



*MINUTES*  
**DEVELOPMENT CHARGES**  
**PUBLIC MEETING**  
**May 13, 2013**

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**Attendance**

Council

Mayor F. Scarpitti  
Deputy Mayor J. Heath  
Regional Councillor J. Jones  
Regional Councillor G. Landon  
Regional Councillor J. Li  
Councillor V. Burke  
Councillor H. Shore  
Councillor D. Hamilton  
Councillor C. Moretti  
Councillor A. Ho  
Councillor L. Kanapathi  
Councillor A. Chiu

Staff

A. Taylor, Chief Administrative Officer  
J. Baird, Commissioner of Development Services  
T. Cane, Commissioner of Corporate Services  
B. Librecz, Commissioner, Community & Fire  
Services  
A. Brown, Director, Engineering  
J. Lustig, Treasurer  
M. Visser, Senior Manager, Financial Strategy and  
Innovations  
S. Huycke, Public Services & Records Coordinator  
K. Ross, Manager, Development Finance  
A. Wilson-Peebles, Assistant City Solicitor

Regrets

Councillor C. Campbell

The public information meeting dealing with the proposed Development Charges By-law convened at 5:39 p.m., with Mayor Frank Scarpitti in the Chair.

**1. DEVELOPMENT CHARGES PUBLIC MEETING**  
[Presentation](#)

It was noted that this Public Meeting was held under section 12 of the Development Charges Act and that Notice of the Development Charges Public Meeting for this date was published in the Markham Economist & Sun and Thornhill Liberal on **April 18, 2013**.

Mr. Craig Binning, Hemson Consulting Ltd., provided a presentation on the proposed development charges by-laws. Mr. Binning provided some background on the Development Charges Study and the proposed changes to the Development Charges policy framework. It was noted that the City is updating all its Development Charges By-laws in 2013, including the City Wide Soft By-law scheduled to expire on June 22, 2014.

Council requested clarification on the type of General Government Studies permitted under City Wide Soft development charges, as well as further information on growth projections.

## **2. DELEGATIONS**

- 1) Rob Howe, Goodmans LLP, addressed Council on behalf of Building Industry and Land Development Association (BILD). Mr. Howe expressed BILD's concern with the alternative methodology for calculating growth, as well as the lack of transition policy for developments nearing the building permit phase.

It was noted that the issue of a transition policy will be discussed by the Development Charges Sub-committee on May 17, 2013.

- 2) Charles Sutherland addressed Council on behalf of Dorothy Pang and the Cornerstone Community Church. Mr. Sutherland noted that the Cornerstone Community Church will include extensive community use facilities that should be taken into account when calculating development charges. Clarification was sought on exemptions for worship space.

It was noted that the City exempts worship space from the calculation of Soft Services Development Charges.

- 3) Niomie Massey addressed Council on behalf of the Cornell Rogue Development Corporation. Ms. Massey suggested that the City adopt a transition policy for developments nearing the building permit phase.
- 4) Nick Pileggi, Malone Given Parsons Ltd., addressed Council on behalf of Buttonville Properties LP and the Times Group. Mr. Pileggi suggested that proposed increases in both hard and soft development charges will reduce the amount of Class A Office Space developed in Markham. He also recommended that the City adopt a transition policy for developments nearing the building permit phase.
- 5) Chris Rombis addressed Council on the need for a transition policy for developments nearing the building permit phase.

Moved by Regional Councillor J. Jones  
Seconded by Regional Councillor G. Landon

That the delegations regarding the proposed development charges by-laws be received and referred to staff:

CARRIED

## **3. COMMUNICATIONS FROM THE PUBLIC**

- 1) Letters dated May 10, 2013 and April 16, 2013 from Danielle Chin, Building Industry and Land Development Association (BILD).  
[Letters](#)

- 2) Letters dated May 10 and 8, 2013 from Fred Darvish, Liberty Development.  
[Letters](#)
- 3) Letter dated May 13, 2012 from Hal Beck, Schaeffers Consulting Engineers.  
[Letter](#)

Moved by Regional Councillor J. Jones  
Seconded by Regional Councillor G. Landon

That the written comments from the public regarding the proposed development charges by-laws be received and referred to staff:

CARRIED

#### **4. DISCUSSION**

None

#### **5. ADJOURNMENT**

Moved by Councillor A. Chiu  
Seconded by Councillor A. Ho

The public information meeting adjourned at 6:55 p.m.