use

The Owner submitted a Zoning By-law Amendment Application to permit additional commercial uses on the subject lands including a Club use, as identified on Table 1. In a correspondence dated March 11, 2011, the Owner has withdrawn the request for a Club use.

b) “Service or Repair Shop” Definition

Limiting the definition of the proposed “Service or Repair Shop” use to small household items was identified as an issue at the Public Hearing. The current definition in By-law 1-88 for a Service or Repair Shop, permits the service and repair of items such as oil burners, water and air coolers, and lawn care equipment, which would not be appropriate and compatible with other uses on the site and the surrounding land use context. Accordingly, the Development Planning Department recommends the following site-specific definition of “Service or Repair Shop”:

“Means a building or part of a building used for only the servicing or repairing of small household appliances and home computers, a locksmith and a tool sharpener. Accessory sales will be permitted, provided the display area does not exceed ten percent (10%) of the total Gross Floor Area devoted to the Service or Repair Shop, if separated by a solid wall.”

In a correspondence dated March 11, 2011, the Owner concurs with the above site-specific definition in consideration of the compatibility of the proposed commercial use and the existing surrounding residential uses.

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c) Parking Overflow onto Adjacent Properties

As noted above, a Parking Study was submitted and supported by the Vaughan Engineering Department. The study concluded that the existing 73 parking spaces adequately serves the permitted and proposed uses provided that the total gross floor area devoted to all eating establishment uses does not exceed 588 m² of the total gross floor area of the building. The study indicated that no additional parking spaces are required as a result of the proposed commercial uses.

d) Day Nursery Use

The Development Planning Department has conducted a detailed review of the request for a day nursery use on the subject lands. Due to site limitations and the requirement to accommodate an outdoor play area under the Day Nurseries Act, the Development Planning Department cannot support a day nursery use on the subject lands. The Owner has been informed of this decision and concurs in a correspondence dated March 11, 2011.

e) Increase Noise and Rodent Control

At the Public Hearing, the residents were concerned that the proposed additional eating establishment uses would increase the occurrence of rodents and noise. In a correspondence dated March 11, 2011, the Owner reiterated and reassured that such occurrences have been and will continue to be monitored and controlled. Furthermore, all garbage is stored internally in a garbage room and cleaned frequently. Garbage and recycling pick-up is undertaken privately twice a week. With respect to noise generated from the additional uses, the hours of business operation shall comply with the City's Noise By-law.

f) Pet Grooming Establishment

The Owner has requested that a pet grooming establishment be permitted on the subject lands. Under By-law 1-88, the definition of a pet grooming establishment would prohibit the overnight boarding of animals and requires the use to be conducted entirely within a wholly enclosed building. Given these restrictions, a pet grooming establishment is considered appropriate on the subject lands.

g) Eating Establishment / Eating Establishment Convenience

The Owner has requested that an Eating Establishment and Eating Establishment - Convenience be permitted as additional uses for the property. It is noted that under Exception 9(810) that an Eating Establishment – Take Out having a maximum gross floor area of 85 m² is already permitted on the site. The proposed eating establishment uses are considered appropriate on the subject lands and compatible with the surrounding land uses subject to the maximum combined gross floor area of all eating establishment uses not exceeding 588m² or 45% of the gross floor area of the existing commercial building.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities set forth in Vaughan Vision 2020, particularly “Plan & Manage Growth & Economic Vitality”.

Regional Implications

There are no Regional implications resulting from this zoning by-law amendment application.

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Conclusion

The Zoning By-law Amendment Application has been reviewed in accordance with OPA #350, By-law 1-88, comments from City Departments and external public agencies, together with comments received by area residents at the Public Hearing. The Vaughan Development Planning Department is satisfied that the revised proposal to permit an Eating Establishment and Eating Establishment – Convenience uses with a maximum GFA of 588m² (including permitted Eating Establishment – Take Out use), a Service or Repair Shop with a modified definition, and a Pet Grooming Establishment are appropriate and compatible with the existing and permitted uses in the surrounding area. Accordingly, the Development Planning Department can support the approval of Zoning By-law Amendment File Z.10.024, subject to the recommendations contained in this report.

Attachments

1. Context Location Map
2. Location Map
3. Existing Site Plan

Report prepared by:

Stephen Lue, Planner, ext. 8210
Christina Napoli, Senior Planner, ext. 8483
Mauro Peverini, Manager of Development Planning, ext. 8407

/LG

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 22, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

22

**ZONING BY-LAW AMENDMENT FILE Z.11.002
1711479 ONTARIO INC.
WARD 3**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning and the Director of Development Planning, dated April 12, 2011:

Recommendation

The Commissioner of Planning and the Director of Development Planning recommend:

1. THAT Zoning By-law Amendment File Z.11.002 (1711479 Ontario Inc.) BE APPROVED, to:
 - i) rezone 27 lots for detached dwelling units from RD3(H) Residential Detached Zone Three with the Holding Symbol "(H)" to RD3 Residential Detached Zone Three as shown on Attachment #3; and,
 - ii) rezone 6 blocks (27 townhouse units) from RT1 Residential Townhouse Zone to RT1(H) Residential Townhouse Zone with the Holding Symbol "(H)", as shown on Attachment #3.

Contribution to Sustainability

N/A

Economic Impact

There are no requirements for new funding associated with this report.

Communications Plan

On February 25, 2011, a Notice of Public Hearing was circulated to all property owners within 150m of the subject lands, to the Millwood Woodend Ratepayers Association and to the East Woodbridge Community Association. At the Public Hearing held on March 22, 2011, there were no written comments received from the public on this item, and no individuals from the public to speak on the item. The recommendation of the Committee of the Whole to receive the Public Hearing Report of March 22, 2011 and to forward a comprehensive report to a future Committee of the Whole meeting will be ratified by Vaughan Council on April 5, 2011.

Purpose

The Owner has submitted a Zoning By-law Amendment Application (File Z.11.002) to amend By-law 1-88, on the subject lands shown on Attachments #1 and #2, specifically to:

- i) rezone 27 lots for detached dwelling units from RD3(H) Residential Detached Zone Three with the Holding Symbol "(H)" to RD3 Residential Detached Zone Three; and,
- ii) rezone 6 blocks (27 townhouse units) from RT1 Residential Townhouse Zone to RT1(H) Residential Townhouse Zone with the Holding Symbol "(H)".

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The rezoning will facilitate the development of 27 detached dwelling units ahead of 27 townhouse units, and represents an even exchange of servicing allocation that was previously approved for the subdivision (Majormack Investments Inc., M3DC Capital Corp. & 4074 MM Inc., File 19T-07V06). The proposed rezoning of the subject lands is illustrated on Attachment #3.

Background - Analysis and Options

Location

North side of Major Mackenzie Drive, between Weston Road and Pine Valley Drive, within approved Plan of Subdivision File 19T-07V06 (Majormack Investments Inc., M3DC Capital Corp. & 4074 MM Inc.), within Planning Block 40, City of Vaughan, shown as “Subject Lands” on Attachments #1 and #2.

Official Plan

The subject lands are designated “Low Density Residential” and “Medium Density Residential/Commercial” by OPA #600, which permits single detached and townhouse dwelling units, respectively. The subject lands are also designated “Low-Rise Residential” and “Low-Rise Mixed Use” by the new City of Vaughan Official Plan 2010, which was adopted by Vaughan Council on September 7, 2010, and is subject to York Region approval, and is not yet in effect. The application proposal conforms to the Official Plans.

Zoning

The subject lands are zoned RD3(H) Residential Detached Zone Three with the Holding Symbol “(H)” and RT1 Residential Townhouse Zone by By-law 1-88, subject to Exception 9(1334) as shown on Attachment #2.

The Owner submitted a Zoning By-law Amendment Application (File Z.11.002, 1711479 Ontario Inc.) to rezone 27 lots for detached dwelling units from RD3(H) Residential Detached Zone Three with the Holding Symbol “(H)” to RD3 Residential Detached Zone Three, and to rezone 6 blocks (27 townhouse units) from RT1 Residential Townhouse Zone to RT1(H) Residential Townhouse Zone with the Holding Symbol “(H)”. The proposed rezoning of the subject lands is illustrated on Attachment #3.

Planning Considerations

The proposed rezoning application removes an existing Holding Symbol “(H)” from 27 lots for detached residential units and places the Holding Symbol “(H)” on 6 Blocks intended for 27 townhouse dwelling units thereby exchanging servicing allocation from the blocks to the lots. The Development Planning Department is of the opinion that the proposed rezoning is minor and technical in nature, and has no concerns.

Vaughan Engineering Department

On June 8, 2010, Vaughan Council approved the Allocation Schedule which included this subdivision (Majormack Investments Inc., M3DC Capital Corp. & 4074 MM Inc., File 19T-07V06), allocating an upset of 96 units. The Engineering Department has no concerns with this application, as this represents an even exchange of servicing allocation that was previously approved for the subdivision.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities set forth in Vaughan Vision 2020, particularly “Plan & Manage Growth & Economic Vitality”.

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Regional Implications

N/A

Conclusion

The Vaughan Development Planning Department has reviewed the Zoning By-law Amendment Application in accordance with Official Plan #600, the new City of Vaughan Official Plan 2010 and Zoning By-law 1-88, and has identified that there are no specific issues to review, and that the subject zoning by-law amendment is a technical matter, and can be approved.

Attachments

1. Context Location Map
2. Location Map
3. Proposed Zoning By-law Amendment

Report prepared by:

Margaret Holyday, Planner, ext. 8216
Carmela Marrelli, Senior Planner, ext. 8791
Mauro Peverini, Manager of Development Planning, ext. 8407

/LG

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 23, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

23

**SITE DEVELOPMENT FILE DA.10.111
ROYCOURT INC. C/O DIPOCE MANAGEMENT LIMITED
WARD 4**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning and the Director of Development Planning, dated April 12, 2011, be approved; and
- 2) That the coloured elevation drawings submitted by the applicant, be received.

Recommendation

The Commissioner of Planning and the Director of Development Planning recommend:

1. THAT Site Development File DA.10.111 (Roycourt Inc. c/o DiPoce Management Limited) BE APPROVED, to permit the development of a new 2,090 m² lumber storage structure as shown on Attachments #3 to #6, subject to the following condition:
 - a) that prior to the execution of the Site Plan Letter of Undertaking, the final site servicing and grading plan and stormwater management report shall be approved by the Vaughan Engineering Department.

Contribution to Sustainability

The applicant has advised that low maintenance, drought tolerant, predominately native plant species will be provided within the site design.

Economic Impact

There are no requirements for new funding associated with this report.

Communications Plan

N/A

Purpose

The Owner has submitted a Site Development Application (File DA.10.111) on the subject lands shown on Attachments #1 and #2 to permit the development of a new 2,090 m² lumber storage structure as shown on Attachments #3 to #6 inclusive. The site is developed with an existing building supply outlet and lumber facility known as Central Fairbank Lumber as shown on Attachment #3.

Background - Analysis and Options

Location

The subject lands shown on Attachments #1 and #2 are located on the north side of Steeles Avenue West, between Keele Street and Dufferin Street, municipally known as 1900 Steeles Avenue West, City of Vaughan. The surrounding land uses are shown on Attachment #2.

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Official Plan and Zoning

The subject lands are designated “Prestige Area” along Steeles Avenue West and “Employment Area General” in the interior of the site by OPA #450 (Employment Area Plan). The proposed new lumber storage structure conforms to the “Prestige Area” policies of the Official Plan, which does not permit outside storage.

The subject lands are designated “Commercial Mixed Use” along Steeles Avenue West and “General Employment Area” in the interior of the site by the new City of Vaughan Official Plan 2010, which was adopted by Vaughan Council on September 7, 2010, and is pending York Region approval.

The subject lands are zoned EM1 Prestige Employment Area Zone and EM2 General Employment Area Zone by By-law 1-88, in the manner shown on Attachment #2. The proposed lumber storage structure complies with the EM1 Zone Requirements in Zoning By-law 1-88, which does not permit outside storage.

