THE CORPORATION OF THE TOWN OF GEORGINA

COUNCIL MINUTES

Wednesday, March 28, 2018
7:00 PM

Staff:
David Reddon, Director of Corporate Services/Deputy CAO
Harold Lenters, Director of Development Services
Phil Rose-Donahoe, Director of Recreation and Culture
Ron Jenkins, Director of Emergency Services/Fire Chief
Bev Moffatt, Director of Human Resources
John Armstrong, Acting Director of Operations and Infrastructure
Alan Drozd, Supervisor, Development Planning
Tolek Makarewicz, Planner
Marc Pourvahidi, Acting Executive Director of Capital Initiatives
Tanya Thompson, Communications Manager
Rachel Dillabough, Deputy Clerk
Carolyn Lance, Council Services Coordinator

1. CALL TO ORDER - MOMENT OF MEDITATION

"We would like to begin today's meeting by acknowledging that the Town of Georgina is located over lands originally used and occupied by the First Peoples of the Williams Treaties First Nations and other Indigenous Peoples and thank them for sharing this land. We would also like to acknowledge the Chippewas of Georgina Island First Nation as our close neighbour and friend, one that we strive to build a cooperative and respectful relationship with."

Council recognized the passing of Murray MacMillan, a lifetime resident of Georgina

Council recognized the sudden passing of Sue Dosso, spouse of Jeffrey Holec, former Mayor of Georgina.

2. ROLL CALL

The following Members of Council were present:

Mayor Quirk
Councillor Biggerstaff
Councillor Neeson
Councillor Harding
Regional Councillor Davison
Councillor Fellini
Councillor Sebo

3. COMMUNITY ANNOUNCEMENTS

(1) Presentation of 'Robert Wilson Crescent' street sign to Mrs. Anne Wilson in memory of Warrant Officer Robert Wilson

Mayor Quirk presented a ceremonial street sign to Mrs. Anne Wilson in tribute to her son, Robert Wilson, for his sacrifice for our country, one of three Canadian soldiers killed by a roadside bomb in Afghanistan in 2008. Mayor Quirk also acknowledged the presence of several members of the Queen's York Rangers Army Cadet Corps, a Corps Warrant Officer Robert Wilson was a member of as a boy.

(2) Georgina 200 Celebration 'Did You Know'

Mayor Quirk read a Georgina 200 fact concerning the survey of 'the Gwillimburys' which began in 1880; survey journals tell of the hardships of surveying in the tamarack swamps of North Gwillimbury in winter over 200 years ago.

•Saturday, March 31st, Pefferlaw Club 55 hosting a Euchre tournament at the Pefferlaw Lions Hall, 1:00pm
•Saturday, March 31st, 10th annual Easter Swim and In-Water Easter Egg Hunt, 11:00am to 12:30pm and 1:30pm to 3:30pm
•Friday, March 30th, Open House at Auntie M's Closet in Keswick, 10:00am to 2:00pm, proceeds to 'No Dogs Forsaken'

4. INTRODUCTION OF ADDENDUM ITEM(S)

Item No. 17(3)	By-law No. 2018-0027, revised Schedule page to reflect the Uptown Keswick BIA
Item No. 11(1)(A)	Additional correspondence in opposition; Hillary Thatcher and Clint Davis, Richard Phillips, Sue Holland, Diane Woods, Margaret and Ernie Woods, Lysa Dress
Item No. 11(1)(A)	Additional photos from Margaret and Ernie Woods

5. APPROVAL OF AGENDA

Moved by Councillor Biggerstaff, Seconded by Councillor Harding

RESOLUTION NO. C-2018-0144

That the agenda with the following addendum items be approved;

Item No. 17(3)	By-law No. 2018-0027, revised Schedule page to reflect the Uptown Keswick BIA
Item No. 11(1)(A)	Additional correspondence in opposition; Hillary Thatcher and Clint Davis, Richard Phillips, Sue Holland, Diane Woods, Margaret and Ernie Woods, Lysa Dress

Item No. 11(1)(A) Additional photos from Margaret and Ernie Woods

Carried.

6. DECLARATIONS OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF None.

7. ADOPTION OF MINUTES

Moved by Regional Councillor Davison, Seconded by Councillor Fellini

RESOLUTION NO. C-2018-0145

(1) Minutes of the Council Meeting held on February 28, 2018

Carried.

8. SPEAKERS

Mayor Quirk inquired if anyone was in attendance who wished to speak to any reports on the agenda; None.

