



MINUTES

DEVELOPMENT SERVICES COMMITTEE AGENDA

OCTOBER 22, 2013, 9:00 a.m. to 3:00 p.m.

Council Chamber

Meeting No. 15

All Members of Council

Development Services

Chair: Regional Councillor Jim Jones
Vice-Chair: Councillor Don Hamilton

Economic Development

Chair: Councillor Carolina Moretti
Vice-Chair: Councillor Alex Chiu

Transportation Issues

Chair: Regional Councillor Gord Landon
Vice-Chair: Councillor Alan Ho

Attendance

Mayor Frank Scarpitti
Deputy Mayor Jack Heath
Regional Councillor Gord Landon
Regional Councillor Joe Li
Councillor Valerie Burke
Councillor Howard Shore
Councillor Don Hamilton
Councillor Carolina Moretti
Councillor Colin Campbell
Councillor Logan Kanapathi
Councillor Alex Chiu

Andy Taylor, Chief Administrative Officer
Jim Baird, Commissioner of Development Services
Brenda Librecz, Commissioner of Community & Fire Services

Ronji Borooah, City Architect
Alan Brown, Director of Engineering
Alain Cachola, Senior Manager, Infrastructure and Capital Projects

Stephen Chait, Director, Economic Development
Catherine Conrad, City Solicitor
Geoff Day, Senior Planner

Lilli Duoba, Senior Project Coordinator
Scott Heaslip, Senior Project Coordinator
Anna Henriques, Senior Planner, Zoning & Special Projects

Regan Hutcheson, Manager, Heritage Planning
Biju Karumanchery, Senior Development Manager
Christina Kakaflikas, Manager, Special Projects
Richard Kendall, Manager, Central District
Rino Mostacci, Director of Planning and Urban Design
Graham Seaman, Senior Manager, Sustainability Office
Ruth Rendon, Senior Planner, Natural Heritage
Vivek Sharma, Senior Capital Works Engineer
Don Taylor, Manager, Executive Operations
Liz Wimmer, Senior Environmental Planner
Marg Wouters, Senior Manager, Policy and Research
Kitty Bavington, Council/Committee Coordinator

Regrets

Regional Councillor Jim Jones
Councillor Alan Ho

The Development Services Committee convened at the hour of 9:07 a.m. in the Council Chamber with Councillor Don Hamilton in the Chair. Councillor Carolina Moretti assumed the Chair for Economic Development items, Nos. 4, 5. Regional Councillor Gord Landon assumed the Chair for Transportation items, Nos. 2, 3.

The Committee recessed from 12:34 p.m. to 1:18 p.m.

The Committee welcomed Grade 5 students and teachers from R. H. Crosby School, who are studying local government.

DISCLOSURE OF PECUNIARY INTEREST

Councillor Valerie Burke disclosed an interest with respect to Item No. 12 regarding the Thornhill Revitalization Working Group Minutes, by nature of a family owned business in the Thornhill area, and did not take part in the discussion of, or vote on the question of the approval of these matters.

Councillor Valerie Burke disclosed an interest with respect to Item # 4 In-Camera regarding the Thornhill Revitalization Working Group Minutes, by nature of a family owned business in the Thornhill area, and did not take part in the discussion of, or vote on the question of the approval of these matters.

1. PRESENTATION OF SERVICE AWARDS (12.2.6)

MARKHAM PUBLIC LIBRARY STAFF:

Pushpa Sharma, Unionville Library, Library Services Associate, 25 years
Cheryl Marcus, Thornhill Community Library, Community Librarian, 10 years

2. VIVANEXT PROJECTS CITY OF MARKHAM (5.14) [Presentation](#)

Jim Baird, Commissioner of Development Services made brief opening comments and introduced Mr. Paul May of VIVA.

Paul May and a colleague from VIVA gave a presentation entitled "vivaNext Projects City of Markham" to update the Committee on the status of Markham projects:

- **H3.1:** Highway 7 West, Bayview Avenue to East Beaver Creek Road, officially opened in late August 2013;
- **H3.2:** Highway East Segment, East Beaver Creek Road to Warden Avenue, to be completed in Q4 2014;
- **H3.4:** Simcoe Promenade and YMCA Blvd., coordination with future development is required. Construction will begin after the Pan-Am Games and will continue to 2019.

Discussions included services for the Pan-Am Games, the extension of the Rapidway into Cornell, and the timing for the construction of stations.

Moved by: Councillor Logan Kanapathi
Seconded by: Deputy Mayor Jack Heath

That the presentation provided by Mr. Paul May, VIVA entitled "vivaNext Projects City of Markham" be received.