Site Plan Review

The 6.15 ha site is developed with a 5,543m² building supply outlet, 2 accessory storage structures totaling 4,663 m² and outside lumber storage, which supports the operation of the Central Fairbank Lumber facility. The proposed additional 2,090m² storage structure will enclose lumber materials that are currently stored outside. The lumber storage structure is proposed in the southeast area of the property, facing Steeles Avenue West. The Owner has proposed additional landscaping in the south building elevation, along the entrance driveway and along the Steeles Avenue West frontage. The additional landscaping will consist of deciduous and coniferous trees, continuous shrub beds, perennial flowers and sodding. The storage structure will be setback 59.6 m from Steeles Avenue West, which will assist to soften the appearance and scale of the 1-storey storage structure.

The Vaughan Development Planning Department is satisfied with the lumber storage structure elevations and additional landscaping as shown on Attachments #4 to #6 inclusive. The site plan, building elevations, and landscape plan, are acceptable to the Vaughan Development Planning Department.

Vaughan Engineering Department

The Vaughan Engineering Department is working with the applicant to finalize the details of the grading and servicing plans and stormwater management report. The final plans and report must be approved to the satisfaction of the Vaughan Engineering Department. A condition to this effect is included in the recommendation of this report.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities set forth in Vaughan Vision 2020, particularly “Plan & Manage Growth & Economic Vitality”.

Regional Implications

The Region of York has reviewed the application and has no objections to the proposed development.

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Conclusion

The Site Development Application has been reviewed in accordance with OPA #450, By-law 1-88, comments from City Departments and the area context. The Vaughan Development Planning Department is satisfied that the proposed 2,090m² lumber storage structure is appropriate and compatible with the existing and permitted uses in the surrounding area. Accordingly, the Development Planning Department can support the approval of the Site Development Application, subject to the condition contained in this report.

Attachments

1. Context Location Map
2. Location Map
3. Site Plan
4. Landscape Plan
5. North & South Elevations - Proposed Storage Structure
6. East & West Elevations - Proposed Storage Structure

Report prepared by:

Mary Caputo, Planner 1, ext. 8215
Christina Napoli, Senior Planner, ext. 8483
Mauro Peverini, Manager of Development Planning, ext. 8407

/LG

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 24, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

**24 ONTARIO BUILDING CODE ACT ANNUAL FINANCIAL REPORT
BUILDING STANDARDS DEPARTMENT**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Director of Building Standards, dated April 12, 2011:

Recommendation

The Director of Building Standards in consultation with the Budgeting and Financial Planning Department recommends that the Building Standards Department Annual Financial Report be received for information.

Contribution to Sustainability

N/A

Economic Impact

None

Communications Plan

The Building Standards Department will make copies of the report available to the public and every person(s) and/or organization(s) that has requested a copy as required by the Building Code Act and Building Code. To date, staff have not received any requests for information.

Purpose

To provide Council information respecting the Building Standards Department Annual Financial Report.

Background - Analysis and Options

As part of the recent amendments to the Ontario Building Code Act and Building Code (Bill 124), the City shall prepare an annual financial report and provide information on the following matters:

- i) Total Fees Collected (12 month period)
- ii) Direct Costs of Administering the Act (Plans Review and Inspections)
- iii) Indirect Costs (Support and Overhead Costs)
- iv) The account balance for the Building Permit Reserve Fund that has been established by Council.

Attached as Attachment 1 is a copy of the Annual Report that has been prepared for 2010 and is based on unaudited information.

This report has been prepared in consultation with Finance Department Staff and is based on Council's previous approvals respecting the C.N. Watson Activity Based Costing Methodology For User Fees Report, and the establishment of the Building Standards Service Continuity Reserve fund.

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Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

None.

Conclusion

This report should be received for information.

Attachments

Attachment 1 - A copy of the 2010 Annual Report.

Report prepared by:

John Studdy, Manager of Customer and Administrative Services Ext. 8232
Leo Grellette, Director of Building Standards Ext. 8218

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 25, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

25 GIFTING OF STREET NAMING FOR CHARITY AUCTIONS

The Committee of the Whole recommends:

- 1) That staff undertake a review of the City's Street Naming Policy including proposals regarding the gifting or auctioning of street names to developers; and
- 2) That the following resolution submitted by Councillor lafrate, dated April 12, 2011, be received.

Member's Resolution

Submitted by Councillor Marilyn lafrate.

Whereas, a number of requests for approval of street names have come before Council outside of the current policies; and

Whereas, the development community has over the last several years been providing gifts of "street naming" opportunities for charity auctions; and

Whereas, the development community has therefore become obliged to forward names for streets for new development to the City of Vaughan because of the fact that the naming opportunity has been paid for at a charity auction; and

Whereas, this practice could lead to the development community being approached by the public to purchase naming rights as a standard practice; and

Whereas, many of the recent gifting of street names for charity has been provided to organizations that do not necessarily benefit the City of Vaughan in any way.

It is therefore recommended that staff provide a report on the status of gifting of street naming to charity auctions by the development community including but not limited to how many times this practice has occurred, which developers partake in this type of gifting, how many "gifts" have been committed to but not yet put forward to Council for approval, whether or not this practice should continue, whether City of Vaughan Council should pre-approve such gifts including whether or not the number of gifts should be limited and whether or not the City should pre-approve or restrict what charities can benefit from such gifts.

Attachments

None

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EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 26, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

26

**PROCLAMATION AND FLAG RAISING REQUEST
FILIPINO DAY JUNE 5, 2011**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 12, 2011:

Recommendation

The City Clerk recommends:

- 1) That Sunday, June 5, 2011 be proclaimed "Filipino Day" to commemorate the 113th anniversary of Philippine Independence;
- 2) That the Philippine Flag be raised on Sunday, June 5, 2011 at 11 a.m. for the balance of that day at the new Vaughan City Hall;
- 3) That the proclamation be posted on the City's website and published on the City Page Online; and
- 4) That a permit be issued on Sunday, June 5, 2011 to the Filipino Canadian Charitable Association of Vaughan at "no cost" to use the Multi Purpose Room in the new Vaughan City Hall for a reception.

Contribution to Sustainability

N/A

Economic Impact

Approval to grant a permit at "no cost" will impact permitting revenues generated.

Communications Plan

The Corporate Communications Department posts proclamations issued by the City on the City's website under "Events – Proclamations" and on the City Page Online.

Purpose

To respond to the request received from the Filipino Canadian Charitable Association of Vaughan, dated March 11, 2011 (Attachment 1).

Background - Analysis and Options

A request has been received from the Filipino Canadian Charitable Association of Vaughan, dated March 11, 2011 to proclaim Sunday, June 5, 2011 as "Filipino Day", to raise the Philippine Flag at 11 a.m. on that day to commemorate the 113th anniversary of Philippine Independence (Attachment 1). The Association is planning a reception including entertainment, following the flag raising ceremony, and have requested permission to use the Council Chambers and Foyer. Council has granted this request in previous years.

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The proclamation request meets the City's Proclamation Policy as the matter relates to a matter within the City's jurisdiction. The City of Vaughan signed a Friendship Agreement with Baguio City, Philippines in October 1997.

Relationship to Vaughan Vision 2020/Strategic Plan

This report supports the strategic priorities established by Vaughan Vision 2020, in particular "Preserve Our Heritage & Support Diversity, Arts & Culture".

Regional Implications

N/A

Conclusion

Staff is recommending that June 5, 2011 be proclaimed "Filipino Day", that the Philippine Flag be raised at 11 a.m. at the new Vaughan City Hall for the remainder of that day, that the proclamation be posted on the City's website and published on the City Page Online, and that a permit be issued at "no cost" to use the Multi Purpose Room in the new Vaughan City Hall.

Attachments

Attachment 1 – Correspondence from the Filipino Canadian Charitable Association of Vaughan, dated March 11, 2011

Report prepared by:

Connie Bonsignore, Administrative Assistant to the City Clerk

(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.)

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 27, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

27 DRINKING WATER QUALITY MANAGEMENT SYSTEM AND TOP MANAGEMENT REVIEW

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, the Commissioner of Engineering and Public Works, the Director of Public Works, the Director of Engineering Services and the Director of Development/Transportation Engineering, dated April 12, 2011:

Recommendation

The City Manager, the Commissioner of Engineering and Public Works, the Director of Public Works, the Director of Engineering Services and the Director of Development/Transportation Engineering, which for the purposes of the City's Drinking Water Quality Management Standard are collectively referred to as "Corporate Top Management", recommend that the following report be received for information.

Contribution to Sustainability

The provision of safe drinking water to residents and businesses is key to the vitality and sustainability of the City.

Economic Impact

There is no direct economic impact as a result of this report.

Communications Plan

Through the public reporting of the annual top management review, residents are made aware of the process, and they can see the positive results and efforts made to ensure their drinking water distribution system is managed properly.

Purpose

To advise Council, as the Owners of the Vaughan Drinking Water Distribution System and the Kleinburg Water Distribution System, as to the status of the Quality Management System (QMS), suitability, adequacy and effectiveness.

Background - Analysis and Options

In accordance with our Drinking Water Quality Management Standard (DWQMS), Operational Plan Procedure No. QMS-20, an annual management review must be held at least once per year by Operational Top Management to review the overall suitability, adequacy and effectiveness of the QMS. For the purposes of DWQMS, Operational Top Management consists of the Director of Public Works, the Manager of Environmental & Technical Services, the Supervisor of Water, and the Supervisor of Compliance & Training.

Summary of Operational Top Management Review:

The Operational Top Management review was held on Thursday, September 23, 2010. During this session, 21 items were reviewed (as outlined in element 20 "Management Review", of the Operational Plan). Decisions and actions were determined, along with responsibility and due dates assigned. The purpose of this management review (as defined by the Ministry of the Environment) was to evaluate the suitability, adequacy and effectiveness of the quality management system that includes the consideration of items A-P.

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Operational Top Management reviews must be held annually to re-visit the plan, and to identify and respond to any applicable changes. The next meeting is scheduled for Tuesday, September 20, 2011.

Deficiencies Identified:

No deficiencies were identified.

Decisions Made:

Minor changes are required to the plan in order to update the reporting forms. This, and other minor administrative changes, have been, or will be, done by staff. Any revisions to the plan are circulated to the City Clerk. The City Clerk maintains the official Council copy of the Drinking Water Quality Management System.

Action Items:

To ensure the on-going maintenance of the Operational Plan and on-going operational effectiveness, the following actions were identified:

Revising documents as mandated

- Scheduling the 2011 meetings with Water staff to discuss continuous improvements
- Obtaining an updated list of existing and future water works projects from Engineering Services
- Opportunities For Improvement (OFI's), identified to be evaluated and followed up on
- Following up on the status of the Canadian General Standards Board surveillance audit
- Performing mock water emergencies
- Following up on lead testing exemption status for the Vaughan Distribution System and the Kleinburg Distribution System
- Continuing to provide and make accessible training opportunities for all Operators
- Continuing to development a records management program

These activities have already been assigned to appropriate Public Works staff to complete.