Mike Waddington, 121 Robert Wilson Crescent, stated that staff have produced reports over the last few years containing changing information and suggested that the Town acquire the land, build the new Keswick Fire Hall and then create a sustainable business plan in order to move forward slowly. The need is now not as relevant with the Town of East Gwillimbury building its own recreation centre and incorrect population projections. Recreational facilities should be spread out over each community for ease of accessibility.

9. DELEGATIONS/PETITIONS *None.*

10. PRESENTATIONS *None.*

11. REPORTS

(1) ADOPTION OF REPORTS NOT REQUIRING SEPARATE DISCUSSION

Moved by Councillor Fellini, Seconded by Councillor Sebo

(A) Town of Georgina 2018-2022 Multi-Year Accessibility Plan

Report No. RC-2018-0007

RESOLUTION NO. C-2018-0146

1. That Council receive Report No. RC-2018-0007 prepared by the Cultural Services Division, Recreation and Culture Department, dated March 28, 2018, respecting the Town of Georgina 2018-2022 Multi-year Accessibility Plan.

2. That Council approve the Town of Georgina 2018-2022 Multi-Year Accessibility Plan.

Report from the Operations and Infrastructure Department:

(B) Award of Tender – Engineering Services – Bridge and Culvert Structures

Report No. OI-2018-0007

RESOLUTION NO. C-2018-0147

1. That Council receive Report No. OI-2018-0007 prepared by the Operations Division of the Operations and Infrastructure Department dated March 28, 2018 respecting Engineering Services – Bridge & Culvert Structures

2 That Council award the Tender OID2018-010: Engineering Services – Bridge & Culvert Structures, for $118,368 excluding applicable taxes.

3 That Council authorize the Purchasing Division to issue a Purchase Order for tender OID2018-010: Engineering Services – Bridge & Culvert Structures and the Director of Operations and Infrastructure enter into a standard Municipal Engineers Association (MEA) Agreement with AUE Structural Incorporated.

(D). Remuneration and Expenses/Members of Council and Council Appointees to Local Boards for 2017

Report No. CS-2018-0012

Mayor Quirk advised that Councillor Biggerstaff was not a member of Council at the time she received an honorarium as a member of a committee.

RESOLUTION NO. C-2018-0148

1. That Council receive Report No. CS-2018-0012 prepared by the Finance Division, Corporate Services Department dated March 28, 2018 regarding Remuneration and Expenses of Members of Council and Council Appointees to Local Boards and Committees for 2017.

2. That Council adopt the Schedules detailing the Remuneration and Expenses of Members of Council and Council Appointees to Local Boards and Committees for 2017, as required under the *Municipal Act.*

Carried.

(2) REPORTS REQUIRING SEPARATE DISCUSSION

Reports from the Corporate Services Department:

(C) 2018 Municipal Election, Restricted Acts of Council ('Lame Duck' Period Provisions) and Delegation of Authority

Report No. CS-2018-0007

Rachel Dillabough provided a brief summary of the report, noting that there have been significant changes to the Municipal Elections Act and to the election year calendar; the opening of the nomination period is May 1st, the close of the nomination period is July 31st and voting day is October 22nd.
•page 155 chart should reflect voting day as October 27th, 2014

Moved by Councillor Neeson, Seconded by Regional Councillor Davison

RESOLUTION NO. C-2018-0149

1. That Council receive Report No. CS-2018-0007 prepared by the Corporate Services Department, Clerk's Division, dated March 28, 2018 entitled 2018 Municipal Election, Restricted Acts of Council ('Lame Duck' Period Provision) and Delegation of Authority for information.

2. That Council adopt a by-law to delegate authority to the Chief Administrative Officer or the Deputy Chief Administrative Officer, for business continuity purposes, from July 27, 2018 to November 30, 2018 to attend to those matters that may be restricted from Council action during that time period pursuant to the Municipal Act, 2001, SO 2001, c. 25.

Carried.

Report from the Chief Administrative Officer:

(D) Verbal Report from staff respecting the Thane Smelter - Response from the Ministry concerning a Letter of Concern

David Reddon advised that our solicitor did receive confirmation March 22nd that the Ministry received his letter and anticipated a response by the end of March. The

April 4th agenda will include the opportunity to provide another verbal update, if available at that time.

Moved by Councillor Fellini, Seconded by Councillor Harding

RESOLUTION NO. C-2018-0150

That the verbal update provided by staff concerning the Thane Smelter be received.

Carried.

Report from the Recreation and Culture Department:

(F) Verbal report from staff providing an update on the Udora Hall Pavilion

Phil Rose-Donahoe provided a verbal update, advising that the Udora Lions Club is seeking grant funds of between $5,000 and $25,000 to assist with the construction of the pavilion, with the Town to act as funds manager, and the application is due March 29th. Mr. Rose-Donahoe requested Council`s approval for staff to assist the Club if necessary and to support the project if the Club is successful with its application.

