



Council Meeting

Minutes

C#48-21

Wednesday, November 24, 2021, 9:30 a.m.

(Electronic Meeting pursuant to Section 238(3.3) of the Municipal Act, 2001)

An electronic Council meeting, pursuant to Section 238(3.3) of the *Municipal Act, 2001*, of the Council of the City of Richmond Hill was held on Wednesday, November 24, 2021 at 9:30 a.m. in Committee Room 1 via videoconference.

Council Member present in Committee Room 1:

Acting Mayor DiPaola

Council Members present via videoconference:

Regional and Local Councillor Perrelli
Councillor Beros
Councillor Muench
Councillor Liu
Councillor Cilevitz
Councillor West
Councillor Chan

Staff Members present via videoconference:

M. Dempster, City Manager
K. Kwan, Commissioner of Planning and Infrastructure
T. Steele, Acting Commissioner of Community Services
D. Dexter, Acting Commissioner of Corporate and Financial Services
A. Dimilta, City Solicitor
D. Flaherty, Chief of Staff
A. Iannucci, Chief Transformation Officer
D. Terzievski, Director, Infrastructure Planning and Development Engineering
P. Lee, Director, Policy Planning
J. Stewart, Director, Public Works
N. Kalyvas, Director, Facility Management
B. Levesque, Director, Infrastructure Delivery
A. Ierullo, Director, Economic Development and Richmond Hill Center

D. Beaulieu, Manager, Development - Subdivisions
L. Conde, Manager, Strategy and Government Relations
D. Giannetta, Manager, Development - Site Plans
K. Graver, Manager, Strategic Communications
A. Liu, Manager, Revenue Services
K. Graver, Manager, Strategic Communications
J. Leung, Manager, Urban Design
S. Kursell, Manager, Policy
A. Farrugia, Manager, Parks Operations
K. Faria, Senior Planner - Development
J. Healey, Senior Planner - Development
C. Chu, Senior Planner
S. René, Planner I - Development
B. Afsana, Planner II
M. Abrol, Coordinator, Strategy and Government Relations

Staff Members present in Committee Room 1:

S. Huycke, City Clerk
R. Ban, Deputy City Clerk
S. Dumont, Council/Committee Coordinator

1. Call to Order/National Anthem

Acting Mayor DiPaola called the meeting to order at 9:30 a.m.

Council consented to recess the meeting between 12:00 p.m. and 1:00 p.m.

2. Public Forum (not to exceed 15 minutes)

2.1 Major Everett Barrow - The Salvation Army

Major Everett Barrow, on the behalf of The Salvation Army, extended his appreciation to the City and Council for the proclamation of Salvation Army Week. He shared the significance of the Christmas Kettle Campaign, and encouraged members of the public to donate and to contact the Salvation Army should they wish to stand by one of the kettles this season.

3. Council Announcements

Councillor Chan acknowledged the meaningful work of The Salvation Army, shared a brief history of the organization, noted his assistance in helping to kick off the Christmas Kettle Drive, and encouraged everyone to give generously to the campaign.

Councillor Chan advised that his colleagues and other levels of government were able to gather in-person on Remembrance Day, November 11th to honour Canadian soldiers. He acknowledged and explained the personal significance of the 80th anniversary of the Battle of Hong Kong, and expressed appreciation that the City honoured soldiers who fought for peace in all the wars, including those that participated in the Battle of Hong Kong.

4. Introduction of Emergency/Time Sensitive Matters

There were no emergency/time sensitive matters raised by Members of Council.

5. Adoption of Agenda

Moved by: Councillor West
Seconded by: Councillor Cilevitz

That the agenda be adopted as distributed by the Clerk, with the following additions:

- a) Public Forum – Major Everett Barrow – The Salvation Army – (Agenda Item 2.1);
- b) Delegation - Craig Streicher, 48 Sunnyside Drive, regarding the Noise By-law Amendment - (Agenda Item 12.1);
- c) Delegation - Kathy Mochnacki, President of the Board of Directors, Home on the Hill, regarding the Affordable Housing Strategy - (Agenda Item 12.2);
- d) Delegation - Muhammad Kermalli and Cheryl Geness, Richmond Hill Board of Trade, regarding the Affordable Housing Strategy - (Agenda Item 12.3);
- e) Correspondence from Craig Streicher and Sheri Sweetland, 48 Sunnyside Drive, dated November 20, 2021 regarding the Noise By-law Amendment - (Agenda Item 13.13);
- f) Correspondence from Michael Manett, MPLAN Inc., dated November 23, 2021, regarding the Affordable Housing Strategy - (Agenda Item 13.14).