CARRIED

**3. REBUILDING HIGHWAY 7
- TOWN CENTRE BOULEVARD
TO SCIBERRAS ROAD PROJECT STATUS UPDATE (5.10)**
[Presentation](#)

Jim Baird, Commissioner of Development Services made brief opening comments and introduced Mr. Steve Collins of the Region of York.

Steve Collins, Manager, Capital Delivery, Region of York, gave a presentation regarding the reconstruction of Highway 7 from Town Centre Boulevard to Sciberras Road. The Committee received a copy of the presentation dated October 22, 2013. Mr. Collins provided background information on the Environmental Assessment and the status of the design detail phase.

Discussions included the relocation of utilities and potential burying of hydro wires in the future. The cycling facility selection for Highway 7 was reviewed and the preferred alternative was identified as Exhibit 2, having a fully separated cycling and pedestrian corridor, as endorsed by Markham's Cycling and Pedestrian Advisory Committee (CPAC). Financial implications and the project schedule were reviewed, with construction anticipated to be completed by the end of 2016. Construction activities will be coordinated closely with the Pan-Am Games Organizing Committee to ensure conflicts are eliminated.

Next steps will involve resolving details prior to construction, and Mr. Collins summarized that York Region and Markham must work together to resolve the ownership, operation and maintenance of the cycling facilities and streetscape elements.

The Committee discussed the separation of multi-use paths from the traffic, and finding a solution to the coordination with VIVA, to provide services earlier than projected.

The Committee expressed appreciation to the CPAC members for their assistance, and to staff and the Region for their efforts on this project. Regional Councillor Gord Landon was thanked for his leadership with the Regional Transportation Committee.

Elizabeth Tan, representing CPAC, made a deputation in support of the bicycle tracks and thanked the Region and Mayor Frank Scarpitti for their support.

Moved by: Councillor Howard Shore

Seconded by: Mayor Frank Scarpitti

- 1) **That the deputation by Elizabeth Tan representing CPAC, be received; and,**
- 2) That the presentation by Steve Collins, Manager, Capital Delivery, Region of York, regarding the reconstruction from Town Centre Boulevard to Sciberras Road be received; and,
- 3) That the proposed Highway 7 cross section be endorsed, in principle, subject to review of final design details; and further,
- 4) That Region/Markham staff report back with respect to:
 - Final bike lane details
 - Final streetscape concepts
 - Markham's cost associated with sidewalk, streetscaping and illumination
 - Maintenance requirements for the bike lane

CARRIED

**4. VENTURELAB
MENTORING, PARTNERING, CONNECTING (10.16)**
[Presentation](#)

Stephen Chait, Director of Economic Development introduced Mr. Jeremy Laurin, President and CEO, ventureLAB.

Jeremy Laurin, President and CEO, ventureLAB, gave a presentation entitled "ventureLAB, Mentoring, Partnering, Connecting". The presentation provided an annual update on the activities of Venturelabs, supporting 766 companies since 2011. The presentation outlined the Mentoring, Partnering, and Connecting opportunities and the 2013-2015 strategic priorities. Mr. Laurin reviewed the achievement highlights of 2012 and advised that the majority of the Region's innovation businesses are located in the Markham area. The funding formula and the 2013 Organization Chart and Board of Directors were reviewed.

The Committee discussed ventureLAB successes. The Israeli model of small business incubation and youth employment opportunities were also discussed.

The Committee congratulated the ventureLAB team on their continued success, and noted Markham's insightful investment in this initiative.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Don Hamilton

That the presentation provided by Mr. Jeremy Laurin, President and CEO, ventureLAB entitled “ventureLAB, Mentoring, Partnering, Connecting” be received.

CARRIED

**5. MARKHAM CIVIC AND BUSINESS
MISSION TO GERMANY
POST MISSION REPORT (10.16)**

[Presentation](#)

Christina Kakaflikas, Manager, Special Projects, gave a presentation entitled "Markham Civic and Business Mission to Germany Post Mission Report". The presentation included a list of the delegates, the Mission objectives, itineraries, and photos from the cities visited: Nördlingen, Wallerstein, Munich, and Dachau. Highlights included the unveiling of “Markham Street” and participation in a parade and festival, as well as many corporate meeting opportunities. Feedback, outcomes, and follow-up activities were outlined.

Mayor Frank Scarpitti expressed appreciation to staff and the members of the Mission, and introduced several business and community members in attendance. The Mayor also reviewed the highlights of the mission. The Committee provided comments on diversity and historical aspects.