Moved by Councillor Harding, Seconded by Councillor Biggerstaff

RESOLUTION NO. C-2018-0151

That Council grant support of the Udora Hall Pavilion project, endorse its application for grant funding for the project, grant approval for staff to assist the Udora Lions Club if necessary and for the Town to act as funds manager if the application is successful.

Carried.

11. PUBLIC MEETINGS

(1) STATUTORY MEETING(S) UNDER THE PLANNING ACT OR MEETINGS PERTAINING TO THE CONTINUATION OF PLANNING MATTERS

(7:32 p.m.)

(A) Application to Amend Zoning By-law No. 500
CRAINE, Kenneth Bruce & ELLIS, Marianne
Part Lot 18, Concession 2 (NG); 255 Lake Drive North
AGENT: Michael Smith Planning Consultants

Report No. DS-2018-0028

Mayor Quirk explained the procedure for a public meeting.

Michael Smith, Agent,
•Zoning By-law Amendment application submitted to i) change current split Residential (R) and Transitional (T) zones to one consistent Residential zone, ii) permit an accessory apartment in the second story of existing garage, iii) remove the right of one of the two existing dwellings on the property to be used as a residential unit ensuring only a maximum of two dwelling units on the property, and iv) changing a legal non-confirming status to a conforming status
•9.89 metre (32 foot) frontage, expanding towards the rear of the property, area of approximately 3,000 square metres or almost three-quarters of an acre
•contains two existing residential dwellings and a garage; both dwellings predate the the Town`s first comprehensive Zoning By-law No. 911 in May of 1977 and are therefore legal non-conforming
•permission granted in 2010 by the OMB to expand upon the legal non-conforming status to construct a two storey garage; a dwelling unit in the second storey was not contemplated at that time
•concurs with Town staff report respecting applicable Provincial, Regional and Town planning policies
•subject land is designated as 'Neighbourhood Residential', the same designation given to most neighbourhoods on municipal water and sewer servicing, from Boyer's Sideroad to Ravenshoe Road
•Section 13.1.3.1 permits low density residential uses in this designation
•Section 13.1.2.7 provides that low density residential uses include single detached, semi-detached and duplex dwellings and accessory apartments
•Section 13.1.3.1(f) provides that residential development shall be compatible with existing residential areas
•issues of orientation, shadow-casting and visual impact are fixed and landscaping is not required; privacy is the only issue related to the addition on a dwelling unit in the second floor of the garage
•the proposed apartment in the second storey of the garage conforms to the Keswick Secondary Plan
•minimum interior side yard for a one storey residential dwelling unit is 1.2 metres (4 ft), 1.7 metres (5.5 ft) for a second storey dwelling unit and 2.2 metres (7.2 ft) for a third storey dwelling unit; the existing garage is 3 meres (10 ft) from the southerly interior side lot line and 8 metres (26 ft) from the westerly interior side lot line
•garage is not at the street and therefore does not impact the public
•garage is 26 metres from the residence to the west, 35 metres from the residence to the south-west and 35 metres from the residence to the north; on average, neighbouring homes are 30 metres (100 ft) from a garage
•garage is 3 metres (10 ft) from the southerly interior side lot line and 98 metres (26 ft) from the westerly interior side lot line
•maximum height of a single family dwelling is 11 metres (36 ft); the existing garage is 10.7 metres (35 ft)
•the garage more than meets all of the zoning by-law standards

•the south wall of the dwelling plan facing the rear yard of 240 Lake Drive North is to contain an ensuite bathroom and laundry room, not high use areas and would not impact on privacy for the neighbor
•windows line the west wall; the distance to the neighbouring residence far exceeds the setback requirements
•site alteration plan addressing grading and drainage was prepared and approved by Town staff prior to issuance of the building permit for the garage; any drainage issue exists now and permitting a dwelling unit in a second storey of the garage will have no effect on drainage or grading issues
•application is consistent with the Provincial Policy Statement, conforms to Provincial plans, the Keswick Secondary Plan, Region plans, meets the intent of the Zoning By-law and represents good planning

Alan Drozd;
•subject land is approximately three-quarters of an acre in size and contains two single detached dwellings with non-conforming status
•the notice included the correct boundaries
•narrow frontage, opens up at the back to the second single detached dwelling and accessory building are located
•the application is relocating an existing permitted use, permitted by virtue of legal non-conforming status from its current location in a single family dwelling on the property to the second floor of the garage, turning the original single family dwelling into an accessory building and reorganizing the uses on the property
•no issues received from commenting agencies
•some issues relate to hydro poles and easements but does not affect this application
•there are issues of compatibility
•public comments were received after the report was prepared from Hillary Thatcher, Richard Phillips, Sue Holland, Diane Woods, Margaret and Ernie Woods, Lysa Kress noting concerns with drainage, shading, privacy and general suitability