Other QMS Issues Identified:

A total of 15 Opportunities For Improvement were noted during the last internal audit (conducted on April 8 & 9, 2010). Recommended opportunities for improvement included the following:

Element	Comments
5	Recommended that the Divisional organizational chart be updated
	Recommended that Section 2.1.1 of Procedure QMS 14 be modified to indicate that Engineering Design, Infrastructure Management, Construction and Public Works are working to develop new capital plan for next 5 year period (2012 to 2016)
	Recommended that records and document control be more restrictive in terms of access
	Recommended that a table of contents for forms be created
	Recommended that Management Review minutes be added to records Master List
	Recommended that the Operational Plan be added to the Master List for Documents or Records
7 & 8	Recommended the Summary Table be re-numbered

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	Recommended wording change for the Risk Assessment table
	Recommended that management have a copy of the risk assessment table for easier access
	Recommended that the City develop a by-law and program for checking backflow preventers annually as failure in a large industry could be a critical control point
11	Recommended reviewing the staff's recommendation that there be a 2nd on-call person, or someone assigned as a back-up, during peak periods (Jan. and Feb.)
15	Recommended that a person be assigned the task of printing off all open work orders on a regular basis to determine effectiveness of maintenance
20	Recommended that a mechanism be put in place for tracking Management Review minutes by the QMS Representative to ensure that any action items related to items a) to p) that were identified, are addressed
	Recommended that dates be added to the status of items for review at next Management review meeting
21	Recommended that Corrective Action Reports be issued for larger scale emergency situations (e.g., tornado) as a means of evaluating the effectiveness of the response and for recording de-briefing

Following the Operational Top Management review, a Corporate Top Management meeting was held to review the outcome of the Operational Top Management meeting. In terms of DWQMS, Corporate Top Management consists of the City Manager, the Commissioner of Engineering & Public Works, the Director of Public Works, the Director of Engineering Services, and the Director of Development/Transportation Engineering.

Corporate Top Management made recommendations to be incorporated in future Operational Top Management meetings. These requests related mostly to how information is to be presented, and these recommendations will be incorporated in future Operational Top Management meetings.

Relationship to Vaughan Vision 2020

The Quality Management System Policy states:

As the owners and operators of the City of Vaughan's water distribution systems, we are committed to:

- *Providing safe drinking water to our residents and businesses*
- *Complying with applicable legislation and regulations as related to the provision of safe drinking water*
- *Implementing and continually improving the effectiveness of our Quality Management System*

The City's quality management policy has been developed in accordance with the objectives of the Vaughan Strategic Plan, specifically to enhance, community safety, health and wellness and to maintain assets and infrastructure integrity.

Regional Implications

There are no regional implications as a result of this report.

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Conclusion

As required, the annual Management Review has taken place, and the findings and actions are presented in this report. Continuous improvement is a part of the plan, and the “Opportunities For Improvement” identified by the audit are a means for such improvement.

Attachments

Not Applicable.

Report prepared by:

Brian T. Anthony, Director of Public Works
Sarah Chapman, Supervisor of Training & Compliance

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Item 28, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

28

**CITY OF VAUGHAN OFFICIAL PLAN 2010
REQUEST TO PROCESS DEVELOPMENT APPLICATIONS
IN ADVANCE OF THE SECONDARY PLAN
NORTHEAST CORNER OF WESTON ROAD AND HIGHWAY 7
OFFICIAL PLAN AMENDMENT FILE OP.08.005
ZONING BY-LAW AMENDMENT FILE Z.08.022
2159645 ONTARIO INC. C/O LIBERTY DEVELOPMENT CORPORATION
WARD 3**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, the Director of Development Planning, and the Director of Policy Planning, dated April 12, 2011, be approved;
- 2) That the applicant supply a comprehensive traffic study which will encompass the traffic movement within a radius not less than one (1) kilometre of the proposed land;

That upon completion of the traffic study, the applicant agree to attend one (1) Special Committee of the Whole meeting for the purpose of civic engagement as well as at least one (1) Ward 3 Community meeting;

That Council give staff direction to attend the community meeting and request the attendance of regional staff; and

That the City notify the community contained within Highway 7 to Langstaff Road and Pine Valley drive to Weston Road for the Special Committee of the Whole meeting; and
- 3) That the deputation of Mr. Barry Horosko, Bratty and Partners LLP, 7501 Keele Street, Suite 200, Vaughan, L4K 1Y2 on behalf of Liberty Developments, be received.

Recommendation

The Commissioner of Planning, the Director of Development Planning, and the Director of Policy Planning, in consultation with the Director of Development/Transportation Engineering recommend:

1. THAT Official Plan Amendment File OP.08.005 and Zoning By-law Amendment File Z.08.022 (2159645 Ontario Inc. C/O Liberty Development Corporation) continue to be processed by City Staff in advance of the required Secondary Plan for the Weston Road and Highway 7 area pursuant to Section 10.1.1.10 of the City of Vaughan Official Plan 2010.

Contribution to Sustainability

N/A

Economic Impact

There are no requirements for new funding associated with this report.

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Communications Plan

On February 22, 2011, the Committee of the Whole considered a Deputation (Attachment #9) on behalf of 2159645 Ontario Inc. C/O Liberty Development Corporation requesting that Vaughan Council permit the processing of Official Plan Amendment File OP.08.005 and Zoning By-law Amendment File Z.08.022 (2159645 Ontario Inc. C/O Liberty Development Corporation) in advance of the required Secondary Plan for the Weston Road and Highway 7 area. The Committee of the Whole recommended the following, which was adopted by Vaughan Council on March 8, 2011:

“That the deputation of Mr. Barry Horosko and Communications C5, dated February 7, 2011, be received and referred to staff for a further report on the request.”

The Vaughan Development Planning Department in consultation with the Vaughan Policy Planning Department has prepared this report in response to Vaughan Council’s resolution.

Purpose

To receive Council direction respecting the request made by 2159645 Ontario Inc. C/O Liberty Development Corporation for City Staff to continue processing Official Plan Amendment File OP.08.005 and Zoning By-law Amendment File Z.08.022 (2159645 Ontario Inc. C/O Liberty Development Corporation) in advance of the required Secondary Plan for the Weston Road and Highway 7 area pursuant to Section 10.1.1.10 of the City of Vaughan Official Plan 2010.

Background - Analysis and Options

Location

The 1.94 ha site shown on Attachments #1 and #2 is located at the northeast corner of Regional Road 7 and Weston Road (7777 Weston Road), City of Vaughan, Ward 3.

Site History: Development Applications (Files - OP.08.005 and Z.08.022)

On April 23, 2008, the former Owner (1483969 Ontario Limited) submitted Official Plan and Zoning By-law Amendment applications (Files OP.08.005 and Z.08.022) to facilitate the development of three high density residential condominium buildings ranging from 24 to 32 storeys with a total of 1050 residential units, ground and second floor commercial and office uses, surface and underground parking, and a landscaped podium with an outdoor garden and water features. The applications were considered by Vaughan Council at a Public Hearing on June 3, 2008. The recommendation to receive the Public Hearing report of June 3, 2008, was ratified by Council on June 11, 2008.

The Development Planning Department prepared a technical report for consideration by the Committee of the Whole on June 23, 2009. On this date, the former Owner submitted a written request to Vaughan Council to adjourn the applications “sine die”, which the Committee adopted and Council ratified on June 30, 2009.

On November 27, 2009, the Development Planning Department received a revised proposal for the property from the current Owner (2159645 Ontario Inc. C/O Liberty Development Corporation) to facilitate the development of the site for two (2) high density residential condominium buildings comprised of 728 units, 30 and 33 storeys respectively, one 10 storey office building, and second floor commercial and office uses, underground parking, and a landscaped podium with amenity areas as shown on Attachments #3 to #8, inclusive, and is the subject of this report.

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On January 8, 2010, a Notice of Public Hearing for the revised proposal was circulated to all property owners within 150m of the subject lands and an extended notification area of 600m from the property. Several members of the public made deputation at the February 2, 2010 Public Hearing and the Development Planning Department also received several letters expressing concerns respecting the applications. The Committee of the Whole recommended the following, which was adopted by Vaughan Council on February 16, 2010:

“That the applicant meet with staff, the Ratepayers’ Association and the Ward 3 Sub-Committee to discuss the concerns raised by the deputants.”

Should Council concur with the recommendation contained in this report, the applicant must coordinate the above-noted meeting with all parties to discuss all concerns, prior to the Development Planning Department preparing a technical report on the applications (Files – OP.08.005 and Z.08.022) for Council’s consideration at a future Committee of the Whole Meeting.

Official Plan

The subject lands are designated “Corporate Centre Corridor” and “Transit Stop Centre” by OPA #500 (Corporate Centre Plan) as amended by OPA #663 (The Avenue 7 Land Use Future Study Plan). OPA #500, as amended, permits a maximum density of 2.5 floor space index (FSI) and establishes a maximum building height of 26m on the subject lands, whereas the applicant is proposing a maximum density of 4.48 FSI and a maximum building height of 33 storeys (approximately 117m). The proposal does not conform to the density and height policies of the Official Plan, therefore, an Official Plan Amendment Application (File OP.08.005) is required.

City of Vaughan Official Plan 2010

The City of Vaughan Official Plan 2010 (VOP 2010) was adopted by Vaughan Council on September 7, 2010 and is pending approval from the Region of York. The subject lands are designated “High-Rise Mixed Use”, which permits a mix of residential, retail, and office uses (VOP 2010, Section 9.2.2.6 in part). In areas designated “High-Rise Mixed-Use”, various building types are permitted, including High-Rise Buildings, which are generally over twelve (12) storeys in height up to a maximum height as permitted by VOP 2010. High-Rise Buildings shall be designed with a pedestrian scale podium between three to six storeys, with slender towers that are appropriately spaced and with limited surface parking that is setback a minimum of 3 m from the property line and appropriately screened (VOP 2010, Section 9.2.3.6, in part). The ground floor frontage of buildings facing arterial streets shall predominantly consist of retail uses or other uses that animate the street and the retail uses shall not exceed 50% of the total gross floor area of all uses on a lot located in an Intensification Area. In addition, office uses are permitted to a maximum gross floor area of 12,500 m² and may be exceeded if the lot is located within 500 m of an existing or planned subway station or if permitted by a Secondary Plan (VOP 2010, Section 9.2.2.6, c, d, and e).

The subject lands are located in an Intensification Area and have been identified as a “Primary Centre” by VOP 2010. The proposal for two (2) residential condominium buildings comprising of 728 units, 30 and 33 storeys, respectively, and one 10 storey office building are permitted uses by VOP 2010. The residential towers and office building are spaced and connected by a 2 storey podium that includes an amenity area and surface parking that is setback from the property line and screened by retail uses on the ground and second floors to animate both Weston Road and Highway 7 (Attachments #6 and #7). The proposed retail uses comprise a total gross floor area of 11,977.31 m², which constitutes 13.7% of the total gross floor area of all the proposed uses on the lot. The proposed office building is approximately 1,600 m away from the planned VMC Subway Station at Millway Avenue and Highway 7 and relationship to BRT. The proposed 13,196.28 m², slightly exceeds the maximum permitted gross floor area for office uses by only 696.28 m². The proposal is generally consistent with the intent of VOP 2010.

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The site details including but not limited to, building spacing, parking areas, podium and tower design, servicing and site access, amount of office gross floor area, and building heights and density which have not been assigned to the property by VOP 2010, can be addressed and implemented through the site-specific Official Plan and Zoning By-law Amendment applications (Files OP.08.005 and Z.08.022).

The subject lands are also located within a designated Required Secondary Plan Area, more specifically, Weston Road and Highway 7 (VOP 2010, Schedule 14-A). The VOP 2010 establishes criteria for processing development applications in Required Secondary Plan Areas as follows:

“Council may permit the continuance of processing an existing development application submitted prior to May 17, 2010 when it is demonstrated to Council’s satisfaction that the proposed development is generally compatible with the vision contemplated in the Official Plan; is significant in terms of its contribution to city-building; and that the proposal could be adversely affected because of any delay caused by having to adhere to the timing of a secondary plan process (VOP 2010, Section 10.1.1.10).”

Addressing the Criteria of Section 10.1.1.10:

- “Council may permit the continuance of processing an existing development application submitted prior May 17, 2010.”

The applications (Files OP.08.005 and Z.08.022) were submitted on November 27, 2009, thereby addressing this criterion;

- “Council may permit the continuance of processing an existing development application submitted prior to May 17, 2010 when it is demonstrated to Council’s satisfaction that”:

- “the proposed development is generally compatible with the vision contemplated in the Official Plan” :

As noted above, these applications are generally consistent with the vision contemplated in the new Official Plan with respect to the “High Rise Mixed-Use designation. It is also noted that this site will function as a transitional area acting as an eastbound Highway 7 gateway leading into the Vaughan Metropolitan Centre (VMC).