Lorne Smith, Markham Historian, Moe Anwar of RBC, and Sam Wadera of Second Cup, gave brief overviews of their participation on the Mission and discussed the benefits and the connections achieved.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Howard Shore

That the presentation provided by Christina Kakaflikas, Manager, Special Projects entitled "Markham Civic and Business Mission to Germany Post Mission Report" be received.

CARRIED

6. BIRD FRIENDLY GUIDELINES (10.0)

[Presentation](#)

A staff report entitled “Draft Bird Friendly Study and Guidelines” was presented under Agenda item #17.

Rino Mostacci, Director of Planning and Urban Design, gave a brief overview of this project. Ruth Rendon, Senior Planner, Natural Heritage, provided background information regarding the purpose and process of developing Markham’s Bird Friendly Guidelines.

Sarah Mainguy, North-South Environmental Inc., gave a presentation entitled "Bird Friendly Guidelines". The presentation outlined the problem statement regarding Bird Window Collisions (BWC) with glass-faced buildings, study findings, types of birds impacted, legal requirements, causes of BWCs, examples of best practices and recommendations for implementation.

Recommendations include:

- Be consistent with a precautionary approach
- Apply guidelines City-wide
- Recommend specific design solutions
- Retain Bird Friendly Guidelines as a living document

Next Steps involve:

- Release of Draft Guidelines for review and consultation
- Stakeholder Workshop scheduled for November, 2013
- Finalize Bird Friendly Guidelines in late 2013/early 2014

The Committee discussed the types of available window treatments, the costs involved for the retrofit of municipal buildings, monitoring the success of the retrofits, and a proposed outreach program. A FLAP Canada representative commented on the apparent success of retrofitting 8100 Warden Avenue.

Councillor Valerie Burke discussed the value of the ecosystem and thanked Council, staff, the consultants, and FLAP Canada for their support and work on this initiative.

Moved by: Councillor Valerie Burke

Seconded by: Mayor Frank Scarpitti

That the presentation provided by Sarah Mainguy, North-South Environmental entitled "Bird Friendly Guidelines" be received.

CARRIED

**7. MARKHAM GO STATION
WEST PLATFORM CONSTRUCTION PROJECT (10.0)**
[Presentation](#)

Jim Baird, Commissioner of Development Services advised of minor modifications to the Markham GO Station. Approval for this site plan application is delegated to staff; however it is being brought forward to the Committee as an information item, as it is in a Heritage District.

Helder Melo, Project Manager, Cole Engineering Group Ltd. gave a presentation entitled "Markham GO Station West Platform Construction Project", and discussed the existing conditions, station improvements, the new west platform, electrical bunker, landscaping improvements, and west parking lot lighting improvements.

The current platform is six train cars in length which creates an extended dwell time while patrons board the train, and blocks Snider Drive and Main Street, causing EMS/Fire Safety issues. The new west platform will reduce the dwell time by providing increased platform access and allow boarding from both sides of the train.

The Committee suggested alternate screening be considered for the transformer, as plantings may not provide year-round coverage.

Moved by: Councillor Carolina Moretti
Seconded by: Councillor Colin Campbell

That the presentation provided by Helder Melo, Project Manager, Cole Engineering Group Ltd. entitled "Markham GO Station West Platform Construction Project" be received.

CARRIED

**8. DEVELOPMENT SERVICES COMMITTEE MINUTES
- September 24, 2013 and October 1, 2013 (10.0)**
[Sept. 24](#) [Oct. 1](#)

Moved by: Councillor Alex Chiu
Seconded by: Regional Councillor Gord Landon

That the minutes of the Development Services Committee meetings held September 24, 2013 and October 1, 2013, be confirmed.

CARRIED

9. DEVELOPMENT SERVICES PUBLIC MEETING MINUTES
- September 23, 2013 (10.0)
[Minutes](#)

Moved by: Councillor Alex Chiu

Seconded by: Regional Councillor Gord Landon

That the minutes of the Development Services Public Meeting, held September 23, 2013, be confirmed.

CARRIED

10. HERITAGE MARKHAM COMMITTEE MINUTES
- October 9, 2013 (16.11)
[Minutes](#)

Moved by: Councillor Alex Chiu

Seconded by: Regional Councillor Gord Landon

That the minutes of the Heritage Markham Committee meeting held October 9, 2013, be received for information purposes.

CARRIED

11. DEVELOPMENT SERVICES SUB-COMMITTEE MINUTES
OFFICIAL PLAN - EMPLOYMENT CONVERSION
July 9, July 16, July 23, July 30,
September 24 and October 1, 2013 (10.0)
[July 9](#) [July 16](#) [July 23](#) [July 30](#) [Sept. 24](#) [Oct. 1](#)

Moved by: Councillor Alex Chiu

Seconded by: Regional Councillor Gord Landon

That the minutes of the Development Services Sub-Committee - Official Plan - Employment Conversion meetings held July 9, July 16, July 23, July 30, September 24 and October 1, 2013, be received for information purposes.