Clint Davis, 253 Lake Drive North, Hillary Thatcher is his spouse
•they did not oppose or support the garage at the time it was being constructed
•issues include drainage; they are to the west of the structure, OMB did require drainage running towards the lake but water spouts are directed to his property.
•topography was not to change, but it changed significantly, two or three feet higher than his property
•shading is an issue, interfering in their vegetable garden due to excessive shading
•privacy is the biggest factor; their young children play in the back yard and the way the windows are fixated, neighbours would look directly upon their children and into their home, resulting in a profound impact on use and enjoyment of their property.
•OMB was advised the garage would not be used for residential purposes, but that has now changed. It was to have no kitchen or bathroom uses
•it looks like a commercial structure in a residential backyard

Richard Phillips;
•owns two lots, one neighbouring lot at 253A Lake Dr. N. and at 249 Lake Dr. N. and has resides at 249 Lake Dr. N. since 2011
•strongly opposes the application to enable the establishment of a significantly larger second dwelling in the garage
•firstly, this is a major change; there is already a second uninhabited residence on the property less than 300 square feet. This expansion to 3,000 square feet would multiply by 10 times the existing legal floor area of a secondary residence. The change would not be for family members or low income purposes.
•secondly, original Minor Variance application of 2009 to build a second storey on the garage was opposed by Town staff and the Committee of Adjustment and was subsequently appealed to the OMB in 2010. Planner testified that "there will be no residential use, ie a kitchen or bathroom is not proposed. Mr. Craine owns several recreational vehicles which he stores on the property and it is desirable to contain them inside a building"; the OMB relied on that criteria to grant approval
•the owner is now using the existence of the garage to apply for a second storey dwelling
•thirdly, allowing a residence above the garage would change the privacy factor of neighbouring properties and cottages
•fourthly; inadequate vehicle access – the applicant moves a lot of vehicles on his property and the driveway is already strained beyond its limits; an additional dwelling would result in more people and vehicles
•the applicant cut down Mr. Phillip's large cedar hedge growing between his property and the applicant's property without permission and drives his vehicles over Mr. Phillip's property
•he hired a planner who provided that 'proposed zoning by-law amendment application is not in keeping with general intent and purpose of the Secondary Plan when considering the form and scale of proposed expansion to the legal non-conforming residential use and also due to land use compatibility concerns.'

Alan Drozd;
•grading and drainage problems have come to staff's attention very recently and are tied to the accessory building permit; staff will follow up on them regardless of tonight's decision
•application would regulate the use of the property, would remove the permissibility for the existing second dwelling and be specific on the location of the second dwelling
•use of the accessory dwelling as an Airbnb or rental is subject to applicable regulations governing the subletting of premises in Georgina
•dwelling unit definition includes kitchen and washroom facilities; would require a follow up inspection to ensure the existing second dwelling did not represent a habitable dwelling unit with washroom, kitchen, sleeping facilities as described in the zoning by-law

Harold Lenters;
The zoning by-law can specify the prohibited facilities for an accessory unit

Alan Drozd;
•it is within Council's discretion through passing of the zoning bylaw to allow for expansion of a legal non-conforming use; this application would not qualify as a minor variance as it would represent a significant expansion and relocation of a second dwelling on the property
•the OMB decision is instructive, not restrictive, it doesn't tie Council's hands should it be so disposed to pass another zoning by-law to reflect what the applicant has requested which is to relocate an existing dwelling unit from the second dwelling into the existing second storey garage
•the return of the zoning by-law amendment could be delayed to verify compliance by the applicant of the removal of washroom or kitchen facilities in the accessory unit, or could place a Holding Symbol on the property

Harold Lenters;
•at building permit stage, the zoning is applicable law, it must be in compliance and a building permit would not be issued to create the new dwelling unit over the garage until the other building was converted into an accessory structure

Alan Drozd;
•existing second dwelling unit is to be converted to an accessory unit for storage purposes
•staff will respond to all correspondence received
•typically under current site plan control processes, staff does not apply on an individual single detached dwelling an accessory building site plan control; regulation of fencing and landscaping; they are usually negotiated between neighbours
•the garage application was for a fairly high building with loft space, but not intended at the time to be a residential dwelling, but this has now been reconsidered
•garage is close to 11 metres in height which is close to the maximum height for a house

Mayor Quirk requested that in the event this issue returns to Council with a further report, that house numbers be placed on the mapping of the area so that the location of addresses are clarified in relation to the subject property and garage structure.