This is generally consistent with the current official plan as embodied in OPA #663. OPA #663 amended OPA #500 (Corporate Centre Secondary Plan) by redesignating the subject lands from “Corporate Centre District” to “Corporate Centre Corridor”. The purpose of the “Corporate Centre Corridor” designation is to encourage more intensive, transit supportive, pedestrian friendly form on Highway 7; and to permit a wide range of commercial, institutional, medium and high density residential and community uses. Under this designation, a maximum density of 2.5 FSI is permitted, with a maximum building height of 26 m. OPA #663 also provides that development of the lands in the “Corporate Centre Corridor” must be compatible with the developments in the adjacent areas designated “Corporate Centre Node” and “Corporate Centre District” (now part of the VMC plan).

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Therefore, the development form provided on the site should address this role and be consistent with the urban design expectations for the VMC. The VMC Secondary Plan (adopted September 7, 2010) contains built form guidelines to be applied to various precincts. The development form proposed for this site is generally consistent with the guidelines for high rise buildings for the density proposed. In this regard, it is appropriate to continue the processing of the official plan and zoning amendment applications.

➤ the “development is significant in terms of city-building”:

The subject lands are located in an Intensification Area and have been identified as a “Primary Centre” by VOP 2010. The vision for Primary Centres is that they will become the main places in Vaughan where transformation will occur and they are intended to evolve into distinct places. Generally, Primary Centres will become mixed-use areas accommodating residential uses and uses that serve both residents, the surrounding community and the city as a whole. They will be designed to be transit-oriented and pedestrian-friendly places.

The subject proposal potentially incorporates all of the elements that characterize a Primary Centre. These include:

- A mix of uses including high density housing, with tenure to be determined, office and retail uses;
- Transit supportive densities that will take advantage of and support the Spadina Subway Extension and the Viva Bus Rapid Transit system;
- Built form that reflects a pedestrian friendly urban setting with ground floor retail and office uses and opportunities for a substantial boulevard treatment; and
- A mixing of uses that provides the transition between proposed residential uses along Highway 7 to the retail commercial areas to the north.

In addition, the site functions as an independent parcel, being bounded on the north, south and west by public roads and on the east by a private driveway. This makes it a logical planning unit that is amenable to evaluation on a site specific basis. As a result it does not preclude the City’s ability to develop a secondary plan for the primary centre that addresses the following VOP 2010 criteria:

- A mix of housing types and tenures;
- Non-residential uses including office, institutional, community facilities and human services;
- Densities supportive of public transit;
- Have a fine grain of streets suitable to pedestrians and cyclists, with appropriate internal links and links to surrounding Community Areas;
- Include well designed public open spaces and green spaces;
- Encourage pedestrian friendly built-form by locating active uses at grade; and be designed to implement appropriate transition of intensity and uses to surrounding Community Areas and/or separation from adjacent Employment Areas.

The mixed-use prototype that is being proposed has been used successfully by the applicant elsewhere in York Region. Achieving a high quality mixed-use development in this location would provide pioneering investment that has the potential to accelerate the transition of this Primary Centre and the VMC.

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- “the proposal could be adversely affected because of any delay caused by having to adhere to the timing of a secondary plan process”:

The applicant is of the opinion that delays in the approval of the subject applications will affect the ability to pre-sell units under current market conditions. Notwithstanding the private interests, from a public policy perspective, there is also a benefit to a having mixed-use building constructed close to the 2015 opening of the Subway and the Viva BRT service. If there was a delay in the project resulting from the secondary plan process, it could result in the project not being in place by 2015 thereby delaying critical support for the transit initiatives. In this instance there is a public policy interest in moving ahead with the approval.

Therefore, the Vaughan Development Planning and the Policy Planning Departments are satisfied that the criteria of Section 10.1.1.10 have been satisfactorily addressed and the processing of the development applications can proceed in advance of the secondary plan.

Zoning

The subject lands are zoned C2 General Commercial Zone by By-law 1-88 and subject to Exception 9(246), which only permits the former automotive sales establishment (Al Paladini's Pine Tree Ford/Lincoln Dealership). The proposed mixed residential, office and retail uses are not permitted, and therefore, the Zoning By-law Amendment Application (File Z.08.022) is required to implement the policies of the Official Plan.

Transportation

As a result of the impact that the development is likely to have on the transportation network in the area, the applicant has hired a consultant to undertake a transportation study that will analyze the surrounding transportation network and make recommendations with respect to access, traffic management, active transportation, TDM programs and network improvements. City and Regional Staff have provided input to the Terms of Reference and the study is underway. This work will overlap with and inform the “Vaughan Metropolitan Centre and Surrounding Area Transportation Study” that the City and the Region are jointly undertaking to address the broader area transportation issues.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities set forth in Vaughan Vision 2020, particularly “Plan & Manage Growth & Economic Vitality”.

Regional Implications

The subject lands are located at the intersection of two regional roads, Weston Road and Highway 7. Should Council concur with the recommendation contained in this report, any issues raised by the Region of York will be addressed when the technical report is considered. The applicant will be required to satisfy all requirements of the Region of York.

Conclusion

The Vaughan Development Planning Department and the Vaughan Policy Planning Department have reviewed the applicant's proposal to process Official Plan Amendment File OP.08.005 and Zoning By-law Amendment File Z.08.022 (2159645 Ontario Inc. C/O Liberty Development Corporation) in advance of the required Secondary Plan for Weston Road and Highway 7. The proposed development is generally consistent with the policies of VOP 2010. The applications

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meet the criteria established by Vaughan Council regarding the continuance of processing existing applications in required secondary plan areas. Accordingly, the Development Planning and Policy Planning Departments can support the approval of the Owner's request, in accordance with the recommendation contained in this report.

Attachments

1. Context Location Map
2. Location Map
3. Conceptual Site Plan
4. Conceptual Elevations
5. Conceptual Ground and Podium Level Landscape Plan
6. Conceptual Ground Floor Plan
7. Conceptual Second Floor Plan
8. Conceptual (Typical) Underground Parking Plan
9. Deputation: Committee of the Whole February 22, 2011

Report prepared by:

Christina Napoli, Senior Planner, ext. 8483
Mauro Peverini, Manager of Development Planning, ext. 8407
Roy McQuillin, Manager of Policy Planning, ext. 8211

/LG

(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.)

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EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 29, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

29

**CITY OF VAUGHAN OFFICIAL PLAN 2010
REQUEST TO PROCESS DEVELOPMENT APPLICATIONS
IN ADVANCE OF THE SECONDARY PLAN**

**OFFICIAL PLAN AMENDMENT FILE OP.07.001
ZONING BY-LAW AMENDMENT FILE Z.09.038
CASERTANO DEVELOPMENT CORPORATION
WARD 4**

**OFFICIAL PLAN AMENDMENT FILE OP.09.006
ZONING BY-LAW AMENDMENT FILE Z.09.037
SANDRA MAMMONE
WARD 4**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, the Director of Development Planning and the Director of Policy Planning, dated April 12, 2011, be approved; and
- 2) That the following deputations and communication be received:
 1. Ms. Mary Flynn-Guglietti, McMillan LLP, 181 Bay Street, Suite 4400, Toronto, M5J 2T3 and Communication C5, dated April 11, 2011, on behalf of the applicant; and
 2. Mr. Kevin Hanit, 72 Queensbridge Drive, Concord, L4K 5T1 and Communication C8.

Recommendation

The Commissioner of Planning, the Director of Development Planning and the Director of Policy Planning recommend:

1. THAT Official Plan and Zoning By-law Amendment Files OP.07.001 and Z.09.038 (Casertano Development Corporation) not be processed by City Staff in advance of the required Vaughan Mills Centre Secondary Plan pursuant to Section 10.1.1.10 of the City of Vaughan Official Plan 2010; and,
2. THAT Official Plan and Zoning By-law Amendment Files OP.09.006 and Z.09.037 (Sandra Mammone) not be processed by City Staff in advance of the required Vaughan Mills Centre Secondary Plan pursuant to Section 10.1.1.10 of the City of Vaughan Official Plan 2010.

Contribution to Sustainability

N/A

Economic Impact

There are no requirements for new funding associated with this report.

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Communications Plan

On February 22, 2011, the Committee of the Whole considered a Deputation (Attachment #9) by Weston Consulting Group on behalf of Casertano Development Corporation (“Casertano”) and Sandra Mammone (“Mammone”) requesting that Vaughan Council permit the processing of Official Plan and Zoning By-law Amendment Files OP.07.001 and Z.09.038 (Casertano Development Corporation) and Official Plan and Zoning Amendment Files OP.09.006 and Z.09.038 (Sandra Mammone) in advance of the required Vaughan Mills Centre Secondary Plan. The Committee of the Whole recommended the following, which was adopted by Vaughan Council on March 8, 2011:

“That the deputation of Mr. Alan Young, Weston Consulting and Communication C3, dated November 1, 2010, be received and referred to staff for a further report on the request and be brought back to the Committee of the Whole meeting on April 12, 2011.”

The Vaughan Development Planning Department in consultation with the Vaughan Policy Planning Department has prepared this report in response to Vaughan Council’s resolution.

Purpose

To receive Council direction respecting the request made by Weston Consulting Group Inc. on behalf of Casertano Development Corporation and Sandra Mammone for City Staff to continue processing Official Plan and Zoning By-law Amendment Files OP.07.001 and Z.09.038 (Casertano) and Official Plan and Zoning By-law Amendment Files OP.09.006 and Z.09.037 (Mammone) in advance of the required Vaughan Mills Centre Secondary Plan pursuant to Section 10.1.1.10 of the City of Vaughan Official Plan 2010.

Background - Analysis and Options

Location

The two properties have a combined area of 7.89 ha, shown on Attachments #1 to #3, and are located on the west side of Jane Street, south of Rutherford Road, specifically between the future Bass Pro Mills Drive extension and south of the internal ring road of the Vaughan Mills Mall, City of Vaughan.

Development Application Files (OP.07.001 and Z.09.038, and OP.09.006 and Z.09.037)

a) OP.07.001 (Casertano)

On February 15, 2007, the Owner submitted an Official Plan Amendment Application (File OP.07.001) to amend OPA #600 to permit 6 residential apartment buildings with a proposed density of 520 units per hectare. The application was held in abeyance pending the outcome of the Jane Street Land Use Planning Review.

b) Z.09.038 (Casertano) and OP.09.006 and Z.09.037 (Mammone)

On November 18, 2009, the Owners submitted the accompanying Zoning By-law Amendment Application (File Z.09.038) for Casertano together with new Official Plan and Zoning By-law Amendment Applications (Files OP.09.006 and Zoning Z.09.037) for Mammone. All four development applications (OP.07.001, Z.09.038, OP.09.006, and Z.09.037) proposed amendments to the Official Plan and Zoning By-law to permit a total of twelve (12) residential condominium towers with ground floor related commercial uses and four (4) freestanding, 2-storey commercial buildings with ground floor retail commercial uses, as shown on Attachments #4 to #8.

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The four development applications were considered at a Public Hearing on January 12, 2010 and the Committee of the Whole recommended “that any issues identified be addressed by the Development Planning Department in a comprehensive report to the Committee of the Whole following the completion and approval by City of Vaughan Council of the final results of the City’s comprehensive Official Plan Review Process”. This recommendation was ratified by Vaughan Council on January 19, 2010.

Discussion Purposes Plan

In June 2010, the Owners submitted a discussion purposes plan (Attachment #10) to Members of Council and staff to obtain feedback on a plan showing a lowering of the 12 tower heights from a range of 25 to 40 storeys to 18 to 27 storeys, a reduction of the overall unit count from 3,650 units to 2,821 units, and reduction of the overall FSI from 5.0 to 3.75. This discussion purposes plan has not transformed into a formal application submission to the City, however, the comments on the following pages are representative for both the original submission and the discussion purposes plan.

