

## Electronic Council Meeting Minutes

**Meeting No. 12**  
**July 27, 2021, 1:00 PM**  
**Live streamed**

Roll Call	Mayor Frank Scarpitti Deputy Mayor Don Hamilton Regional Councillor Jack Heath Regional Councillor Joe Li Regional Councillor Jim Jones Councillor Keith Irish Councillor Alan Ho	Councillor Reid McAlpine Councillor Karen Rea Councillor Andrew Keyes Councillor Amanda Collucci Councillor Khalid Usman Councillor Isa Lee
Staff	Andy Taylor, Chief Administrative Officer Trinela Cane, Commissioner, Corporate Services Arvin Prasad, Commissioner, Development Services Morgan Jones, Commissioner, Community Services Claudia Storto, City Solicitor and Director of Human Resources Adam Grant, Fire Chief Frank Clarizio, Director, Engineering Joel Lustig, Treasurer Hersh Tencer, Senior Manager, Real Property, Legal Services Kimberley Kitteringham, City Clerk Francesco Santaguida, Assistant City Solicitor	John Wong, Technology Support Specialist II Hristina Giantsopoulos, Election/Council & Committee Coordinator Ronald Blake, Senior Manager, Development, Planning & Urban Design Mark Visser, Senior Manager, Strategy Innovation & Investments Lisa Chen, Senior Manager, Financial Planning & Reporting Patrick Wong, Senior Planner, Natural Heritage Lawrence Yip, Senior Planner, Urban Design Emily Irvine, Special Projects Coordinator Ronji Borooah, City Architect Richard Fournier, Manager, Parks & Open Space Development Marty Chan, Senior Planner, Planning & Urban Design

**Alternate formats for this document are available upon request**

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**1. CALL TO ORDER**

The meeting of Council convened at 1:08 PM on July 27, 2021. Mayor Frank Scarpitti presided.

**INDIGENOUS LAND ACKNOWLEDGEMENT**

We begin today by acknowledging that we walk upon the traditional territories of Indigenous Peoples and we recognize their history, spirituality, culture, and stewardship of the land. We are grateful to all Indigenous groups for their commitment to protect the land and its resources and we are committed to reconciliation, partnership and enhanced understanding.

Council recessed at 4:49 pm and reconvened at 5:05 pm.

**2. DISCLOSURE OF PECUNIARY INTEREST**

None disclosed.

**3. APPROVAL OF PREVIOUS MINUTES****3.1 COUNCIL MINUTES - JULY 14, 2021**

Moved by Councillor Khalid Usman

Seconded by Regional Councillor Jack Heath

1. That the Minutes of the Council Meeting held on July 14, 2021, be adopted.

**Carried**

**4. PRESENTATIONS**

There were no presentations.

**5. DEPUTATIONS****5.1 DEPUTATION - GREEN LANE, BAYVIEW AND JOHN STREET  
CORRIDOR DEVELOPMENT PROCESS (10.0)**

Alena Gotz, Aileen-Willowbrook Ratepayers, addressed Council with respect to the Green Lane, Bayview and John Street Corridor Developments and stated concerns.

Moved by Councillor Keith Irish

Seconded by Regional Councillor Jack Heath

1. That the deputation of Alena Gotz with respect to the Green Lane, Bayview and John Street Corridor Developments, be received.

**Carried**

## 5.2 DEPUTATION - CITY OF MARKHAM - INTERIM PARKLAND CASH-IN-LIEU STRATEGY (6.3)

Bobby Bhoola, Ballantry Homes, addressed Council regarding the Interim Parkland Cash-in-Lieu Strategy and spoke in support of the reduction for affordable rental units.

Moved by Regional Councillor Jim Jones

Seconded by Councillor Andrew Keyes

1. That the deputation of Bobby Bhoola, Ballantry Homes, on the Interim Parkland Cash-in-Lieu Strategy be received and referred to staff.

(See Item 8.1.2 and 11.2 for Council's decision).

**Carried**

## 6. COMMUNICATIONS

### 6.1 13-2021 COMMUNICATIONS - GREEN LANE, BAYVIEW AND JOHN STREET CORRIDOR DEVELOPMENT PROCESS (10.0)

Moved by Councillor Keith Irish

Seconded by Regional Councillor Jack Heath

That the following communications providing comments regarding the above subject matter be received for information purposes:

1. George Hanff
2. Brian Korson

**Carried**

## 7. PROCLAMATIONS

There were no proclamations.