Moved by Councillor Neeson, Seconded by Regional Councillor Davison

RESOLUTION NO. C-2018-0152

1. That Council receive Report DS-2018-0028 prepared by the Planning Division, Development Services Department dated March 28, 2018 respecting an application to amend Zoning By-law No. 500 submitted by Michael Smith Planning Consultants; Development Coordinators Ltd. on behalf of Kenneth Bruce Craine and Marianne Ellis for 255 Lake Drive North.

2. That Staff report further to Council following the receipt and assessment of the public and Council's comments.

3. That Staff provide written notice of the next public meeting, a minimum of two weeks in advance of the date of said meeting, to the following:

   i) Any person or public body that has requested to be notified of any future public meeting(s); and,

   ii) Any person or public body that has requested to be notified of Council's decision regarding the approval or refusal of the subject application.

Carried.

(8:32 p.m.)

(B) Application to Amend Zoning By-law No. 500
SHAHLAVI, Mahmood
Part Lot 8, Concession 9 (NG); 1455 Metro Road North
AGENT: Michael Smith Planning Consultants

Report No. DS-2018-0035

Gord Mahoney, Agent
•zoning by-law amendment application seeking a change of zoning from Rural to a site specific Residential zone, to facilitate the conversion of the existing structure to a dwelling
•subject land is located on the south west corner of Metro Road North and Carol Avenue, approximately 975 square metres in area and has 21 metres of frontage on Carol Avenue and 45 metres along Metro Road
•designated Serviced Lakeshore Residential Area (SLRA) under the Town's Official Plan which permits single family dwellings
•currently there is a building on the subject land, constructed in the early 1950's or before
•the existing building, according to the zoning by-law, is not considered a dwelling as the building does not have a washroom
•has been used as a cottage since construction
•current owner intends to convert the existing building into a dwelling unit, requiring the construction a bathroom and connection of the building to municipal water and sewers; the internal renovation to create a bathroom and connect to services was performed without a valid building permit
•further work to the existing building will require a permit.
•applicant intends to relocate the building on the property and add an attached garage with living space above
•the Rural zone requires a minimum lot frontage of 180 metres and minimum lot area of 20ha to permit a single family dwelling and in this regard, the lot is undersized
•typically, a rezoning to a site specific rural zoning is proposed on rural undersized zonings; given the location and size of the subject land, and the zoning of the

surrounding residential properties, he suggested it would be more appropriate to rezone the subject land to a site specific Residential (R) zone
•the residential zone requires a 7 metre setback from an exterior lot line or the lot line abutting Metro Road; the proposed dwelling is to be located 10.88 metres from the lot line. However, the setback must be taken from the extent of any proposed road widening. Metro Road is current 20 metres wide but has a planned street width of 30 metres. Therefore a 5 metre road widening is required resulting in an overall setback of 12 metres from the existing lot line.
•application seeks to reduce the required setback of 7 metres from the extent of the road widening, to 5 metres to the dwelling and 6 metres to the attached garage, both from the extent of the future road widening, resulting in setbacks from the existing lot line of 10 metres to the dwelling and 11 metres to the garage. The setbacks are 10.88 metres and 11.93 metres respectively
•an Environmental Impact Study and a Planning Justification Report were prepared
•Environmental Impact Study provided that the proposed development would not have any negative impacts on any of the surrounding natural heritage features; the Planning Justification Report provided that the amendment is consistent with the Provincial, Regional and Town Policies and represents good planning
•none of the internal department or external agencies have indicated any objection to the application
•requested Council to approve the application

Tolek Makarewicz
•applicant wishes to rezone the subject property from Rural to Residential to permit the conversation of the building into a dwelling by installing a washroom and connecting it to municipal services
•no comments received from members of the public
•no objections received from external agencies or Town departments
•Development Engineering has no objection; serviced from Carol Avenue, site alteration permit will be required at the building stage
•there is an active complaint file from 2015; owner has been served with an Order to Comply siting interior renovations and construction of a sewer from the building to the property line; no permit applications have been submitted to date
•five percent park levy required at building permit stage
•tree protection fencing to be installed prior to any site alteration, landscape architectural planner to inspect fencing
•Lake Simcoe Region Conservation Authority advised that the entire property is regulated and identified as a flood hazard, within 120 metres of a provincially significant wetland. A permit from the Authority will be required prior to any development or site alteration occurring, and it is satisfied from a water management perspective, proposal is consistent with the Provincial Policy Statement and is in conformity with applicable policies of the Growth Plan, Greenbelt Plan and Lake Simcoe Protection Plan
•considered undersized
•was not considered a dwelling as it did not contain sanitary services