Official Plan

The combined subject lands, as identified on Attachments #2, #3 and #8, are designated “General Commercial” by OPA #600, as amended by OPA #505 and OPA #512. The applications to facilitate the development of twelve (12) residential towers with building heights ranging from 26 to 40 storeys and 2,050 residential units (Casertano) and 25 to 35 storeys and 1,600 residential units (Mammone), with retail commercial and office uses do not conform to the Official Plan.

City of Vaughan Official Plan 2010

The City of Vaughan Official Plan 2010 (VOP 2010) was adopted by Vaughan Council on September 7, 2010 and is pending approval from the Region of York. The subject lands are designated “High-Rise Mixed-Use” and are located within a designated Required Secondary Plan Area, more specifically, Vaughan Mills Centre (VOP 2010, Schedule 14-A). The VOP 2010 establishes criteria for processing development applications in Required Secondary Plan Areas as follows:

“Council may permit the continuance of processing an existing development application submitted prior to May 17, 2010 when it is demonstrated to Council’s satisfaction that the proposed development is generally compatible with the vision contemplated in the Official Plan; is significant in terms of its contribution to city-building; and that the proposal could be adversely affected because of any delay caused by having to adhere to the timing of a secondary plan process (VOP 2010, Section 10.1.1.10).”

Addressing the Criteria of Section 10.1.1.10 of the VOP 2010:

- 1) **“Council may permit the continuance of processing an existing development application submitted prior to May 17, 2010.”**
 - a) The Casertano Official Plan Amendment Application (File OP.07.001) was submitted on February 15, 2007 thereby addressing this criterion; and,
 - b) The applications for Zoning By-law Amendment (Files Z.09.037 and Z.09.038, Mammone and Casertano, respectively) along with the application for Official Plan Amendment (File OP.09.006, Mammone) were submitted on November 18, 2009, thereby addressing this criterion.

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Furthermore, “Council may permit the continuance of processing of an existing development application submitted prior to May 17, 2010 when it is demonstrated to Council’s satisfaction that”:

2) “the proposed development is generally compatible with the vision contemplated in the Official Plan”

The City currently does not have an articulated vision for the long-term evolution of the Vaughan Mills Secondary Plan area. The structural plan in VOP 2010 designates Vaughan Mills as an Intensification Area and a Primary Centre (Schedule 1 Urban Structure). The Land Use Plan (Schedule 13N) designates it High-Rise Mixed-Use, without the maximum density and height restrictions being specified, pending the completion of the secondary plan.

Primary Centres have a broad mandate as defined in VOP 2010. In addition to functioning as intensification areas, they are intended to be planned to accommodate:

- a) A mix of housing types and tenures;
- b) Non-residential uses including office, institutional, community facilities and human services;
- c) Densities supportive of public transit;
- d) Have a fine grain of streets suitable to pedestrians and cyclists, with appropriate internal links and links to surrounding Community Areas;
- e) Include well designed public open spaces and green spaces; and,
- f) Encourage pedestrian friendly built-form by locating active uses at grade; and be designed to implement appropriate transition of intensity and uses to surrounding Community Areas and/or separation from adjacent Employment Areas.

Any vision would need to be founded on a plan that was based on an evaluation of these criteria and an appropriate response based on good planning principles and the requirements for the preparation of secondary plans provided by VOP 2010.

The subject lands represent a small portion of the site whose integration with the immediate area cannot be defined at this point. With no vision established for the centre, it is difficult to assess the implications of the individual applications and their possible effects on the overall development of the area. Staff are not in a position to recommend that the processing of the applications continue in advance of the preparation of the secondary plan. Therefore, this criterion has not been addressed.

3) “the development is significant in terms of city-building”

In terms of city-building, the City’s priority is the Vaughan Metropolitan Centre (VMC) area and areas that will immediately benefit from the planned rapid transit investments. The VMC has a well-established vision and major transit infrastructure that is programmed for delivery by 2015. In contrast, the Vaughan Mills Secondary Plan area is in the early stages of transition. The site has a number of outstanding attributes. It is centrally located in the City, has excellent highway access, is approximately two kilometres from the Rutherford GO Rail station, and is within the long-term rapid transit services planned for Jane Street. However, there are challenges. Internally, the secondary plan area does not exhibit the qualities of a complete community as defined in the Provincial Growth Plan, the Regional Official and VOP 2010.

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In this context, proceeding with the current applications is not supportive of good city-building. The entire plan area would be better served by developing a comprehensive vision. This would be based on the VOP 2010 criteria. This process also offers the opportunity to hear and reconcile the views of the community, and the landowners both within the secondary plan area and beyond. As noted above, VOP 2010 identifies a number of criteria that need to be addressed in the planning for a Primary Centre and a rigorous secondary planning process.

In this instance, maintaining the integrity of the secondary planning process outweighs any benefits accruing to the processing of the individual applications. A clear, mandated vision, including public input, and an implementing secondary plan for the Vaughan Mills Centre Area, are necessary. Therefore, this criterion has not been addressed.

4) “the proposal could be adversely affected because of any delay caused by having to adhere to the timing of a secondary plan process”

The deputation by Weston Consulting, as shown on Attachment #9, states that “at the present time it is not known when the Vaughan Mills Secondary Plan will be commenced or completed”. The preparation of the secondary plan is being considered for funding in the 2011 budget, which will be proceeding to a Special Council Meeting on April 5, 2011 for approval. The entire secondary plan process would take from eighteen months to two years to Region of York approval. This would provide a greater level of certainty as to the timing of the secondary plan process. Subject to budget approval, it is expected that the study would commence in the third or fourth quarter of 2011.

A delay to prepare the secondary plan may actually provide marketing benefits for the proposed developments. Currently, the subject lands are located between a super-regional shopping centre, outlying retail/commercial pads and an employment area. A new secondary plan will focus on achieving the elements of a complete, more attractive community in the short and long-term, and would contribute to a more attractive residential, mixed-use setting. This could result in a plan that provides a better environment for residential uses, thereby improving their marketability.

On this basis, staff believe that the undertaking of the secondary plan process may provide benefits from a marketing perspective if a comprehensive secondary plan is put in place, which improves the development potential and physical character of the area.

Notwithstanding the submission dates of the development applications, the Casertano and Mammone development proposals (both the original submission and the revised proposal), in absence of a clearly articulated vision for the Vaughan Mills Centre Area, are considered to be premature. With respect to the criteria of Section 10.1.1.10 in VOP 2010, the Development and Policy Planning Departments are not satisfied that the criteria have been sufficiently addressed. Therefore, it is recommended that the processing of the development applications not continue in advance of the preparation of the Vaughan Mills Centre Secondary Plan.

Zoning

The Casertano lands are currently zoned C1(H) Restricted Commercial Zone with the Holding Symbol “H” by By-law 1-88 and subject to Exception 9(1030). The Mammone lands are currently zoned EM1(H) Prestige Employment Area Zone with the Holding Symbol “H” and EM2 General Employment Area Zone by By-law 1-88 and subject to Exception 9(881). The Zoning By-law Amendment Applications (File Z.09.037 – Mammone, and File Z.09.038 – Casertano) are required to facilitate the development proposals.

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Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities set forth in Vaughan Vision 2020, particularly “Plan & Manage Growth & Economic Vitality”.

Regional Implications

The subject lands are designated “Urban Area” in the Region of York Official Plan. As noted, the City of Vaughan Official Plan 2010 (VOP 2010) was adopted by Vaughan Council on September 7, 2010, which is currently awaiting approval from the Region of York.

Conclusion

The Vaughan Development Planning Department and the Vaughan Policy Planning Department have reviewed the respective applicant’s proposal to process Official Plan Amendment File OP.07.001 and Zoning By-law Amendment File Z.09.038 (Casertano Development Corporation) and Official Plan Amendment File OP.09.006 and Zoning By-law Amendment File Z.09.07 (Sandra Mammone) in advance of the required Secondary Plan for Vaughan Mills Centre. Both the original formal application submissions and the discussion purposes plan referenced in this report do not meet the criteria established by Vaughan Council regarding the continuance of processing existing applications in required secondary plan areas. Accordingly, the Development Planning and Policy Planning Departments cannot support the respective Owner’s request.

Attachments

1. Context Location Map
2. Location Map (Casertano)
3. Location Map (Mammone)
4. Conceptual Site Plan (Casertano)
5. Conceptual Site Plan (Mammone)
6. Conceptual Elevations (Casertano)
7. Conceptual Elevations (Mammone)
8. Conceptual Comprehensive Plan
9. Deputation: Committee of the Whole February 22, 2011
10. Discussion Purposes Plan

Report prepared by:

Stephen Lue, Planner, ext. 8210
Christina Napoli, Senior Planner, ext. 8483
Mauro Peverini, Manager of Development Planning, ext. 8407
Roy McQuillin, Manager of Policy Planning, ext. 8211

/LG

(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.)

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Item 30, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

30 PROCLAMATION - 2011 NATIONAL PUBLIC WORKS WEEK

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 12, 2011:

Recommendation

The Commissioner of Engineering and Public Works, recommends that Council proclaim the period of May 15-21, 2011, as "Public Works Week" in the City of Vaughan, and adopt the following resolution:

WHEREAS public works services provided in our community are an integral part of our citizen's everyday lives; and,

WHEREAS the support of an understanding and informed citizenry is vital to the efficient operation of public works systems and programs such as water distribution, wastewater collection, street maintenance, and solid waste collection; and,

WHEREAS the health, safety and comfort of this community greatly depends on these facilities and services; and,

WHEREAS the quality and effectiveness of these facilities, as well as their planning, design, construction, and maintenance is vitally dependant upon the efforts and skill of dedicated officials and staff of the City's Public Works, Engineering and Parks & Forestry departments; and,

WHEREAS the efficiency of qualified and dedicated personnel who staff the above noted departments is influenced by people's attitude and understanding of the importance of the work they perform,

NOW THEREFORE BE IT RESOLVED THAT Council proclaim the week of May 15 - 21, 2011, as "Public Works Week" in the City of Vaughan, and request that all citizens and elected officials recognize the contributions which public works make every day to their health, safety, comfort, and quality of life in the community.

Economic Impact

N/A

Communications Plan

The Public Works Event is being held on Saturday, May 14, 2011, and will be advertised on the City's web site, in Public Works' Spring newsletter, and on mobile signs throughout the City. In addition, a media release will be issued.

Purpose

To request that Council proclaim the period of May 15 - 21, 2011, as "National Public Works Week" in the City of Vaughan, and to present an overview of the City's Public Works Week event to be held at the Joint Operations Centre on Saturday, May 14, 2011.

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Background - Analysis and Options

In 1960, the American Public Works Association started a public information campaign to make the general public more aware of the work public works departments did, as well as promote the “often-unsung heroes” of our society, the professionals who serve the public good every day with quiet dedication.

Since its beginning, agencies, municipalities, and regions have used this week to educate and inform the public about the essential role that public works plays in the quality of their community life. Equally important are promoting the choice of public works as a career choice for the working force of the future, and recognizing those who currently serve in these crucial public roles.

2011 is the 51st anniversary of National Public Works Week, and the theme for this year is “Public Works: Serving You and Your Community!”. These words are meant to remind everyone of the many, varied, services provided by Public Works employees that ensure the quality of life which people enjoy today, and to remind public works employees of the role they play in serving their respective communities.

On Saturday May 14, 2011, the Public Works Department will kick-off National Public Works Week a day early with its annual “Public Works Week” event at the Joint Operations Centre located at 2800 Rutherford Rd. This event will provide a public forum to educate, and get feedback from, residents about various road maintenance, water distribution, wastewater collection, and “Greening Vaughan” waste management initiatives. It will be held at the north-east employee parking lot (rain or shine) from 10:00 a.m. to 3:00 p.m.