CARRIED

**12. THORNHILL AREA REVITALIZATION
WORKING GROUP MINUTES**

September 10, 2013 (10.0)

[Minutes](#)

Councillor Valerie Burke disclosed an interest with respect to Item No. 12 regarding the Thornhill Revitalization Working Group Minutes, by nature of a family owned business in the Thornhill area, and did not take part in the discussion of, or vote on the question of the approval of this matter.

Moved by: Councillor Howard Shore

Seconded by: Regional Councillor Gord Landon

That the minutes of the Thornhill Area Revitalization Working Group meeting held on September 10, 2013, be received for information purposes.

CARRIED

**13. UNIONVILLE SUB-COMMITTEE MINUTES
GLOBAL UNIONVILLE DEVELOPMENT INC.
(SYLMATT INVESTMENTS INC.)
28 MAIN STREET UNIONVILLE
- October 3, 2013 (10.0)**

[Minutes](#)

Moved by: Councillor Alex Chiu

Seconded by: Regional Councillor Gord Landon

That the minutes of the Unionville Sub-Committee - Global Unionville Development Inc. (Sylmatt Investments Inc.) - 28 Main Street Unionville meeting held October 3, 2013, be received for information purposes.

CARRIED

**14. 2013 THIRD QUARTER UPDATE
OF THE STREET NAME RESERVE LIST (10.14)**

[Report](#)

Moved by: Councillor Alex Chiu

Seconded by: Regional Councillor Gord Landon

That the updated Street Name Reserve List for the third quarter of 2013, attached as Appendix 'A' to the October 22, 2013 staff report titled '2013 Third Quarter Update of the Street Name Reserve List', be received.

CARRIED

**15. SOUTH UNIONVILLE SQUARE
CHANGE OF ROAD NAME AND TRAFFIC BY-LAWS
(SC 10 131056) (10.14, 5.12)**

[Report](#)

Staff noted a correction to the agenda: Recommendation #3 should refer to "Unity Gardens Avenue" as "Unity Gardens Drive".

Staff provided clarification on the sections of road subject to the name change and prohibition of truck traffic, as well as enforcement methods. The truck restrictions are a result of concerns raised at the Public Meeting for this development.

Moved by: Regional Councillor Gord Landon

Seconded by: Councillor Carolina Moretti

- 1) That the staff report dated October 22, 2013 titled "South Unionville Square, Change of road name and traffic by-laws," be received; and,
- 2) That north-south section of Ian Baron Avenue (Parts 3 and 4, Plan 65R-33608 and Part 2, Plan 65R18880) be renamed "Unity Gardens Drive"; and,
- 3) That the by-law attached as Appendix 'B' to prohibit through movements across Unity Gardens Drive into Ian Baron Avenue, be approved; and,
- 4) That the by-law attached as Appendix 'C' to prohibit trucks on Castan Avenue between Unity Gardens Drive and Piera Gardens, be approved; and further,
- 5) That staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**16. DEVELOPMENT SERVICES SUB-COMMITTEE MINUTES
OFFICIAL PLAN - EMPLOYMENT CONVERSION
October 17, 2013 (10.0)**

[Minutes](#)

Jim Baird, Commissioner of Development Services explained the criteria developed by the Development Services Sub-Committee.

Moved by: Councillor Howard Shore

Seconded by: Councillor Colin Campbell

- 1) That the minutes of the Development Services Sub-Committee - Official Plan - Employment Conversion meeting held October 17, 2013, be received for information purposes; and,

- 2) That the following recommendation from the Development Services Sub-Committee minutes be endorsed:

"That Development Services Committee and Council consider the following criteria in reviewing applications for employment conversion identified for deferral in the new Official Plan and continued review through the OPA process, and include the criteria in any special deferral policy applicable to the said sites in the new Official Plan:

- Compatibility to adjacent land uses;
- Increase in number of future jobs to be provided on site, or at a minimum, no net reduction in future jobs;
- Proximity to transit;
- Provision of lands for a VIVA terminal;
- Achieving better public amenities, including but not limited to public art, Section 37 bonusing and publicly accessible private amenity spaces; and,
- Where the location is appropriate, designate a site for an affordable or seniors housing project."

CARRIED

**17. DRAFT BIRD FRIENDLY STUDY
AND GUIDELINES (10.0)**

[Report Appendix 'A'](#)

Note: [Appendix 'A'](#): Bird Friendly Guidelines – Draft Study and Guidelines prepared by North-South Environmental Inc. (October 2013) is available on-line only.