## 8. REPORT OF STANDING COMMITTEE

### 8.1 REPORT NO. 27 - DEVELOPMENT SERVICES COMMITTEE (JULY 21, 2021)

Moved by Regional Councillor Jim Jones

Seconded by Councillor Keith Irish

That the report of the Development Services Committee be received & adopted.  
(Items 1 and 2):

**Carried**

#### 8.1.1 CITY OF MARKHAM COMMENTS ON PROPOSED REGIONAL OFFICIAL PLAN AMENDMENT NO. 7 TO ALLOW URBAN PARK USES IN THE GREENBELT (10.0)

Moved by Regional Councillor Jim Jones

Seconded by Councillor Keith Irish

1. That the staff report entitled 'City of Markham Comments on Proposed Regional Official Plan Amendment No. 7 to Allow Urban Park Uses in the Greenbelt' dated June 21, 2021 be received; and,
2. That the presentation regarding the City of Markham comments on the proposed Regional Official Plan Amendment (ROPA) No. 7 to allow urban park uses in the Greenbelt, be received; and,
3. That staff be directed to provide additional clauses for consideration at the July 27, 2021 Council meeting for the following:
  1. to permit golf course use in the Angus Glen block; and,
  2. reducing or narrowing consideration for park uses within the ROPA 7 and to specifically provide for park uses in relation to high density developments; and further,
4. That staff be authorized and directed to do all things necessary to give effect to this resolution.

**Carried**

**8.1.2 CITY OF MARKHAM - INTERIM PARKLAND CASH-IN-LIEU STRATEGY (6.3)**

Moved by Regional Councillor Jim Jones

Seconded by Councillor Keith Irish

1. That the report entitled, “City of Markham - Interim Parkland Cash-in-Lieu Strategy” be deferred to a future Council or Standing Committee meeting; and,
2. That the presentation regarding the City of Markham Interim Parkland Cash-in-Lieu Strategy be received; and,
3. That staff be directed to prepare an interim cash-in-lieu relief policy with respect to the following:
  - a. purpose built rental units; and,
  - b. affordable rental units; and,
  - c. subsidized housing; and further,
4. That staff be authorized and directed to do all things necessary to give effect to this resolution.

**Carried**

**9. MOTIONS**

There were no motions.

**10. NOTICE OF MOTION TO RECONSIDER**

There were no notices of motions.

## 11. NEW/OTHER BUSINESS

### 11.1 CITY OF MARKHAM COMMENTS ON PROPOSED REGIONAL OFFICIAL PLAN AMENDMENT NO. 7 TO ALLOW URBAN PARK USES IN THE GREENBELT (10.0)

Moved by Regional Councillor Jim Jones

Seconded by Councillor Amanda Collucci

1. That the staff report entitled ‘City of Markham Comments on Proposed Regional Official Plan Amendment No. 7 to Allow Urban Park Uses in the Greenbelt’ dated June 21, 2021 be received; and,
2. That York Region be advised that Markham Council supports a limited amendment to the Regional Official Plan (ROPA 7) that:
  - a. Permits golf course uses and re-configurations to the golf course within the Bruce Creek Greenbelt lands that are used for the continuing operation of the Angus Glen Golf Course; and,
  - b. Permits the consideration of active urban parkland/recreational uses **within the same secondary plan area** and **count** towards the parkland dedication requirements for high density residential development only; and,
  - c. That the City of Markham retains the authority to accept **or** reject parkland within the Greenbelt Plan area at its **sole** discretion for high density residential development; and,
3. That this resolution be submitted to York Region and the Ministry of Municipal Affairs and Housing on the proposed Regional Official Plan Amendment No 7; and further,
4. That staff be authorized and directed to do all things necessary to give effect to this resolution.