Carried Unanimously

6. Disclosures of Pecuniary Interest and General Nature Thereof

There were no disclosures of pecuniary interest by Members of Council under the *Municipal Conflict of Interest Act*.

7. Adoption of Previous Council Minutes

7.1 Council Public Meeting C#45-21 held November 3, 2021

Moved by: Councillor West
Seconded by: Councillor Muench

That the minutes of Council Public Meeting C#45-21 held November 3, 2021 be adopted.

Carried

7.2 Council Meeting C#46-21 held November 10, 2021

Moved by: Councillor West
Seconded by: Councillor Muench

That the minutes of Council Meeting C#46-21 held on November 10, 2021 be adopted.

Carried

8. Identification of Items Requiring Separate Discussion

Council consented to separate Items 13.7, 13.9, 13.10, 13.11, and 14.1 for discussion.

9. Adoption of Remainder of Agenda Items

On a motion of Councillor West, seconded by Councillor Liu, Council adopted those items not identified for separate discussion.

10. Public Hearings

There were no public hearings.

11. Presentations

There were no presentations.

12. Delegations

12.1 Craig Streicher, 48 Sunnyside Drive, regarding the Noise By-law Amendment - (refer to Item 13.11)

Craig Streicher, 48 Sunnyside Drive, shared concerns with respect to the Noise By-law amendment and the proposed 50db threshold for air conditioners. He shared his personal research on air conditioners, noting that those categorized as quiet units were above the proposed threshold. Mr. Streicher shared his opinion that the study did not take in consideration the average distance between residences, and the market availability of air conditioners given the current supply chain issues. He also expressed concerns with the point of reception in which noise readings were conducted, as detailed further in his correspondence submitted as Agenda Item 13.13.

12.2 Kathy Mochnacki, President of the Board of Directors, Home on the Hill, regarding the Affordable Housing Strategy - (refer to Item 13.7)

Kathy Mochnacki, President of the Board of Directors, Home on the Hill, shared her hope that the Affordable Housing Strategy be adopted by Council. She advised that Home on the Hill provided supportive housing, which she noted was referenced in the strategy. Ms. Mochnacki defined supportive housing, described their model of care, and outlined factors that make their program unique and successful. She shared concerns related to obtaining funding, noting that some funding applications would not pay for the services of recreational therapists, which she advised was invaluable to the program they provide. She concluded by advising that adopting a plan for more supportive housing would assist in turning the issue of homelessness around.

12.3 Muhammad Kermalli and Cheryl Geness, Richmond Hill Board of Trade, regarding the Affordable Housing Strategy - (refer to Item 13.7)

Muhammad Kermalli, Chair of the Richmond Hill Board of Trade, joined by Cheryl Geness, Government Affairs Committee Chair, addressed Council regarding the Affordable Housing Strategy. Mr. Kermalli advised of the correlation between the business community and affordable housing, noting that housing affordability affects talent retention, talent attraction new business and overall regional economic competitiveness. He advised of the importance of providing affordable housing for all residents and workers at different income levels and touched on the costs of inaction, as described in his correspondence submitted as Agenda Item 13.12. He concluded by asking Council to reevaluate the details of the staff report and identify and prioritize some of the suggestions and move forward on the topic to ensure that housing challenges and their impact on the business community are be dealt with and considered.

13. Committee and Staff Reports

13.1 Extract - Heritage Richmond Hill Meeting - HRH#08-21 held November 9, 2021

13.1.1 SRPI.21.103 - Heritage Permit Application for 53 Arnold Crescent (The McNair-Stallibrass House) - City File D12-07010

Moved by: Councillor West
Seconded by: Councillor Liu

a) That the Heritage Permit Application to replace the rear door at 53 Arnold Crescent (The McNair-Stallibrass House), as described in staff report SRPI.21.103 be approved.

