



**MINUTES**  
**THORNHILL AREA REVITALIZATION WORKING GROUP**  
**Monday, January 13, 2014, 6:30 p.m.**  
**Planning Boardroom, Markham Civic Centre**

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**Attendance**

Council Committee Members:

Deputy Mayor Jack Heath  
Regional Councillor Jim Jones  
Regional Councillor Gord Landon  
Regional Councillor Joe Li  
Councillor Howard Shore

Residential Representatives

Brian Gordon – *via telephone*  
Michael Lee  
Larry Newstadt  
Arnold Rose  
Srdjana Jaksic

Regrets

Mayor Frank Scarpitti  
Councillor Valerie Burke

Business Representatives:

Brian Magee  
Michael Dankevych  
Angela Papapetrov  
Paul Zammit  
Lorne Kumer

Staff:

Ron Blake, Manager, West District  
Kitty Bavington, Council/Committee Coordinator

**Thornhill Revitalization Area  
City-Initiated Area and Site Specific Official Plan Policies  
and Zoning By-Law Amendment**

The Thornhill Revitalization Working Group convened at 6:30 p.m. with Councillor Howard Shore presiding as Chair.

**1. Disclosure of Interest** – None declared

**2. Introductions**

The members introduced themselves and gave a brief outline of their background.

**3. Minutes**

Moved by: Regional Councillor Gord Landon  
Seconded by: Deputy Mayor Jack Heath

That the regular minutes and in-camera minutes of the Thornhill Revitalization Working Group meeting held November 25, 2013, be adopted.

CARRIED

#### **4. Background Information Provided**

- Council Resolution March 19, 2013
- Report dated May 7, 2013
- Report dated Jun 18, 2013 and draft by-law
- Council Resolution July 9, 2013

#### **5. Discussion**

The Committee discussed the appointment of the Chair of the Committee, and was advised that Councillor Howard Shore had been appointed by Council.

The Committee reviewed the composition and mandate of the Committee, as directed by Council, building on two years of work by the original Committee. Public consultation efforts were also reviewed.

It was noted that conversion of the Canac site is a major step forward. A significant stumbling block was identified as the issue of “legally non-conforming use” vs. “permanent rights of use”. The only contentious proposed uses in the draft by-law appear to be auto-body maintenance and repair use, and manufacturing facilities requiring MOE approval. In this regard, the Committee agreed that it is not necessary to duplicate much of the work already done.

The Committee agreed to begin by examining the consultant/staff report and the working group report, and their recommendations. The original intent of the study needs to be clarified – rezoning? beautification? environmental improvement? Staff advised of the differences between the staff/consultant recommendations and the working group recommendations. A summary of the reports and recommendations will be provided at the next meeting, followed by a discussion of what is envisioned.

Some Committee members stated that the intent is not to discourage businesses such as Mercedes Benz, nor to take property rights or livelihoods away.

It was suggested that a BIA and a BIA loan program may be part of the solution and may help in creating a vision for the area. A member noted that the business community is already getting together to talk about issues and obligations to the community, and some improvements have been achieved.

Business representatives advised of letters received by the City’s By-law Enforcement Department, regarding compliance with the zoning by-law. The letters will be discussed at a future meeting and be brought to the attention of the Development Services Committee.

## **6. Next Steps**

The next meetings were confirmed for Tuesday, January 21, 6:30 p.m., and Monday, February 10, 6:30 p.m.

January 21:

- examination of the staff/consultant recommendations and the working group recommendations. Staff will make a summary presentation
- discussion of what is envisioned
- provide City Solicitor's presentation of July 8 regarding legally non-conforming and grandfathering
- review of By-law Enforcement letters received by businesses

February 10:

- City Solicitor to attend
- Manager of By-law Enforcement to attend

## **Adjournment**

The Thornhill Revitalization Working Group adjourned at 8:30 p.m.