**Carried as Amended by Recorded Vote**

**(See following Recorded Votes)**

Council consented to amend clause no. 2(b) and 2(c) from:

- **2(b) Permits the consideration of active urban parkland/recreational uses in close proximity to (and in any event, not beyond the same secondary plan area) and towards parkland dedication requirements for high density residential development only; and,**
- **2(c) That the City of Markham retains the authority to accept/reject parkland within the Greenbelt Plan area at its discretion for high density residential development; and,**

to:

- **2(b) Permits the consideration of active urban parkland/recreational uses within the same secondary plan area and count towards the parkland dedication requirements for high density residential development only; and,**
- **2(c) That the City of Markham retains the authority to accept **or** reject parkland within the Greenbelt Plan area at its **sole** discretion for high density residential development; and,**

**Council consented to vote on clauses 2(a); 2(b) and 2(c) separately by Recorded Vote:**

**See following Recorded Votes:**

**Recorded Vote for clause 2(a) (12-1):**

**YEAS:** Councillor Keith Irish, Councillor Reid McAlpine, Councillor Karen Rea, Regional Councillor Jim Jones, Deputy Mayor Don Hamilton, Mayor Frank Scarpitti, Regional Councillor Jack Heath, Regional Councillor Joe Li, Councillor Andrew Keyes, Councillor Amanda Collucci, Councillor Khalid Usman, Councillor Isa Lee **(12)**

**NAYS:** Councillor Alan Ho **(1)**

**Recorded Vote for clause 2(b) (10-3):**

**YEAS:** Councillor Keith Irish, Councillor Reid McAlpine, Regional Councillor Jim Jones, Deputy Mayor Don Hamilton, Mayor Frank Scarpitti, Regional

Councillor Joe Li, Councillor Andrew Keyes, Councillor Amanda Collucci, Councillor Khalid Usman, Councillor Isa Lee **(10)**

**NAYS:** Councillor Alan Ho, Councillor Karen Rea, Regional Councillor Jack Heath **(3)**

**Recorded Vote for clause 2(c) (12-1):**

**YEAS:** Councillor Keith Irish, Councillor Reid McAlpine, Councillor Karen Rea, Regional Councillor Jim Jones, Deputy Mayor Don Hamilton, Mayor Frank Scarpitti, Regional Councillor Jack Heath, Regional Councillor Joe Li, Councillor Andrew Keyes, Councillor Amanda Collucci, Councillor Khalid Usman, Councillor Isa Lee **(12)**

**NAYS:** Councillor Alan Ho **(1)**

**Council had before it the following original recommendation which reflects the direction from the July 21, 2021 Development Services Committee meeting for Council consideration:**

1. That the staff report entitled ‘City of Markham Comments on Proposed Regional Official Plan Amendment No. 7 to Allow Urban Park Uses in the Greenbelt’ dated June 21, 2021 be received; and,
2. **That York Region be advised that Markham Council supports a limited amendment to the Regional Official Plan (ROPA 7) that:**
  - a. **Permits golf course uses and re-configurations to the golf course within the Bruce Creek Greenbelt lands that are used for the continuing operation of the Angus Glen Golf Course; and,**
  - b. **Permits the consideration of active urban parkland/recreational uses in close proximity to (and in any event, not beyond the same secondary plan area) and towards parkland dedication requirements for high density residential development only; and,**
  - c. **That the City of Markham retains the authority to accept/reject parkland within the Greenbelt Plan area at its discretion for high density residential development; and,**



3. **That this resolution be submitted to York Region and the Ministry of Municipal Affairs and Housing on the proposed Regional Official Plan Amendment No 7; and further,**
4. That staff be authorized and directed to do all things necessary to give effect to this resolution.

## 11.2 CITY OF MARKHAM - INTERIM PARKLAND CASH-IN-LIEU STRATEGY (6.3)

Moved by Councillor Karen Rea

Seconded by Regional Councillor Jim Jones

1. That the report entitled “City of Markham – Interim Parkland Cash-in-Lieu Strategy” be received and that the following recommendations be adopted:
  - a. That the City of Markham provide a reduction of 25% of the value of Parkland Cash-in-Lieu Dedication for medium and high density residential apartments; and,
  - b. That the Interim reduction of Parkland Cash-in-Lieu for medium and high density residential apartments be effective immediately upon the approval of this strategy until a new Parkland By-law is adopted by Council in 2022; and,
  - c. That the Interim reduction of Parkland Cash-in-Lieu only be applied to medium and high density developments where there is no other area-specific parkland agreement with the City of Markham related to the conveyance of Parkland or payment of Parkland Cash-in-Lieu; and,
  - d. That in situations where land is to be dedicated to the City for parkland and a balance is to be paid through cash-in-lieu of parkland, the value of the land dedicated be deducted from the total Parkland Cash-in-Lieu calculated for the entire development; and,
  - e. That the reduction be applied only to development agreements executed subsequent to the adoption of this recommendation; and,
2. That for the purposes of affordable and rental housing, that an Interim Parkland Cash-in-Lieu policy be approved as follows:
  - a. 35% reduction for purpose built rental units;
  - b. 50% reduction for affordable rental units; and,