The event itself will be multi-faceted, and as a result, has the potential to draw a number of people. The event includes:

- The sale of Blue Boxes, Green Bins, In-house Kitchen Containers and Backyard Composters (City of Vaughan – Public Works Department)
- The promotion of Kraft Paper Bags for leaf and yard waste material (City of Vaughan - Public Works Department)
- Free compostable bags for green bins (supplies limited)
- The promotion of “Greening Vaughan”, as well as other waste management initiatives (City of Vaughan – Public Works Department)
- Displays about Water Quality & Roads Maintenance (City of Vaughan – Public Works Department)
- GIS and Survey displays (City of Vaughan - Engineering Services Department)
- The Mulch Give-Away (City of Vaughan – Parks & Forestry Department)
- Promotion of city-wide environmental programs (City of Vaughan - Economic Development Department)
- Emergency Preparedness information (City of Vaughan - Vaughan Fire and Rescue Services)
- A York Region display pertaining to Waste Management
- A display from Dongara, outlining how Vaughan’s waste is pelletized
- The York Region’s Household Hazardous Waste facility (located at 2840 Rutherford Rd.) will be open to accept both household hazardous waste materials and specified electronic waste materials
- The display of a waste collection vehicle (Miller Waste Systems)
- A reuse event, whereby residents will be encouraged to donate their gently used items to a charitable organization (invited, but not confirmed at time of report preparation)
- Displays and give-aways promoting energy efficiency (PowerStream)

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In addition to Public Works Day, the City's Public Works Department will be participating in the 'York Region Area Municipalities Challenge'. This event showcases the talents of staff from the area municipalities in terms of equipment operation and water main repair and service installation activities. As part of the event, the Mayors of the area municipalities also compete against each other, driving trucks and/or other equipment through an obstacle course. This event takes place on May 18 at the Town of Richmond Hill's facility on Elgin Mills Road. In 2008, 2009, and 2010, the City of Vaughan's Public Works Team took First Place overall, winning the Miller Cup. Vaughan is the only municipality in the history of this event to have won three years in a row.

As part of Public Works Week, the City will also hold its annual Public Works barbeque at the Joint Operations Centre for all Public Works, Engineering and Parks Operations employees.

Each year, the Ontario Public Works Association presents the "Bruce Brunton Award" to recognize municipalities who actively participate in, and engage the public in, Public Works Week and its events. Earlier this year, the City of Vaughan received an Honourable Mention award in the category of municipalities with 150,000+ population for its 2010 Public Works Week programs.

Relationship to Vaughan Vision 2020

This report is consistent with the priorities previously set by Council, and complies with Vaughan Vision 2020's Goals and Objectives. The Public Works Week event ties into the Goal of "Service Excellence" and its Objective of "Lead and Promote Environmental Sustainability".

Participation in APWA and OPWA related events also ties in the Goal of "Staff Excellence" and its Objectives of "Support the Professional Development of Staff", as well as "Value and Encourage a Highly Motivated Workforce".

Conclusion

National Public Works Week provides a venue by which municipalities across North America can inform, educate, and in some cases, give back to the public, initiatives undertaken by Public Works departments.

To date, the Public Works Events have been well attended. As such, it is important to build on previous year's successes, and use this as another opportunity to promote not only the Public Works Week theme, but also promote the City's environmental initiatives as well.

Attachments

N/A

Report prepared by:

Caroline Kirkpatrick, C.E.T., M.C.I.P., Manager of Solid Waste Management
Brian T. Anthony, Director of Public Works

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Item 31, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

**31 FAMILY DAY CARE SERVICES OPERATION OF DAYCARE SPACE
 LOCATED IN THE GARNET A. WILLIAMS COMMUNITY CENTRE
 WARD 5**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 12, 2011:

Recommendation

The Commissioner of Community Services in consultation with the Directors of Legal Services, Building and Facilities, Reserves and Investments recommends:

- 1) That the lease between the City of Vaughan and the Family Day Care Services located at Garnet A. Williams Community Centre located at 501 Clark Avenue West be early terminated on June 30, 2011 as requested by Family Daycare Services; and,
- 2) That the Mayor and the City Clerk are authorized to sign the necessary documents to dissolve the lease agreement between The City and Family Day Care Services; and,
- 3) That Council authorize staff to proceed to explore options for the future use of this space, including but not limited to re-purposing for other activities, or obtaining another provider to take over the existing facilities and negotiate a lease.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions Vaughan, Community Sustainability Environmental Master Plan, Goal 4, Objective 4.1.6

- Provide more partnership opportunities for existing non-profit and volunteer groups to meet the community's social, cultural and recreational needs.

Economic Impact

Family Day Care Services occupying spaces at Garnet A. Williams Community Centre has been providing rental income to the City which has been deposited into a reserve fund for repairs and future renovations.

There will be a financial income loss of \$55,350.00 for the balance of the 2011 fourth year term and the final 2012 year term that is allocated to the Garnet A. Williams Family Day Care Services Reserve Fund as a result of terminating the lease prior to the expiry date of August 31, 2012.

Communications Plan

Family Day Care Services will be notified of Council's decision following the Council meeting of May 3, 2011.

Purpose

The purpose of this report is to obtain Council approval to permit Family Day Care Services operating a day care centre at Garnet A. Williams Community Centre to be released of the lease commitment with The City prior to the current expiry date of August 31, 2012.

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Background - Analysis and Options

Family Day Care Services is a non-profit charitable organization operating programs in Toronto, York and Peel Region. They currently have a lease at Garnet A. Williams Community Centre where they have been operating since January 1984. Commencing August 1st, 2006, the City of Vaughan has had a lease agreement directly with Family Day Care Services who continue to pay the current established rental rate of \$49,200.00 plus HST from September 1, 2010 to August 31, 2011. The final year of the established rental rate is \$51,250.00 plus HST from September 1, 2011 to August 31, 2012.

There is an option at the discretion of the Landlord to renew the lease for one additional five year period under the same terms and conditions save for the amount of rent payable.

Family Day Care Services provides care for children 18 months to twelve years of age in addition they also pick up and drop off children to local schools as well as operating a kindergarten program for junior kindergarten and senior kindergarten children within the centre. They also have partnerships with the Ontario Early years that provide early learning programs for families and children 0 -5 years of age on Sunday to Friday. The program is attended by families from the area other than those in child care. Many of these families walk in with strollers and include nannies and grandparents. On Saturdays the Supervised Access program uses the facility to conduct a secure program for non-custodial parents who are allowed only supervised visits with their children as directed by court order. In the summer the York centre runs a group for 6 weeks for special needs children and their families twice a week.

A Garnet A. Williams Family Day Care Services Reserve Fund has been established for the purpose of funding infrastructure, maintenance and repairs for the space utilized by the Family Day Care Services. In 2006, the source of funding was established by the sole net contribution by the Region of York and all future facility rent revenue received from the Family Day Care Services will be deposited into this fund as set out in their agreement. The funds in this reserve have been used to fund, as determined by the Buildings and Facilities Department, for any current or future repairs, renovations, monthly maintenance or capital improvements as it relates to the space utilized by the Family Day Care Services.

Currently, Family Day Care Services pays all costs with respect to the telephone and janitorial services in addition to paying the costs for hydro and water since these services are separately metered. The Building and Facilities Department in conjunction with the Parks and Forestry Operations Department provides services such as heating/cooling, ventilation, minor maintenance, garbage pickup, turf maintenance and snow clearing. Costs of these various services have been taken into consideration with respect to the monthly rental income.

The lease commenced on September 1st, 2007 for a five year period ending August 31 2012. The lease payments per square footage are \$5.25 in the year 2007, \$5.50 per square foot in the year 2008; \$5.75 per square foot in the year 2009, \$6.00 per square foot in the year 2010 and \$6.25 per square foot in the year 2011 plus applicable taxes.

Staff met with representatives of Family Day Care Services in November of 2010 where information explaining the transformational changes taking place in the early learning and care sector was discussed.

Due to the Ontario Provincial Government implementation of province wide full day school for children ages four and five in September 2011 Family Day Care Services enrollments will be significantly impacted at all of their sites.

Additionally Family Day Care Services reports challenges the organization is facing in the local area are:

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- Implementation of full day learning at the local school of E.G. Sands.
- The impact of 3 religious schools in the immediate area.
- The changing demographic within the community resulting in fewer children to draw upon.
- Since opening the enrollment at the centre has decreased 50%.
- The wait list is very small.
- To meet licensing requirements in April 2011 they anticipate additional costs of \$10,000.00 to \$15,000.00 for work to meet provincial health and safety guidelines for child care services.
- In addition to terminating operations at Garnet A. Williams Community Centre Family Daycare will be ceasing operations at three other sites located within York Region in June 2011.

As a result of the circumstances presently facing Family Day Care Services they are requesting The City to dissolve the lease agreement at the end of June 2011.

Staff has met with Family Day Care Services to discuss the terms of the lease. Family Day Care Services has advised that they have incurred a significant operating loss at the end of November 2010 at the Garnet A. Williams Community Centre site and are projecting further significant operating losses at the end of their fiscal year of March 2011.

Relationship to Vaughan Vision 2020 / Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, the project will provide:

- STRATEGIC GOAL:
Service Excellence - Providing service excellence to citizens.
- STRATEGIC OBJECTIVE:
Pursue Excellence in Service delivery - To deliver a high quality of services within approved service standards to all City stakeholders e.g. staff, citizens and businesses.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated.

Regional Implications

N/A

Conclusion

Staff recommend early termination of the lease with Family Day Care Services at Garnet A. Williams Community Centre on June 30 2011 and commence with the RFP process to source a daycare provider to take over the facilities.

Attachments

None.

Report prepared by:

Jeff Peyton, Director, Building and Facilities, Ext 8173

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Item 32, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

32 MAYOR'S GALA AND MAYOR'S GOLF CLASSIC RECIPIENT CHARITIES

The Committee of the Whole recommends approval of the recommendation contained in the following resolution submitted by Honourable Mayor Bevilacqua, dated April 12, 2011:

Member's Resolution

Submitted by Honourable Maurizio Bevilacqua, Mayor.

Whereas, the City of Vaughan has organized and promoted the Mayor's Gala and Mayor's Golf Classic as its premier fundraising events supporting not-for-profit and community organizations in Vaughan:

Mayor's Gala for eight years (2000, 2003 to 2009 inclusive); and

Mayor's Golf Classic for twelve years (1999 to 2010 inclusive); and

Whereas, the Mayor's Gala and Mayor's Golf Classic have raised more than \$3.8 million dollars net in support of charitable initiatives and new hospital services in Vaughan; and

Whereas, the Mayor's Gala and Mayor's Golf Classic have received overwhelming support from the business and professional community through corporate and in-kind sponsorship of the events; and

Whereas, the 2011 Mayor's Gala and Mayor's Golf Classic are planned for June and August

It is therefore recommended that recipients for the net proceeds raised from the City of Vaughan's 2011 Mayor's Gala and Mayor's Golf Classic and annually thereafter, include but not be limited to the Vaughan Health Care Foundation, Vaughan based charities, not-for-profit organizations, community groups and disaster relief assistance.

Attachments

None

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 33, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

33 COMMUNITY GARDEN INITIATIVE-GROWING TO GIVE PILOT PROJECT

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager and the Manager of Environmental Sustainability, dated April 12, 2011:

Recommendation

The City Manager and the Manager of Environmental Sustainability, in consultation with the Director of Parks and Forestry Operations and Acting Deputy Chief of Vaughan Fire & Rescue Services, recommend:

1. That the City of Vaughan partner with the York Region Food Network and Seeds for Change to undertake a two-year community garden pilot project at Vaughan Fire and Rescue Service Station #7-1, located at 835 Clark Avenue West; and,
2. That Council authorize the execution of an agreement with these organizations to facilitate the pilot project.

Contribution to Sustainability

The City of Vaughan recognizes that the principles of sustainability must be incorporated into our activities. Community gardens positively contribute to environmental, social and economic sustainability. Research has shown that gardens within a community and other community greening activities contribute to community development.