The Committee received a presentation entitled "Bird Friendly Guidelines" in Agenda item # 6.

Moved by: Councillor Valerie Burke

Seconded by: Mayor Frank Scarpitti

- 1) That the staff report entitled "Draft Bird Friendly Study and Guidelines" dated October 22, 2013 be received; and,
- 2) That the Draft Study entitled "Bird Friendly Guidelines (October 2013)" be circulated for input; and,
- 3) That a stakeholder workshop be held to receive input into the Draft Bird Friendly Guidelines with the building and development community and other interested parties; and,
- 4) That staff bring back the final Study and recommendations following the stakeholder workshop; and further,
- 5) That staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**18. RECOMMENDATIONS FROM DEVELOPMENT SERVICES
SUBCOMMITTEE ON APPLICATIONS FOR CONVERSION
OR REDESIGNATION OF EMPLOYMENT LANDS (10.0)**

[Presentation](#) [Report](#) [Attachment](#)

Marg Wouters, Senior Manager, Policy and Research, gave a presentation to provide background information and an overview of the 11 Official Plan amendment applications for conversion or redesignation of employment lands. The Development Services Subcommittee has reviewed the applications and their recommendations are being presented for the consideration of Development Services Committee.

Staff explained that such conversions can only be considered during an Official Plan review. Where the Sub-committee and Development Services Committee express merit or support for an application, the subject lands would be identified as “deferred” in the new Official Plan and the applications would proceed through the normal development application process including public consultation with final approval by the Region. Other applications may simply be “received” or referred back for further discussion.

The staff recommendations for denial of the applications remains unchanged, and staff continue to express a concern for the loss of employment lands.

The 11 applications and the Subcommittee recommendations were briefly reviewed and staff responded to questions from the Committee. A chart summarizing the implications of the Subcommittee recommendations was included in the presentation. Staff also reviewed the Subcommittee recommendation for endorsement of the application evaluation criteria.

The draft Official Plan is scheduled for public release in November with Council adoption targeted for November 26, 2013. Final approval by the Region will be required. The Committee expressed appreciation to Marg Wouters and staff involved in the Official Plan review for their work on this project and professionalism in providing a balanced summary of the work of the Sub-committee.

Michael Gagnon of Gagnon & Law, representing 1659139 Ontario Inc. (Holborn), gave a presentation on the development proposal for the property at Highway 404 and Elgin Mills Road, and provided a letter dated October 21, 2013. Mr. Gagnon suggested that a revised proposal that would satisfy the City’s evaluation criteria could be achieved. The Committee indicated that future design concepts would be considered on their merits, and supported this site being deferred in the new Official Plan.

The Committee considered each application and provided the following directions to staff:

- a) Lindvest Properties (Cornell Ltd) OP-12132870

Moved by: Councillor Colin Campbell
Seconded by: Councillor Carolina Moretti

That staff be directed to continue to process the employment land conversion application by Lindvest Properties (Cornell) Ltd. (OP 12-132870) and that the employment land designation be deferred in the new Official Plan; and,

That staff be directed to work with the applicant to increase the number of Major Office Employment (MOE) jobs.

CARRIED

b) Neamsby Investments Inc. OP 13-108448

Moved by: Councillor Logan Kanapathi
Seconded by: Councillor Colin Campbell

That staff be directed to continue to process the employment land conversion application by Neamsby Investments Inc. (OP 13-108448), and that the employment land designation be deferred in the new Official Plan.

CARRIED

c) Times Group OP 13-131100

Moved by: Councillor Howard Shore
Seconded by: Councillor Alex Chiu

That staff be directed to continue to process the employment land conversion application by Times Group (OP 13-131100), and that the employment land designation be deferred in the new Official Plan; and,

That staff be directed to work with the applicant to provide a joint community facility; and,

That staff be directed to work with the applicant to increase the number of jobs along Highway 7 by 10%.

CARRIED

d) Box Grove Hill Developments OP 13-108173

Moved by: Councillor Logan Kanapathi
Seconded by: Councillor Colin Campbell

That staff be directed to continue to process the employment land conversion application by Box Grove Hill Developments (OP 13-108173), and that the employment land designation for Site B be deferred in the new Official Plan; and,

That staff be directed to work with the applicant to increase employment numbers on Sites A and B; and,

That staff be directed to work with the applicant to provide affordable or seniors housing within Site B.

CARRIED

e) Cathedral Town Ltd. OP 13-114066

Moved by: Councillor Alex Chiu
Seconded by: Mayor Frank Scarpitti

That the applicant's presentation regarding Cathedral Town Ltd. (OP 13-114066) be received.

