



## **DEVELOPMENT SERVICES COMMITTEE MINUTES**

October 11, 2011, 9:00 a.m. to 12:30 p.m.

Council Chamber

Meeting No. 24

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### **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

## **PART B**

### **Report Agenda**

**9:00 a.m. – Council Chamber**

#### **Attendance**

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

Andy Taylor, Chief Administrative Officer  
Jim Baird, Commissioner of Development Services  
Sabrina Bordone, Planner  
Alan Brown, Director of Engineering  
Stephen Chait, Director, Economic Development  
Catherine Conrad, Town Solicitor  
Mary Creighton, Director of Recreation  
Don De Los Santos, Manager, Small Business  
Centre  
Biju Karumanchery, Senior Development Manager  
Kitty Bavington, Council/Committee Coordinator

#### **Regrets**

Regional Councillor Gord Landon

The Development Services Committee convened at the hour of 9:05 a.m. in the Council Chamber with Regional Councillor Jim Jones in the Chair. Councillor Carolina Moretti assumed the Chair for Economic Development item No. 6. Councillor Alan Ho assumed the Chair for Transportation item, No. 7.

**DISCLOSURE OF PECUNIARY INTEREST – None declared**

**1. PRESENTATION OF SERVICE AWARDS (12.2.6)**

Paul Osborne, Survey Instrument Person, Asset Management, 25 years  
Chelva Subramaniam, Engineering Technologist/Inspector, Engineering, 25 years  
Mark Jarvis, Working Supervisor, Waterworks, Operations, 20 years  
Terry Tice, Box Office Clerk, Level II, Culture, 20 years  
Doug Dalrymple, Waterworks Operator II, Operations, 15 years  
Paul Saunders, Fire Mechanic, Fire & Emergency Services, 15 years  
Andrew Ballagh, Facility Operator III, Thornhill C.C., Recreation Services, 10 years  
Ryan Best, Firefighter, Fire & Emergency Services, 10 years  
Bill Clarkson, Licensed Fleet Technician, Operations, 10 years  
Shawn Dinn, Firefighter, Fire & Emergency Services, 10 years  
Leigh Fitzgerald, Environmental Programs Administrator, Operations, 10 years  
Shawn Lavigne, Firefighter, Fire & Emergency Services, 10 years  
Jeffrey Leps, Firefighter, Fire & Emergency Services, 10 years  
Stephen Morrow, Firefighter, Fire & Emergency Services, 10 years  
Michael Perry, Firefighter, Fire & Emergency Services, 10 years  
Steve Romanowitch, Firefighter, Fire & Emergency Services, 10 years  
Kevin Young, Manager, Municipal Inspections, Engineering, 10 years  
Lori Sperrino, Applications Administrator, Building Standards, Building Standards, 5 years  
Luke Colangelo, Facility Operator II, Recreation Services, 3 years  
Don De Los Santos, Manager, Small Business Centre, Economic Development, 3 years  
Christy Forster, Property Appraiser & Negotiator, Legal Services, 3 years

**2. DEVELOPMENT SERVICES COMMITTEE MINUTES  
- September 27, 2011, Part B (10.0)**

[Minutes](#)

Clarification was provided for Item # 12, Victoria Square and Cachet Estates Community Local Service Improvements.

Moved by: Councillor Alex Chiu  
Seconded by: Councillor Alan Ho

That the minutes of the Development Services Committee meeting, Part B, held September 27, 2011, be confirmed.

**CARRIED**

**3. MINUTES - MARKHAM CENTRE ADVISORY GROUP  
- June 23, 2011 (16.34)**

[Minutes](#)

Moved by: Councillor Alex Chiu

Seconded by: Councillor Alan Ho

That the minutes of the Markham Centre Advisory Group meeting held June 23, 2011, be received for information purposes.

CARRIED

**4. INFORMATION REPORT  
WYKLAND ESTATES INC.  
ZONING AMENDMENT APPLICATION  
TO PERMIT ROOFED PORCHES TO ENCROACH  
INTO THE REQUIRED YARD  
WEST OF CORNELL CENTRE BLVD., SOUTH OF 16<sup>TH</sup> AVENUE  
(ZA.11-121981)**

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

Moved by: Councillor Alex Chiu

Seconded by: Councillor Alan Ho

- 1) That the report dated October 11, 2011, entitled “Information Report, Wykland Estates Inc., Zoning Amendment application to permit roofed porches to encroach into the required yard, west of Cornell Centre Blvd., south of 16<sup>th</sup> Avenue, File Number ZA.11-121981” be received; and,
- 2) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**5. 1232548 ALBERTA INC.  
SITE PLAN APPLICATION TO  
PERMIT TWO OFFICE BUILDINGS  
AT 365 HOOD ROAD (SC 10 131231) (10.6)**  
[Report](#) [Attachment](#)

Ted Watson, Architect with MJMA Architects, representing the applicant, gave a presentation regarding the site plan proposal for two office buildings at 365 Hood Road. Floor plans and elevations were displayed. A handout of the presentation was given to the Committee.

Discussions included the grading and accessibility treatments, permitted uses, the future Phase 2, bird strike prevention, LEED Silver target, and the exterior materials to be used. The Committee requested that pictures of the exterior materials be e-mailed to them. Staff was asked to increase the landscape density if the minimum required landscape strip along Warden Avenue and Hood Road is reduced by a Minor Variance.

Mr. Watson advised that bicycle commuters will be accommodated, and that current accessibility standards will be observed; however, pending increased standards may also be considered. The Committee requested the site plan be made available to the Town's Accessibility Coordinator for review.