Community Gardens provide a livable environment by controlling physical factors such as temperature, noise and pollution; they help create a community image that is perceived as positive by both residents and outsiders; they create opportunities to improve communities in many ways.

These factors translate directly into tangible economic and social benefits, such as greater availability of nutritious food, and increased business activity. The neighbourhood will be more attractive because the people within that neighbourhood are more involved with each other. Communities benefit from gardens based in the community by wildlife habitat protection/restoration, reduced transportation-related food costs, improved population health and community beautification.

Economic Impact

The Growing to Give pilot project is expected to create an indirect positive economic on the local community by creating a more attractive living space. Volunteer gardeners will be encouraged to donate a portion of their harvest. The project will provide food to local residents, possibly to a local school or to a local assisted living facility. Once completed, the pilot project will be evaluated to determine if it would be feasible to be expanding the program to other fire stations within York Region.

The estimated total budget for Year 1 of this project is expected to be \$ 9,979, which includes volunteer coordination and training, communication/promotion as well as garden development costs such soil testing, wood framing materials, soil/compost, labour to construct wood frame, gardening equipment, sprinklers, garden hoses, seeds/seedlings, harvest collection baskets. Some of the budget is expected to be contributed through in-kind donations. Seeds for Change

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have agreed to provide a Garden Coordinator to undertake all daily activities of the Community Garden Project and has secured partial financial support. The City of Vaughan Environmental Sustainability Office has proposed that the City of Vaughan be responsible for \$2000 of the total budget, of which 25 % would be in-kind contributions. The cash contribution would go toward soil testing and offsetting the cost of the Seeds of Change Garden coordinator. This contribution would come from the existing Environmental Sustainability business unit 2011 budget for public events/public relations. In-kind contributions would include tilling of the garden, providing a small amount of compost and proving water access to the garden.

Communications Plan

Information sessions will be held to introduce volunteers to the project. Posters for the Community Garden Initiative Growing to Give pilot project will be strategically placed to inform volunteer recruits of the opportunity to volunteer with the Seed of Change to execute the Vaughan Fire and Rescue Service (VFRS) Station #7-1 pilot project. Seeds for Change will collaborate with local environment committees to draw upon their volunteers.

Environmental Sustainability will work with the partner organizations and Corporate Communications, to host a launch event at the onset of the project. Invitations will be extended to the Mayor, Members of Council, project volunteers, agencies and organizations that will benefit from the harvest donations as well as representatives from Parks and Forestry, Fire Firefighters and media outlets.

The Growing to Give project provides an excellent opportunity for promotion and awareness the City of Vaughan's commitment to sustainability. A more detailed communications strategy will be developed in partnership with Corporate Communications.

Purpose

The purpose of this report is to obtain Committee approval to proceed with the Community Garden Initiative- Growing to Give pilot project

This pilot project aims to:

- i) Create a community garden that can be sustained in future years and provide a model of how a community garden can be successful in the City of Vaughan
- ii) Provide healthy food to members of the community who may not otherwise have access
- iii) Raise awareness within the community to initiate collective actions that reduces greenhouse gas from food transportation.

The Growing to Give pilot will create hands-on gardening opportunities for the patrons of the local library, school, religious institutions, local businesses and social service agencies.

There are three main goals for the first year of the Growing to Give Pilot project. One goal will be to identify internal and external partners, assign roles and responsibilities to partners and move forward with initial planting of plots. The second goal is to identify and address issues, including legal, infrastructure, or practical considerations that could hinder success of a community garden throughout Vaughan. The third and final goal is to construct 2 of the suggested 15 garden plots in Spring 2011. In the second year of the Growing to Give pilot project, the focus will be on increasing external funding and community support for project, working with volunteers from retirement community, local school programs and local business interests as well as constructing the remaining 13 of the suggested 15 garden plot.

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Background - Analysis and Options

The VFRS Station #7-1 is set back on Clark Avenue in Thornhill. It is located between Clark Avenue (north), a gas station (east), a residential community (south) and a large field (west). The garden will be built in the south-end of the property facing the back of the fire station and residential fences. There is a large building (the fire station) on the site and a long service road that the fire trucks use from Clark Avenue to the back of the building. There is a shed beside the proposed garden area which may be used to store garden tools. Natural features include a sunny south-west exposure, a naturalized field adjacent to the site (providing the garden with native pollinators) and buildings that will protect the garden from wind.

The land is currently not being used by the community. The proposed garden would be located in a busy part of Thornhill that is easily accessible by foot, public transportation and bicycle. The community garden would provide quiet place of refuge and safety as it is tucked away behind the fire station. To ensure the utmost safety, a walking path to the garden via the east side of the building will be constructed to ensure pedestrians are not in the way of fire trucks.

A similar small scale, community garden project has been successful through the in-kind support of the Parks and Forestry Operations Department. The Sugarbush Heritage Park Community Garden is entering its second year of operation. The project successes and lessons learned have been incorporated into the development of the Growing to Give Pilot Project.

A community garden is also being proposed as part of a broader application by the Vaughan Community Health Centre. The City of Vaughan has provided a letter of support for that initiative. An effort will be made to liaise with the leaders of the Vaughan Community Health Centre community garden project should the initiative move forward.

The initial idea of a community garden came from a City of Vaughan firefighter who worked at Fire hall 7-1. This individual approached Environmental Sustainability staff about this initiative and has been instrumental in securing support from senior staff within VFRS. It should be noted that issues raised by City of Vaughan Risk Management staff and VFRS have been addressed in the pilot project planning. Provisions have been made that will prevent the pilot project participants from interfering with VFRS operational duties/staff while maintaining the highest regard for public safety. Other than housing the garden on the Fire hall 7-1 site and providing water access, VFRS staff are not expected to contribute to the operation of the community garden.

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

This pilot project addresses the following objectives outlined in *Green Directions Vaughan*:

- 1.2 To promote reduction of greenhouse gas emissions in the City of Vaughan
- 5.1 To share sustainable best practices and ideas between and among municipal staff and the community
- 5.2 To continue the City's role in advocacy and information sharing on environmental issues

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Regional Implications

This 2-year pilot project at Vaughan Fire and Rescue Station #7-1 in Thornhill seeks to create a community garden model that can be replicated at Fire Halls throughout York Region. The V Community Garden Initiative-Growing to Give pilot project will work with local area volunteers to prep, maintain and tend to the site, which will grow vegetables/herbs and provide a portion of the food harvested to local assisted living facilities in the near project area.

Conclusion

The Community Garden Initiative- Growing to Give pilot at VFRS Station #7-1 would create awareness of the City's commitment to sustainability within the community. It would support Vaughan's commitment to being a leader in sustainability. The project creates the potential for a larger community-wide community garden initiative.

Attachments

N/A

Report prepared by:

Elizabeth Koster, Sustainability Coordinator, ext. 8426
Chris Wolnik, Manager of Environmental Sustainability, ext. 8633

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Item 34, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

34

2010 HIATUS REPORT

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the City Manager, dated April 12, 2011, be approved; and
- 2) That the deputation of Mr. Kevin Hanit, 72 Queensbridge Drive, Concord, L4K 5T1 on behalf of Ms. Maxine Povering, be received.

Recommendation

The City Manager recommends:

That the following report under the Authority of the City of Vaughan Hiatus By-law 332-98, as amended (By-law 254-2008), be received.

Economic Impact

N/A

Communications Plan

N/A

Purpose

The purpose of this staff report is to advise members of Council of those matters dealt with under the Hiatus By-law during Council's 2010 hiatus.

Background - Analysis and Options

By-law 332-98 provides authority that the City Manager or his designate is hereby authorized to award tenders and to authorize the execution of tenders by the Mayor or Acting Mayor and City Clerk or Deputy City Clerk during a hiatus of Council, provided no tender shall be authorized that is not included in the approved budget. Approvals made during the 2010 Hiatus period are as follows:

ISF Projects:

1. T09-298
Description – Renovations to Garnet A. Williams Community Centre Arena ISF 2133 & Al Palladini Community Centre Arena ISF 1088
Approval – April 15, 2010
\$378,602.71 includes GST
Contingency 10% (\$37,802.67) includes GST
Anacond Contracting Inc.

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2. T10-177
Description – Interior Renovations to Bathurst Clark Resource Library – ISF 2195
Approval – July 13, 2010
\$294,000 includes GST
Contingency – 10% (\$29,400.00)T10-117 (actually T10-177)
Anacond Contracting Inc.
3. T10-324
Description – Intersection Improvements Chancellor Drive and Weston Road
Approval – November 22, 2010
\$105,720.00 plus HST
Contingency - \$11,000.00 plus HST
Other – \$12,000.00 plus HST
Nuroad Construction Limited

Non-ISF Projects:

4. RFP10-226
Description – Supply & Installation of Telephone System for New City Hall & Maintenance
Approval – August 19, 2010
\$1,175,000 plus HST
Other – \$160,000 per year for three (3) years maintenance plus HST
Bell Canada
5. CT10-02
Description – Supply and Delivery of Office Supplies to the Municipalities and Government Agencies in the Greater Toronto and Hamilton Area
Approval – October 29, 2010
\$213,000.00 plus HST (estimated value for 33 month contract)
Corporate Express Canada Inc. (Staples Advantage Canada)
6. T10-347
Description – 2010 Road Resurfacing/Rehabilitation-West Vaughan, Various Locations
Approval – August 17, 2010
\$1,021,870.00 plus HST
Contingency - \$110,000.00 plus HST
Geotechnical and Material Testing - \$11,000.00 plus HST
D. Crupi and Sons Limited
7. T10-366
Description – Testing & Calibration of Industrial, Commercial and Institutional Water Meters
Approval – November 5, 2010
\$979,821.75 includes HST
Coulter Meter Service
8. T10-425
Description – Supply & Installation of New Sensus SR Water Meters
Approval – November 16, 2010
\$668,960.00 includes HST
Wamco Municipal Products (a Div. of Emco Corp)

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9. T10-138
Description – Intersection Signalization-New Huntington Road & Zenway Boulevard
Approval – November 22, 2010
\$122,002.91 plus HST
Contingency – \$12,200.00 plus HST
Fellmore Electrical Contractors Limited

10. T10-403
Description – Supply & Installation of Recycling Receptacles at Various Park Locations
Approval – December 1, 2010
\$151,330.00 plus HST
Sam Velocci Construction Ltd.

11. T10-240
Description – Part I-Pavement Rehabilitation of the Dufferin Clark Community Centre
Description – Part II-Pavement Rehabilitation of the Woodbridge Pool & Arena West
Parking Lot
Approval – September 19, 2010
Contingency – 10%
Part I - \$505,138.25 (including HST)
Four Seasons Site Developments
Part II - \$273,906.35 (including HST)
Melrose Paving Company

12. RFP10-320
Description – Design, build and implement the public website for the City of Vaughan
Approval – September 24, 2010
\$350,000 plus HST
Navantis Inc.

Relationship to Vaughan Vision 2020

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

N/A

Conclusion

The above tenders/RFP's were awarded based on qualifications and low bid. This report, which outlines those tenders that were authorized under By-law 332-98, as amended (By-law 254-2008) is provided to Council for their information.

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Attachments - MAYOR AND MEMBERS OF COUNCIL ONLY

1. Staff Report – T09-298
2. Staff Report – T10-177
3. Staff Report – T10-324
4. Staff Report – RFP10-226
5. Staff Report – CT10-02
6. Staff Report – T10-347
7. Staff Report – T10-366
8. Staff Report – T10-425
9. Staff Report – T10-138
10. Staff Report – T10-403
11. Staff Report – T10-240
12. Staff Report – RFP10-320

The above reports are provided to the Mayor and Members of Council only. However, a copy is on file in the office of the City Clerk for public viewing.

Report prepared by:

Anita Micoli
Administrative & Project Assistant

(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.)