CARRIED

f) Jolis Investments (Ontario) Ltd OP 13-114950

Moved by: Councillor Alex Chiu

Seconded by: Councillor Logan Kanapathi

That staff be directed to continue to process the employment land conversion application by Jolis Investments (Ontario) Ltd (OP 13-114950), and that the employment land designation be deferred in the new Official Plan.

CARRIED

g) Wemat One Ltd OP 13-113480

Moved by: Councillor Howard Shore

Seconded by: Councillor Alex Chiu

That staff be directed to continue to process the employment land conversion application by Wemat One Ltd (OP 13-113480) for commercial uses; and,

That the residential use designation not be granted at this time.

CARRIED

h) Holborn Properties (OP 13-116651)

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Logan Kanapathi

That staff be directed to continue to process the employment land conversion application by Holborn Properties (OP 13-116651) and that the employment land designation be deferred in the new Official Plan; and,

That staff be directed to work with the applicant to develop a revised development concept that meets the evaluation criteria.

CARRIED

i) King Square Ltd (OP 10-116596)

Moved by: Councillor Alex Chiu

Seconded by: Councillor Carolina Moretti

That staff be directed to continue to process the employment land conversion application by King Square Ltd (OP 10-116596) and that the employment land designation be deferred in the new Official Plan; and,

That staff be directed to work with the applicant to increase the number of jobs by 200.

CARRIED

j) Romandale Farms Ltd. OP 13-114027

Moved by: Councillor Logan Kanapathi

Seconded by: Mayor Frank Scarpitti

That the employment land redesignation application by Romandale Farms Ltd. (OP 13-114027) be referred to the Future Urban Area secondary plan process.

CARRIED

k) Catholic Cemeteries OP 13-116842

Moved by: Councillor Alex Chiu

Seconded by: Councillor Carolina Moretti

That consideration of the employment land redesignation application by Catholic Cemeteries (OP 13-116842) be referred to a future Development Services Committee meeting; and,

That staff be directed to work with the applicant to try to find a solution to the Catholic Cemeteries' requirements.

CARRIED

l) Flato Developments Inc. (letter dated September 24, 2013)

Moved by: Councillor Colin Campbell

Seconded by: Councillor Logan Kanapathi

That the employment land redesignation proposal by Flato Developments Inc. be received.

CARRIED

Staff was directed to provide a recap of the Official Plan review at the November 5 Development Services Committee meeting, prior to the release of the revised draft OP to the public.

Moved by: Councillor Alex Chiu

Seconded by: Councillor Howard Shore

1) **That the deputation by Michael Gagnon of Gagnon & Law, representing 1659139 Ontario Inc. (Holborn), and the written submission dated October 21, 2013, be received; and,**

2) That the report entitled "Recommendations from Development Services Subcommittee on Applications for Conversion or Redesignation of Employment Lands" dated October 22, 2013, be received; and,

3) That staff incorporate the direction to be received from Development Services Committee regarding the 11 employment conversion/redesignation applications, into the new Official Plan to be brought forward in November for adoption; and further,

4) That staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**19. AWARD OF TENDER 204-T-13
MULTI-USE PATHWAY PHASE 1
CONSTRUCTION IN AREAS 2, 3, AND PART OF AREA 4 (6.0, 7.12)**
[Report](#) [Attachments](#)

Peter Miasek representing Markham's Cycling and Pedestrian Advisory Committee (CPAC) made a deputation and spoke in support of the Multi-Use Pathway, Phase 1.

The Committee thanked Alan Brown, Director of Engineering and his team, and CPAC for their work on this project.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Howard Shore

- 1) **That the deputation by Peter Miasek on behalf of the Cycling and Pedestrian Advisory Committee (CPAC) be received; and,**
- 2) That the report entitled "Award of Tender 204-T-13, Multi-use Pathway Phase 1 Construction in Areas 2, 3 and Part of Area 4" be received; and,
- 3) That the contract for Tender 204-T-13, Multi-use Pathway Phase 1 Construction in Areas 2, 3 and Part of Area 4 be awarded to the lowest priced qualified Bidder, Speedside Construction Limited in the amount of \$2,491,993.51 inclusive of HST; and,
- 4) That a separate purchase order in the amount of \$249,199.35 (10%) inclusive of HST be established as a contingency to cover any additional construction costs and that staff be authorized to approve the expenditure of this contingency amount in accordance with the City of Markham's Expenditure Control Policy; and,
- 5) That the Engineering Department Capital Administration Fee in the amount of \$205,589.46 be funded from Capital Budget account # 083-5350-8502-005 Major Mackenzie Path Construction"; and,
- 6) That the award amounts listed in Recommendations 2) and 3) be funded from account # 640-101-5699-8264 Pathways Master Plan Implementation in the amount of \$400,000.00; account # 083-5350-8502-005 Multi Use Path Construction in the amount of \$1,714,499.54 and account # 080-5350-9355-005 Cycling Pathways and Trails Implementation in the amount of \$626,693.32; and,
- 7) That additional compensation for property acquisitions, permit fees and related expenses arising out of contract matters in the amount of \$160,000.00 be funded from account # 080-5350-9355-005; and,