•bathroom has now been installed an well as construction of a sewer from the building to the property line; unauthorized works
•proposed to rezone the property from Rural to Residential which will allow the owner to legalize the washroom and sewer constructed without a permit, thereby converting the building to a single detached dwelling
•only site specific relief requested is for a reduced exterior side yard setback
•staff feel that a single detached dwelling is the most appropriate use for this existing lot of record and recommend approval of the application
•application can be referred back to staff for further review and report
•an Order to Comply was issued by the Building Division for the unauthorized construction to the interior as well as connection from the building to the property line of the municipal sewers and water
•a permit will be required to legalize these works. The only penalty is the doubling of the building permit fee. This zoning will be the first step to bring the property into compliance. Without the zoning, the applicant cannot obtain the permit for the works or to connect it to municipal services.

Harold Lenters;
•the property is within the Lake Simcoe Region Conservation Authority area and a permit must be obtained from the Authority, who will require elevations respecting flooding issues. Notwithstanding periodic water issues, through grading of the property, the house can be protected to the Authority's satisfaction.

Tolek Makarewicz;
•application did submit a topographic survey
•floodproofing requirements indicate that dwellings cannot be subject to more than .8 metres of flooding at the most and safe access to the building cannot be subject to more than .3 metres of flooding. The Authority advised that the property has met those criteria at this point.
•floodproofing and basement issues will be dealt with through the Authority's permit, which is issued prior to the municipal building permit

Council requested that the applicants take whatever steps possible to prevent flooding issues.

Council requested that staff investigate the ditch network on the west side of Carol Avenue as it may not be adequate and if work is required to prevent flooding, the general taxpayers should not have to pay for it.

Harold Lenters;
•if this zoning amendment is not approved, the Chief Building Official will enforce the Building Code and a building permit will be required to rectify the current situation

Moved by Councillor Neeson, Seconded by Councillor Fellini

RESOLUTION NO. C-2018-0153

1. That Council receive Report DS-2018-0035 prepared by the Planning Division, Development Services Department dated March 28, 2018 respecting an application to amend Zoning By-law No. 500 submitted by Mahmood Shahlavi for the property municipally addressed as 1455 Metro Road North.

2. That Council approve the application submitted by Mahmood Shahlavi to amend Zoning By-law No. 500 to rezone lands municipally addressed as 1455 Metro Road North from Rural (RU) to site-specific Residential (R); and,

3. That Council pass the amending Zoning By-law provided as Attachment 16 to Report DS-2018-0035, to rezone the lands municipally addressed as 1455 Metro Road North from Rural (RU) to site-specific Residential (R).

Carried.

(2) STATUTORY MEETING(S) UNDER OTHER LEGISLATION *None.*

(3) OTHER PUBLIC MEETINGS

(8:55 p.m.)

(A) Application to Amend the South Keswick Development Area Plan

Report No. DS-2018-0042

Alan Drozd;
•this is not a statutory public meeting under the Planning Act but is being held for the benefit of collecting public input and engagement for consideration while it considers proposed amendments to the South Keswick Development Area Plan (SKDAP) to facilitate the implementation of the Multi Use Recreational Facility (MURC)
•the South Keswick Development Area Plan is a tertiary plan adopted by Council which complements the land use designations and policies of the Keswick Secondary Plan; it provides more detail to the specific location of parks, roads, schools, residential areas, open space, storm water management
•existing concept plan prepared in the 1990s and amended a few times, bounded by Glenwoods, The Queensway, Ravenshoe Rod and Woodbine, 392 hectares, over 1,000 acres of land and has been in various stages of subdivision approval over time
•Camlane Holdings, the major landholder, is engaged in the 9th phase of the Simcoe Landing development in the southern portion of the area.
•We are talking about lands involved in 10th phase of their development program, fronting on Woodbine Avenue, north of Ravenshoe Road
•in 2014, a Recreational Facility Needs Study identified the need to reassess some facility and land use needs, to rethink the relocation of a community park to a

location that would be better served to facilitate Keswick along an arterial collector road
•a number of facilities were initially identified to be included in the MURC
•South Keswick Fire Hall was originally identified to be co-located with the MURC, but will now be located on a freestanding site adjacent to the MURC facility
•Proposed amendments include the relocation of the community parkland from its current location, to introduce two smaller neighbourhood parks at strategic locations within the community, and introduce a new fire hall at the north-west corner of Garrett Styles and Woodbine Avenue
•all proposed uses conform to the Keswick Secondary Plan
•existing community park proposed to be relocated to a 7 hectare site for the MURC
•all parkland involved in this proposal is entirely captured within the existing parkland dedication, purely a redistribution of parkland
•recommend receipt and approval of the amendment at which time staff will process an anticipated future subdivision application by the DG Group