- c. 100% reduction for non-profit sector subsidized rental units, as approved by Council;
- d. **That this Interim Parkland Cash-in-Lieu policy only be applied to affordable and purpose built rental units where there is no other agreement for the provision of parkland for these units; and,**
- 3. **That for complete site plan applications submitted to the City before March 31, 2022, that the cash-in-lieu of parkland payable for the application be the lower of the amount payable under this interim policy or the rate payable under the City of Markham's future updated Parks By-law, provided that site plan approval is granted within one (1) year of the date of the application. and further,**
- 4. That staff be authorized and directed to do all things necessary to give effect to this resolution.

**Carried as Amended by Recorded Vote**

**(See following Recorded Votes)**

Council consented to amend the resolution by adding the following clause as 2(d):

**2 (d) That this Interim Parkland Cash-in-Lieu policy only be applied to affordable and purpose built rental units where there is no other agreement for the provision of parkland for these units; and,**

and inserting the following clause 3:

**3. That for complete site plan applications submitted to the City before March 31, 2022, that the cash-in-lieu of parkland payable for the application be the lower of the amount payable under this interim policy or the rate payable under the City of Markham's future updated Parks By-law, provided that site plan approval is granted within one (1) year of the date of the application. and further,**

**Council consented to vote on clauses 1(a, b, c, d and e) and 2(a, b, c and d) separately by Recorded Vote:**

**See following Recorded Votes:**

**Recorded Vote for clause 1 (a, b, c, d and e) (9-4):**

**YEAS:** Councillor Karen Rea, Regional Councillor Jim Jones, Mayor Frank Scarpitti, Regional Councillor Jack Heath, Regional Councillor Joe Li, Councillor Andrew Keyes, Councillor Amanda Collucci, Councillor Khalid Usman, Councillor Isa Lee (9)

**NAYS:** Councillor Keith Irish, Councillor Alan Ho, Councillor Reid McAlpine, Deputy Mayor Don Hamilton (4)

**Recorded Vote for clause 2 (a, b, c and d) (11-2):**

**YEAS:** Councillor Reid McAlpine, Councillor Karen Rea, Regional Councillor Jim Jones, Deputy Mayor Don Hamilton, Mayor Frank Scarpitti, Regional Councillor Jack Heath, Regional Councillor Joe Li, Councillor Andrew Keyes, Councillor Amanda Collucci, Councillor Khalid Usman, Councillor Isa Lee (11)

**NAYS:** Councillor Keith Irish, Councillor Alan Ho (2)

**Council had before it the following original recommendation which reflects the direction from the July 21, 2021 Development Services Committee meeting for Council consideration :**

1. That the report entitled “City of Markham – Interim Parkland Cash-in-Lieu Strategy” be received and that the following recommendations be adopted:
  - i. **That the City of Markham provide a reduction of 25% of the value of Parkland Cash-in-Lieu Dedication for medium and high density residential apartments; and**
  - ii. **That the Interim reduction of Parkland Cash-in-Lieu for medium and high density residential apartments be effective immediately upon the approval of this strategy until a new Parkland By-law is adopted by Council in 2022; and,**
  - iii. **That the Interim reduction of Parkland Cash-in-Lieu only be applied to medium and high density developments where there is no other area-specific parkland agreement with the City of Markham related to the conveyance of Parkland or payment of Parkland Cash-in-Lieu; and,**
  - iv. That in situations where land is to be dedicated to the City for parkland and a balance is to be paid through cash-in-lieu of parkland, the value of

the land dedicated be deducted from the total Parkland Cash-in-Lieu calculated for the entire development; and,

- v. That the reduction be applied only to development agreements executed subsequent to the adoption of this recommendation; and,
- 2. **That for the purposes of affordable and rental housing, that an Interim Parkland Cash-in-Lieu policy be approved as follows:**
  - i. **35% reduction for purpose built rental units;**
  - ii. **50% reduction for affordable rental units; and**
  - iii. **100% reduction for non-profit sector subsidized units; and further,**
- 3. That staff be authorized and directed to do all things necessary to give effect to this resolution.