- 8) That the remaining funds of \$138,084.68 be returned to the original funding source after agency approvals & properties are acquired; and further,
- 9) That staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**20. HIGHWAY 404 RAMP EXTENSIONS
(HIGHWAY 7, MAJOR MACKENZIE AND ELGIN MILLS)
PROJECT UPDATE (5.10)**
[Report](#) [Att A](#) [Att B](#) [Att C](#)

Alan Brown, Director of Engineering, gave a brief overview of the Highway 404 ramp extensions and explained the recommendation for deferral.

Moved by: Councillor Colin Campbell

Seconded by: Councillor Alex Chiu

- 1) **That correspondence from Ornella Richichi representing Markham Woodmills Developments Inc., and Vania Ottoborgo representing Holborn Property Investments Inc., regarding the Highway 404 Ramp Extension, be received; and,**
- 2) That the report entitled “Highway 404 Ramp Extensions (Highway 7, Major Mackenzie and Elgin Mills) Project Update” be received; and,
- 3) That the detailed design of the Highway 404 Ramp extensions at Highway 7 and Major Mackenzie Drive be deferred; and,
- 4) That the Class EA for the Highway 404 Ramp extension on Elgin Mills Road be deferred; and,
- 5) That upon payment of all engineering consultant invoices and administration fees to date for the above-noted projects, the following capital accounts be closed and all remaining funds be returned to original funding source:
 - i. Hwy 404 Ramp Extension, North of Hwy 7
 - a. 083-5350-9317-005 (Hwy 404 Ramp Extension at Hwy 7).
Remaining funds to be returned to original funding source (\$440,681.61)
 - b. 083-5350-12047-005 (Hwy 404 Ramp Extension – Hwy 7)
Remaining funds to be returned to original funding source (\$8,132,900.00)
 - ii. Hwy 404 Ramp Extension, North of Major Mackenzie Drive
 - a. 083-5350-7272-005 (Hwy 404 Ramp Extension at Major Mackenzie)
Remaining funds to be returned to original funding source (\$120,721.83)
 - b. 083-5350-9316-005 (Hwy 404 Ramp Extension at Major Mackenzie)
Remaining funds to be returned to original funding source (\$133,158.01)

- iii. Hwy 404 Ramp Extension, North of Elgin Mills Road
 - a. 083-5350-9315-005 (Hwy 404 Ramp Extension at Elgin Mills)
Remaining funds to be returned to original funding source (\$550,000.00); and,
- 6) That the implementation of the Hwy 404 ramp extensions be deferred until such time as the projects warrant the capital expenditure by Markham; and,
- 7) That the property requirements for the Hwy 404 ramp extensions at the three (3) locations be protected through future planning applications and conditions of approval; and,
- 8) That the benefiting landowners in the vicinity of the three (3) ramp extensions be permitted to proceed with the implementation of the Hwy 404 ramp extensions subject to the conditions outlined in this report; and further,
- 9) That staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**21. AWARD OF TENDER #203-T-13
DENISON STREET AND 14TH AVENUE
ILLUMINATION PROGRAM (7.12, 5.10)
[Report](#)**

Alan Brown, Director of Engineering, responded to questions from the Committee

Moved by: Councillor Alex Chiu

Seconded by: Councillor Logan Kanapathi

- 1) That the report entitled “Award of Tender # 203-T-13 Denison Street and 14th Avenue Illumination Program” dated October 22, 2013 be received; and,
- 2) That the contract for Tender # 203-T-13 Denison Street and 14th Avenue Illumination Program be awarded to the lowest priced compliant bidder, Fellmore Electrical Contractors in the amount of \$583,080.17 inclusive of HST; and,
- 3) That a contingency in the amount of \$52,477.22 inclusive of HST, be established to cover additional construction costs, and staff be authorized to approve the expenditure of this contingency in accordance with the City of Markham’s Expenditure Control Policy; and,
- 4) That the Engineering Department Capital Administration Fee in the amount of \$47,666.80, inclusive of HST, be transferred to account # 640-998-8871 “Capital Administration Fess”; and,

- 5) That the project be funded from Account # 83-5350-12052-005 (Illumination Program) in the amount of \$683,224.19; and further,
- 6) That the remaining funds in account # 83-5350-12052-005 “Illumination Program” in the amount of \$83,905.81 be maintained in the account to complete other streetlight systems as identified in the five (5) year illumination plan; and further,
- 7) That Staff be authorized and directed to take all steps necessary to give effect to this resolution.