Lee Dale, 58 Biscayne Blvd;
•his concern is the ball parks; if the need arises and West Park is needed to be used for a passive use, he would like assurance that the public can do that

Harold Lenters;
•*are we giving up employment lands that we may need?*
•designation the parkland is moving to is called 'Commercial Employment', a commercial district allowing a wide range of service retail-type uses, in contract to the Business Park uses solely focusing on typical industrial manufacturing business park uses.
•the types of uses on the west side function to serve an emerging population.
•not strictly an employment designation as it is on the east side of Woodbine Avenue
•due to the changing dynamics of the commercial/retail sector, this is an important location for this facility
•under the zoning by-law, the Town is exempt from its requirements but should put proper zoning on the parcels to reflect the recreational facility, etc.

Harold Lenters;
•this is not easy to understand by the general public; staff can prepare workshops if Council desires
•Province requires local municipalities to accommodate a certain amount of growth in the Greater Golden Horseshoe and tries to minimize farmland consumption by putting more buildings on less land.

Marc Pourvahidi
•Major projects will involve significant public consultation
•a link is being created and made public on the website shortly with respect to the MURC project, which will provide all available information including frequently asked questions
•the MURC facility is expected will go beyond the projected 2019 timeframe

Moved by Councillor Fellini, Seconded by Councillor Biggerstaff

RESOLUTION NO. C-2018-0154

1. That Council receive Report DS-2018-0042 prepared by the Planning Division, Development Services Department dated March 28, 2018 respecting proposed amendments to the South Keswick Development Area Plan to facilitate the implementation of the MURC.

2. That Council approve proposed amendments to the South Keswick Development Area Plan as described in the Development Services Department Report DS-2018-0042 dated March 28, 2018

Carried unanimously.

Moved by Councillor Neeson, Seconded by Councillor Fellini

That the meeting recess at 9:32 p.m.

Carried.

The meeting reconvened at 9:45 p.m.

13 DISPOSITIONS/PROCLAMATIONS, GENERAL INFORMATION ITEMS AND COMMITTEE OF ADJUSTMENT

(1) Dispositions/Proclamations

(A) Michael de Rond, Town Clerk, Town of Aurora, respecting consideration of the formation of a Local Appeals Body.

Moved by Councillor Sebo, Seconded by Councillor Biggerstaff

RESOLUTION NO. C-2018-0155

That correspondence from Michael de Rond, Town Clerk, Town of Aurora, respecting consideration of the formation of a Local Appeals Body be received and referred to staff to participate in discussion amongst the N6 municipalities regarding the formation of a Regional Local Appeals Body to handle all appeals from all York Region municipalities, and report back to Council with further information.

Carried.

(B) 'The Generator Project, a not-for-profit campaign launched just one year ago to promote face-to-face social connections and requesting participation.

Moved by Regional Councillor Davison, Seconded by Councillor Biggerstaff

RESOLUTION NO. C-2018-0156

That the Generator Project, a not-for-profit campaign launched just one year ago to promote face-to-face social connections be received and referred to the Communications staff to consider ideas on how to share this concept, and to the Recreation and Culture Department to consider support of this campaign.

Carried.

(C) Forrest Jones requesting Council declare the 2nd annual BBQFest being held on Saturday, July 28th to be a 'Municipally Significant Event' in support of an application for a Special Occasion Permit from the Alcohol and Gaming Commission of Ontario.

Moved by Councillor Biggerstaff, Seconded by Regional Councillor Davison

RESOLUTION NO. C-2018-0157

That Council recognize the second annual BBQFest event to be held at The ROC on Saturday, July 28th from 10:00am to 11:00pm as a 'Municipally Significant Event' in support of an application for a Special Occasion Permit from the Alcohol and Gaming Commission of Ontario.

Carried.

(D) Sandra Dipietrantonio, Committee Services Coordinator, Georgina Waterways Advisory Committee, requesting Council direct staff to continue its investigation gateway signage of all three navigable rivers and Jackson's Point Harbour.

Moved by Councillor Sebo, Seconded by Councillor Harding

RESOLUTION NO. C-2018-0158

That Town Council endorse the recommendation of the Georgina Waterways Advisory Committee in that the CAO request the appropriate staff to continue investigating the different options for the gateway signage of all the three navigable rivers and the Jackson's Point Harbour and submit a report to Council.

Carried.