## **12. ANNOUNCEMENTS**

There were no announcements.

## **13. BY-LAWS - THREE READINGS**

Moved by Councillor Alan Ho

Seconded by Councillor Reid McAlpine

That By-law 2021-62 be given three readings and enacted.

**Carried**

### **Three Readings**

#### **13.1 BY-LAW 2021-62 POETRY LIVING (ABBAY LANE) LIMITED, PART LOT CONTROL**

A by-law to designate part of a certain plan of subdivision not subject to Part Lot Control, Blocks 6 and 8, Registered Plan 65M-4616 and Part of Block 26, Registered Plan 65M-4616, designated as Parts 1 and 2, 65R-38167, located on the west side of Woodbine Avenue, north of Elgin Mills Road East and east of Highway 404.

**Carried**

## 14. CONFIDENTIAL ITEMS

That, in accordance with Section 239 (2) of the *Municipal Act*, Council resolve into a private session to discuss the following confidential matters at 5:05 PM:

14.1.1 APPROVAL OF CONFIDENTIAL COUNCIL MINUTES - JUNE 29, 2021 [ Section 239 (2) (f)]

14.1.2 APPROVAL OF RESTRICTED AND CONFIDENTIAL COUNCIL MINUTES – MAY 4, 2021 (16.0) [Section 239 (2) (b)(d)]

14.1.3 LABOUR RELATIONS OR EMPLOYEE NEGOTIATIONS; RESTRICTED AND CONFIDENTIAL (11.0) [SECTION 239 (2)(d)]

Moved by Councillor Alan Ho

Seconded by Councillor Khalid Usman

That Council rise from Confidential session at 6:42 PM.

**Carried**

The following Confidential items were approved by Council:

### 14.1 COUNCIL

14.1.1 APPROVAL OF CONFIDENTIAL COUNCIL MINUTES - JUNE 29, 2021 [ Section 239 (2) (f)]

Moved by Regional Councillor Joe Li

Seconded by Councillor Amanda Collucci

1. That the confidential Council minutes dated June 29, 2021 be confirmed.

**Carried**

14.1.2 APPROVAL OF RESTRICTED AND CONFIDENTIAL COUNCIL MINUTES – MAY 4, 2021 (16.0) [Section 239 (2) (b)(d)]

Moved by Regional Councillor Joe Li

Seconded by Councillor Keith Irish

1. That the Council restricted and confidential minutes dated May 4, 2021, confirmed.

**Carried**

**14.1.3 LABOUR RELATIONS OR EMPLOYEE NEGOTIATIONS;  
RESTRICTED AND CONFIDENTIAL (11.0) [SECTION 239 (2)(d)]**

Council consented to vote on clause 1, clause 2 and clause 3 of resolution 2 of the restricted and confidential motion; separately.

Moved by Deputy Mayor Don Hamilton

Seconded by Councillor Karen Rea

1. That restricted and confidential presentation regarding labour relations or employee negotiations, be received; and,
2. That staff proceed as directed at the July 27, 2021 restricted and confidential Council meeting for resolution 1 and:
  - a. clause 1 of resolution 2 of the restricted and confidential motion; and,
  - b. clause 2 of resolution 2 of the restricted and confidential and motion; and,
  - c. clause 3 of resolution 2 of the restricted and confidential motion.

**Carried**

**15. CONFIRMATORY BY-LAW - THREE READINGS**

Moved by Councillor Alan Ho

Seconded by Regional Councillor Joe Li

That By-law 2021-63 be given three readings and enacted.

Three Readings

BY-LAW 2021-63 A BY-LAW TO CONFIRM THE PROCEEDINGS OF THE COUNCIL MEETING OF July 27, 2021.

**Carried**

**16. ADJOURNMENT**

Moved by Councillor Isa Lee

Seconded by Councillor Keith Irish

That the Council meeting be adjourned at 6:45 p.m.

**Carried**

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Kimberley Kitteringham

City Clerk

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Frank Scarpitti

Mayor