CARRIED

**22. MAIN STREET MARKHAM
– PROJECT UPDATE (5.10)**
[Report](#) [Attachment](#)

Alan Brown, Director of Engineering provided an update on complications with the Main Street Markham project, resulting in a four- to five-week delay. A revised project schedule and additional cost considerations were reviewed. The boulevard will be completed in November and the contractor will be required to come back in the spring to complete the final road paving and on-street pavers. Staff will be providing an update to the local businesses.

The Committee directed that the staff update be provided to Council.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Colin Campbell

- 1) That the report entitled “Main Street Markham – Project Update” be received; and,
- 2) That Purchase Order PD 13180 issued to Municipal Engineering Solutions for the Contract Administration and Inspection Service be increased by \$94,990.16, inclusive of HST, (from \$176,009.18 to \$270,999.34) to cover the additional contract administration work required for the additional work, and be funded from the following Capital Accounts; and,
 - a) 083-5350-11079-005 (Main Street Markham Reconstruction);
 - b) 058-6150-12328-005 (Watermain Construction & Replacement Program); and,
- 3) That an allowance of \$854,449.76, inclusive of HST, (from \$3,104,887.38 to \$3,959,337.14), be authorized for a Purchase Order increase (PD 13174) to Four Seasons for Contract 081-T-13 (Road Reconstruction of Main Street Markham from Highway 7 to Bullock Drive) to cover the additional construction costs associated with the watermain works, utility conflicts, and delay claims for the project, and that the Director of Engineering be authorized to finalize the Purchase Order increase request, and the increase be funded from the following Capital Accounts; and,

- a) 083-5350-11079-005 (Main Street Markham Reconstruction);
 - b) 058-6150-12328-005 (Watermain Construction & Replacement Program); and,
- 4) That the 2012 Waterworks Department Capital account 12328 (Watermain Construction & Replacement Program) be increased in the amount of \$247,843.40, inclusive of HST, for the additional construction costs associated with the watermain construction, and to be funded from the Waterworks Stabilization / Capital Reserve; and,
- 5) That the 2011 Engineering Department Capital account 11079 (Main Street Markham Reconstruction) be increased in the amount of \$701,596.52, inclusive of HST, for the additional construction costs associated with the road reconstruction and streetscaping works and to be funded from the following accounts / reserves:
- a) Transfer funds (\$473,983.52) from Engineering Capital Account 13034 (Main Street Markham Storm Sewer Upgrade, from Bullock Drive to 16th Avenue)
 - b) Transfer funds (\$157,613.00) from Urban Design Project 1443
 - c) Life Cycle Replacement and Capital reserve (\$70,000.00); and,
- 6) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

23. IN-CAMERA MATTERS (10.0)

Councillor Valerie Burke disclosed an interest with respect to Item # 4 In-Camera regarding the Thornhill Revitalization Working Group Minutes, by nature of a family owned business in the Thornhill area, and did not take part in the discussion of, or vote on the question of the approval of these matters.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Alex Chiu

That, in accordance with Section 239 (2) of the Municipal Act, Development Services Committee consented to not resolve into in-camera session and to adopt the recommendations for the following confidential matters, as proposed:

- (1) DEVELOPMENT SERVICES COMMITTEE IN-CAMERA MINUTES
- September 24, 2013 (10.0)
[Section 239 (2) (e)]
- (2) DEVELOPMENT SERVICES SUB-COMMITTEE IN-CAMERA MINUTES
OFFICIAL PLAN - EMPLOYMENT CONVERSION
- July 30, 2013 (10.0)
[Section 239 (2) (e) (f)]

- (3) DEVELOPMENT SERVICES SUB-COMMITTEE IN-CAMERA MINUTES
OFFICIAL PLAN - EMPLOYMENT CONVERSION
- October 17, 2013 (10.0)
[Section 239 (2) (e) (f)]
- (4) THORNHILL REVITALIZATION WORKING GROUP IN-CAMERA MINUTES
- September 10, 2013 (10.0)
[Section 239 (2) (b)]

CARRIED

ADJOURNMENT

The Development Services Committee meeting adjourned at 3:48 PM.

Alternate formats for this document are available upon request.
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