Discussions included opportunities for shared parking with adjacent development, and options to increase the building height. The Committee asked if the building could be set closer to Warden Avenue and if this would make the project more urban. Staff responded that the building is oriented to the street to make a more urban project. The merit of the proposed siting of this building was discussed by staff and the applicant relative to the site plan and area context. It was noted that an address on Warden Avenue would be more advantageous than an address on Hood Road.

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

- 1) That the presentation by Ted Watson, Architect with MJMA Architects, representing the applicant, gave a presentation regarding the site plan proposal for two office buildings at 365 Hood Road; and,**
- 2) That the report dated October 11, 2011 titled "RECOMMENDATION REPORT, 1232548 Alberta Inc., site plan application to permit two office buildings at 365 Hood Road" be received; and,
- 3) That the application for site plan approval (SC 10 131231) be endorsed in principle subject to the conditions attached as Appendix 'A'; and,
- 4) That the Owner provide the Town with the required 60% processing fees in accordance with the Town's applicable Fee By-law; and,

- 5) That site plan approval be delegated to the Director of Planning and Urban Design, or his designate, to be issued following execution of a site plan agreement. Site plan approval is issued only when the Director or his designate has signed the plan; and,
- 6) That this site plan endorsement shall lapse after a period of three (3) years from the date of endorsement in the event that a site plan agreement is not executed within that period; and further,
- 7) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**6. 2011 MARKHAM SMALL BUSINESS CENTRE  
MARKETING PLAN (10.16)**  
[Report](#)

Don De Los Santos, Manager, Small Business Centre, made a brief presentation of the highlights of the 2011/2012 Markham Small Business Centre Marketing Plan report.

The Committee discussed measurables to determine success, promotion and awareness of the Markham Small Business Centre, sponsorships of the various programs, and relationships with Seneca College and other similar organizations in Toronto. Statistics for the number of small businesses in Markham and their success rates were also discussed.

Stephen Chait, Director of Economic Development, introduced Amy Lau, a new member of the Small Business Centre staff.

The Committee congratulated Economic Development staff on their success.

Moved by: Councillor Howard Shore

Seconded by: Regional Councillor Joe Li

- 1) That the report entitled “2011 Markham Small Business Centre Marketing Plan” be received and endorsed; and,
- 2) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

**7. 142-R-11 AWARD OF DESIGN SERVICES  
FOR THE RECONSTRUCTION OF  
MAIN STREET MARKHAM FROM HWY 407 TO HWY 7 (5.10)**  
[Report](#) [Attachment A](#) [Attachment B](#)

The Committee discussed the pathways with respect to the location of the main multi-use pathway under the bridge, and access from Main Street Markham South. It was noted that Main Street business interests will need to be addressed.

Staff advised that the Working Group of stakeholders that had been involved in the Environmental Assessment process, including Heritage representatives, local Councillors and any other interested Council members, will continue to be involved in the design process. Staff provided an update on the status of the section north of Highway 7.

Moved by: Mayor Frank Scarpitti

Seconded by: Councillor Colin Campbell

- 1) That the report entitled “142-R-11 Award of Design Services for the Reconstruction of Main Street Markham from Highway 407 to Hwy 7”, be received; and,
- 2) That the contract “142-R-11 Design Services for the Reconstruction of Main Street Markham” (from Highway 407 to Highway 7) be awarded to the highest ranked and second lowest priced bidder McCormick Rankin Corporation, in the amount of \$582,632.99 HST included; and,
- 3) That a contingency in the amount of \$87,394.95 inclusive of HST be established to cover any additional design, contract administration and legal costs; and,
- 4) That upon successful completion of the Design Services to the satisfaction of the Engineering Department, that McCormick Rankin Corporation be retained to complete the Contract Administration and Inspection Services in the estimated amount of \$468,096 HST included (4.6% of the estimated construction costs); and,
- 5) That the Director of Engineering be authorized to decrease or increase the estimated Contract Administration and Inspection Services based on a fixed 4.6% fee as per recommendation # 3 with the final tendered construction costs; and,
- 6) That the Engineering Department shall apply a Project Management Fee in the amount of \$85,359.30 inclusive of HST; and,
- 7) That funding for the project be provided from the approved Capital Account 083-5350-11068-005 which currently has funding in the amount of \$1,564,100.00; and,

- 8) That the remaining funding in the amount of \$340,616.76 for the project be contributed towards the construction cost scheduled for 2013; and further,
- 9) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

CARRIED

## **NEW BUSINESS**

### **8. HYDRO LINES (10.0)**

The Committee requested a discussion at a future meeting regarding burying hydro lines along Highway 7, from Rodick Road to the railway tracks. It was suggested that Yonge Street, particularly the heritage area, and Main Street Markham also be considered. Staff will provide a report on this matter.

### **9. ROUGE NATIONAL PARK (10.0)**

The Committee requested a future discussion regarding issues relating to Rouge National Park. Staff are preparing a presentation for consideration at an upcoming Part A session of Development Services Committee.

**10. IN-CAMERA MATTER (2.0)**

The Committee consented to consider new business in-camera.

Moved by: Councillor Carolina Moretti

Seconded by: Councillor Valerie Burke

That, in accordance with Section 239 (2) (c) of the Municipal Act, Development Services Committee resolve into an in-camera session to discuss the following confidential matter:

- 1) A pending acquisition or disposition of land by the municipality.

CARRIED

Moved by: Councillor Alan Ho

Seconded by: Councillor Colin Campbell

That the Committee rise from the in-camera session (11:50 AM).

CARRIED

**ADJOURNMENT**

The Development Services Committee meeting adjourned at 11:50 AM.

<b>Alternate formats for this document are available upon request.</b>
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