(E) Sandra Dipietrantonio, Committee Services Coordinator, Georgina Environmental Advisory Committee, requesting the Communications Department include the Ontario News 'Invasive Species' article on the Town's social media.

Moved by Councillor Biggerstaff, Seconded by Councillor Neeson

RESOLUTION NO. C-2018-0159

That Town Council endorse the circulation by the Communications Department of an article with respect to Ontario Continuing the Fight Against Invasive Species through the Town of Georgina's social media avenues.

Carried.

(F) The Ministry of Agriculture, Food and Rural Affairs seeking comments on a draft Agricultural Impact Assessment Guidance Document between March 15th and July 13th.

Moved by Councillor Biggerstaff, Seconded by Councillor Harding

RESOLUTION NO. C-2018-0160

That correspondence from The Ministry of Agriculture, Food and Rural Affairs seeking comments on a draft Agricultural Impact Assessment Guidance Document between March 15th and July 13th be received and referred to staff for investigation and submission of a report.

Carried.

(G) Pitch-In Canada encouraging participation in the 49th annual Pitch-In Week between April 22nd and 29th, the largest environmental improvement campaign in Canada.

Moved by Councillor Harding, Seconded by Councillor Biggerstaff

RESOLUTION NO. C-2018-0161

That correspondence from Pitch-In Canada encouraging participation in the 49th annual Pitch-In Week between April 22nd and 29th, the largest environmental improvement campaign in Canada be received and referred to the Communications Department for dissemination to the public.

Carried.

(2) General Information Items

Item Nos. (iv) and (xii) concerning information sessions for potential municipal election candidates were separated for discussion.

Moved by Councillor Harding, Seconded by Councillor Fellini

RESOLUTION NO. C-2018-0162

That the General Information Items of March 28, 2018 be received.

Carried.

(3) Committee of Adjustment Planning Matters
(A) Under Review
(B) Recommendations
(C) Decisions

Moved by Councillor Biggerstaff, Seconded by Councillor Neeson

RESOLUTION NO. C-2018-0163

That the Committee of Adjustment Planning Matters for March 28, 2018 be received.

Carried.

14. MOTIONS/NOTICES OF MOTION *None.*

15. REGIONAL BUSINESS

•special meeting of Regional Council to reacquaint Council with 2016 Transportation Master Plan, Transportation Capital Priorities and Funding Capabilities, to brief Council on the development charge funding limitations related pressures on the tax levy and debit and 3 review the roads acceleration option proposed in Council in 2018 budget and revisit current infrastructure funding opportunities and potential new revenue sources
•rates for sewer and water
•communication from Commissioner of Finance and Regional Treasurer providing a summary of the 2018 federal budget and how it will impact municipalities; one item included was the proposed cost sharing of revenues from cannabis sales

16. OTHER BUSINESS

•Friday, March 23rd, the Lake Simcoe Region Conservation Authority made a decision to issue the Section 28 permit for the Maple Lake Estates development. Mayor Quirk and Regional Councillor recused themselves from that meeting

•Provincial budget released and is increasing funding to libraries; increasing Public Library Operating Grant by $51 Million over three years. Also looking at creating a National Digital Public Library

17. BY-LAWS

Moved by Regional Councillor Davison, Seconded by Councillor Fellini

That the following by-laws be approved:

(1) By-law Number 2018-0025 (PL-3), being a by-law to levy a special charge upon business property located in the Jackson's Point Village Association Business Improvement Area and to provide for its collection

(2) By-law Number 2018-0026 (PL-3), being a by-law to levy a special charge upon business property located in the Sutton Business Improvement Area and to provide for its collection

(3) By-law Number 2018-0027 (PL-3), being a by-law to levy a special charge upon business property located in the Uptown Keswick Business Improvement Area and to provide for its collection

(4) By-law Number 500-2018-0010 (PL-5), being a by-law to amend Zoning By-law No. 500, SHAHLAVI, Mahmood, Part Lot 8, Concession 9 (NG); 1455 Metro Road North

Carried.

18. CLOSED SESSION *None.*

(1) Motion to move into closed session of Council
(2) Motion to reconvene into open session of Council and report on matters discussed in closed session.

19. CONFIRMING BY-LAW

Moved by Councillor Harding, Seconded by Councillor Biggerstaff

That the following by-law be approved:

(1) By-law No. 2018-0028 (COU-2), a by-law to confirm the proceedings of Council on March 28, 2018.

Carried.

20. MOTION TO ADJOURN

Moved by Councillor Fellini, Seconded by Councillor Neeson

That the meeting adjourn at 10:16 p.m.

Carried.

Margaret Quirk, Mayor

Rachel Dillabough, Deputy Clerk