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EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 35, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

35 SPORTS VILLAGE – AMENDMENT TO FINANCIAL COMMITMENT LETTER

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Finance/City Treasurer and the Director of Reserves & Investments, dated April 12, 2011, be approved; and
- 2) That Communication C7, Mr. A.M. (Tony) Furiato, Mentana, dated April 12, 2011, be received.

Recommendation

The Commissioner of Finance/City Treasurer and the Director of Reserves & Investments recommend:

- 1) That Council enact a by-law to authorize the required amendments to the Bank of Nova Scotia Commitment letter to permit the refinancing of the bank loan in the amount of \$7,439,845 for an additional five (5) year term, amortized over a ten (10) year period; and;
- 2) That the Mayor and Clerk be authorized to execute all required documentation to effect the amendment to the Bank of Nova Scotia Commitment Letter in a form satisfactory to the City Solicitor.

Contribution to Sustainability

Not applicable

Economic Impact

The report as written has no economic impact. However, should Mentana Group Inc. be delinquent in its loan repayment, the City of Vaughan (as Guarantor) would be responsible for the financial obligation.

Communications Plan

City staff will advise both the Bank of Nova Scotia and Mentana Group Inc. on the outcome of Council's decision.

Purpose

The purpose of this report is to obtain Council approval to amend the Commitment Letter between the Bank of Nova Scotia, Mentana Group Inc. and the City of Vaughan in accordance to Section 11 of the Omnibus Agreement dated July 28, 2000.

Background - Analysis and Options

The Sports Village, a municipal capital facility in accordance with the Municipal Act (Ontario), is a private/public partnership multi-use cultural and recreational complex located at 2600 Rutherford Road constructed on lands which are owned by the City and have been leased to Mentana Group Inc. On December 29, 2000, the Bank of Nova Scotia, the Mentana Group Inc. (Borrower) and
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the Corporation of the City of Vaughan (as Guarantor) signed a Commitment Letter financing the project. The Bank of Nova Scotia provided the financing for the Sports Village to the Mentana Group Inc. The term of the original loan was for ten (10) years amortized over a twenty (20) year period maturing January 2011. Due to favourable interest rates, Mentana Group Inc. has requested that the Bank of Nova Scotia refinance the outstanding balance in the amount of \$7,439,845 for an additional five (5) year term amortized over a ten (10) year period. For the bank to proceed with this request, the Bank of Nova Scotia requires the Commitment Letter to be amended.

Section 11 of the Omnibus Agreement dated July 28, 2000 between the Bank of Nova Scotia, Mentana Group Inc. and the Corporation of the City of Vaughan states:

- a) the Commitment Letter shall not be amended, supplemented, restated or replaced without the prior written approval by by-law of Council of the City

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council in the Vaughan Vision 2020.

Regional Implications

Not applicable

Conclusion

Mentana Group Inc. requires City of Vaughan approval to secure the refinancing of the outstanding balance in the amount of \$7,439,845 for an additional five (5) year term amortized over a ten (10) year period. The City, as Guarantor, in accordance with Section 11 of the Omnibus Agreement dated July 28, 2000 must approve any amendment to the Bank of Nova Scotia Loan Commitment Letter. The Commitment Letter can only be amended with written approval by by-law of Council of the City of Vaughan.

Attachments

None

Report prepared by:

Ferruccio Castellarin, CGA
Director of Reserves & Investments
Ext. 8271

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Item 36, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

36

**PROCLAMATION REQUEST
CHILDREN'S MENTAL HEALTH WEEK**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 12, 2011:

Recommendation

The City Clerk recommends:

- 1) That May 1 – 8, 2011 be proclaimed as “Children’s Mental Health Week”; and
- 2) That the proclamation be posted on the City’s website and published on the City Page Online.

Economic Impact

N/A

Communications Plan

The Corporate Communications Department posts proclamations issued by the City on the City’s website under “Events – Proclamations”. Publishing proclamations on the City Page depends on space availability.

Purpose

To respond to the request received from The York Centre for Children, Youth & Families, dated April 5, 2011.

Background - Analysis and Options

The correspondence received from The York Centre for Children, Youth & Families, dated April 5, 2011, is attached. (Attachment 1)

The proclamation request meets the City’s Proclamation Policy, as follows:

“That upon request, the City of Vaughan issue Proclamations for events, campaigns or other similar matters:

- (i) which are promoted by any organization that is a registered charity pursuant to Section 248 of the Income Tax Act”

The York Centre for Children, Youth & Families, comprised of 3 children’s mental health agencies in York Region (Blue Hills Child & Family Centre, Kinark Child & Family Services and The York Centre for Children, Youth and Families) has requested that the City publicize this proclamation. One in 5 children experiences mental health problems and frequently these problems are not diagnosed or treated and may become more serious. The York Centre for Children, Youth & Families have scheduled a variety of activities to increase awareness of children’s mental health issues and dispel the associated stigma, encourage parents to seek help, and provide contact information for children’s mental health services in York Region. Council has previously granted this proclamation request in previous years.

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Relationship to Vaughan Vision 2020/Strategic Plan

This report supports the strategic priorities established by Vaughan Vision 2020, in particular “Enhance and Ensure Community Safety, Health and Wellness”.

Regional Implications

This proclamation will raise awareness of children’s mental health issues within the region.

Conclusion

Staff is recommending that May 1 – 8, 2011 be proclaimed as “Children’s Mental Health Week”, and that the proclamation be posted on the City’s website and published on the City Page Online.

Attachments

Attachment 1 Correspondence from The York Centre for Children, Youth & Families, dated April 5, 2011

Report prepared by:

Connie Bonsignore, Administrative Assistant to the City Clerk

(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.)

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Item 37, Report No. 19, of the Committee of the Whole, which was adopted, as amended, by the Council of the City of Vaughan on May 3, 2011, as follows:

By receiving Communication C4 from the City Clerk, dated May 3, 2011.

37

SPIRIT OF COMMUNITY DINNER

The Committee of the Whole recommends approval of the recommendation contained in the following resolution submitted by Regional Councillor Di Biase, dated April 12, 2011:

Member's Resolution

Submitted by Regional Councillor Michael Di Biase.

Whereas, the Spirit of Community Dinner has established a reputation as a unique celebration of community involvement, reflecting well on all who are associated with the evening, along with building goodwill in the Community.

It is therefore recommended that the letter from Rabbi Landa dated April 11, 2011 be referred to Staff for a report to Council on May 3, 2011.

Attachments

Letter from Rabbi Landa
Spirit of Community Dinner Invitation

(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.)

Councillor Shefman declared an interest with respect to the foregoing matter as he is a Chair of the event.

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Item 38, Report No. 19, of the Committee of the Whole, which was adopted, as amended, by the Council of the City of Vaughan on May 3, 2011, as follows:

By receiving Communication C6 from the Commissioner of Community Services, dated April 29, 2011.

38 DEPUTATION - MR. JOEL HERTZ, THE ACME (ALL CANADIAN MOTORCYCLE ENTHUSIASTS) WITH RESPECT TO THE VAUGHAN HOSPITAL MOTORCYCLE RIDE

The Committee of the Whole recommends that the deputation of Mr. Joel L. Hertz, ACME, 103 Mullen Drive, Thornhill, L4J 2T6 and Communication C1, dated March 17, 2011, be received and referred to staff for a report.

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Item 40, Report No. 19, of the Committee of the Whole, which was adopted, as amended, by the Council of the City of Vaughan on May 3, 2011, as follows:

By approving that the following support be provided to the organizer of the event subject to contributions being made to offset the cost to the City:

- 1. The 2011 Flag Raising Ceremony be approved in accordance with the City's Flag Raising/Half Masting Policy;***
- 2. The City of Vaughan provide the services outlined in Communication C11 at no cost for the 2011 event only, with the understanding that this is a one time level of support;***
- 3. The organizers be required to coordinate all external services noted in Communication C11 in consultation with City staff (i.e., for payment of invoices); and, to work with the Fire and Rescue Services Department to facilitate an appropriate temporary fire plan;***
- 4. The organizers be requested to seek sponsorship to offset costs and remit to the City any surplus funds raised; and,***
- 5. The organizers be advised to apply for the Flag Raising Proclamation and associated ceremony on an annual basis;***

By approving the following:

- 1. That June be declared Italian Heritage Month; and***
- 2. That the proclamation be posted on the City's website and published on the City Page online; and***

By receiving Communication C11 from the Commissioner of Community Services, dated April 29, 2011.

40 DEPUTATION - MS. CATHY MORABITO WITH RESPECT TO FLAG RAISING CEREMONY AND EVENT AT CITY HALL FOR 150TH ANNIVERSARY OF THE UNIFICATION OF ITALY AND THE FESTA DELLA REPUBBLICA

The Committee of the Whole recommends:

- 1) That the deputation of Ms. Cathy Morabito, G.I.M & G.I.M. Association, 7700 Pine Valley Drive, Suite 204, Woodbridge, L4L 2X4, be received and referred to staff for a report, in consultation with the deputant; and**
- 2) That Communications C3 and C6, Mr. Mimmo Rizzo, dated March 25, 2011 and April 2, 2011, be received.**

CITY OF VAUGHAN

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Item 41, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

**41 NEW BUSINESS – MEMBER'S RESOLUTION – YORK REGIONAL POLICE
 SAFETY WORKSHOP – GARNET WILLIAMS MEETING ROOM**

The Committee of the Whole recommends that Communication C10, Member's Resolution submitted by Councillor Shefman, be approved.

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

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EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 3, 2011

Item 42, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

42

**NEW BUSINESS – MEMBER'S RESOLUTION – OCCASIONAL
OVERNIGHT ON-STREET PARKING PERMITS**

The Committee of the Whole recommends that Communication C11, Member's Resolution submitted by Councillor Carella, be received and referred to the May 10, 2011 Committee of the Whole meeting.

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

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Item 43, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

**43 NEW BUSINESS – ACKNOWLEDGEMENT LETTER FROM MR. LARRY CLAY,
 MINISTRY OF MUNICIPAL AFFAIRS AND HOUSING**

The Committee of the Whole recommends that Communication C12, Mr. Larry Clay, Regional Director, Central Municipal Services Office, Ministry of Municipal Affairs and Housing, dated March 29, 2011, be received.

The foregoing matter was brought to the attention of the Committee by Regional Councillor Di Biase.

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Item 44, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

44 NEW BUSINESS – COUNCIL EXECUTIVE ASSISTANT'S PARKING

The Committee of the Whole recommends that the verbal inquiry of Regional Councillor Di Biase, be received.

The foregoing matter was brought to the attention of the Committee by Regional Councillor Di Biase.

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Item 45, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

**45 COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION
APRIL 12, 2011**

The Committee of the Whole passed the following resolution:

- 1. ONTARIO MUNICIPAL BOARD HEARING
2123659 ONTARIO INC., WARREN NEWFIELD AND JOE WADE
143 THORNBRIDGE DRIVE AND 138 ARNOLD AVENUE
WARD 5
(Deferred Item)**

(litigation or potential litigation)
- 2. PROPERTY MATTER
YORK CENTRAL HOSPITAL ASSOCIATION
WARD 1**

(acquisition or disposition of land by the municipality or local board)
- 3. PERSONNEL MATTER
UPDATE ON RECRUITMENT FOR COMMISSIONER OF PLANNING**

(personal matters about an identifiable individual)

CITY OF VAUGHAN

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Item 46, Report No. 19, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 3, 2011.

46

OTHER ITEMS CONSIDERED BY THE COMMITTEE

46.1 CONSIDERATION OF AD HOC COMMITTEE REPORTS

The following Ad Hoc Committee reports were received:

1. Pedestrian/Street Task Force meeting of January 27, 2011 (Report No. 1)
2. Pedestrian/Street Task Force meeting of February 24, 2011 (Report No. 2)
3. Task Force on Advisory Committees meeting of March 16, 2011 (Report No. 3)
4. Accessibility Advisory Committee meeting of March 29, 2011 (Report No. 1)
5. Pedestrian/Street Task Force meeting of March 24, 2011 (Report No. 3)