Carried

13.2 Minutes - Heritage Richmond Hill meeting HRH#07-21 held October 12, 2021

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the minutes of Heritage Richmond Hill meeting HRH#07-21 held October 12, 2021 be adopted.

Carried

13.3 Minutes - Audit Committee meeting A#02-21 held November 9, 2021

Moved by: Councillor West

Seconded by: Councillor Liu

That the minutes of the Audit Committee A#02-21 held November 9, 2021 be adopted as circulated and the following recommendations be approved:

Carried

13.3.1 Report from Grant Thornton LLP, dated November 9, 2021, regarding the Communication of the Audit Strategy for the year ended December 31, 2021 - (Audit Committee Item 4.1)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the Report from Grant Thornton LLP, dated November 9, 2021, regarding the Communication of the Audit Strategy for the year ended December 31, 2021, be received.

Carried

13.3.2 SRCM.21.13 – Internal Audit Outstanding Recommendations - (Audit Committee Item 4.2)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That staff report SRCM.21.13 regarding Internal Audit Outstanding Recommendations be received.

Carried

13.3.3 SRCFS.21.046 - Capital Budget Financial Monitoring Policy - (Audit Committee Item 4.3)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the proposed Capital Budget Financial Monitoring Policy for the City of Richmond Hill as outlined in Appendix "A" of SRCFS.21.046 be approved.

Carried

13.4 SRPI.21.108 – Request for Approval – Zoning By-law Amendment Application – Sezeyi Simsek – 22 Elm Grove Avenue - City File D02-21004 - (By-law 152-21)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the Zoning By-law Amendment application submitted by Sezeyi Simsek for the lands known as Part of Lots 157 and 158, Plan 202 (Municipal Address: 22 Elm Grove Avenue), City File D02-21004, be approved, subject to the following:

- i. that the subject lands be rezoned from Single Detached Four (R4) Zone to Semi-Detached One (RD1) Zone under By-law 313-96, as amended, and that the amending Zoning By-law establish site specific development standards as outlined in Staff Report SRPI.21.108;
- ii. that the amending Zoning By-law be brought forward to the November 24, 2021 Council meeting for consideration and enactment; and,

b) That 2.74 persons equivalent of additional servicing allocation be assigned to the subject lands, to be released by the Commissioner of Planning and Infrastructure in accordance with By-law 109-11, as amended.

Carried

13.5 SRPI.21.085 - Request for Direction - Official Plan and Zoning By-law Amendment Applications - 9861 Yonge Developments Inc. - 9861 Yonge Street and 236 and 240 Church Street South - City Files D01-12011 and D02-12032

Moved by: Councillor West

Seconded by: Councillor Liu

a) That Staff Report SRPI.21.085 be received for information purposes;

b) That the Ontario Land Tribunal (OLT) be advised as follows:

i. that Council supports in principle the revised Official Plan and Zoning By-law Amendment Applications submitted by 9861 Yonge Development Inc. for lands known as Parts of Lots 22, 23 and 26 and Lots 24 and 25, Plan 2383 (Municipal Addresses: 9861 Yonge Street and 236 and 240 Church Street South), City Files D01-12011 and D02-12032, for the reasons set out in Staff Report SRPI.21.085, subject to the following:

(a) that the OLT be requested to withhold the issuance of its Final Order with respect to the Official Plan and Zoning By-law Amendment applications until such time as the City advises the Tribunal that:

(i) the draft Official Plan Amendment and draft Zoning By-law Amendment as set out in Appendix "B" and "C" to Staff Report SRPI.21.085, respectively, have been finalized to the satisfaction of the Commissioner of Planning and Infrastructure; and,

(ii) that the related Site Plan application for the development has been finalized to the satisfaction of the Commissioner of Planning and Infrastructure.

c) That Council approve the Section 37 Community Benefits package as generally described in Staff Report SRPI.21.085;

d) That upon the recommendation of the Commissioner of Planning and Infrastructure, the Mayor and City Clerk be authorized to approve and execute any agreements or documentation as necessary to secure the

Section 37 Community Benefits Package as generally described in Staff Report SRPI.21.085; and,

e) That appropriate City staff be directed to appear at the OLT as necessary in support of Council's position concerning the subject applications.

Carried

13.6 SRPI.21.105 – Servicing Allocation and Class 4 Area Designation Request- Bluegrove Investments Inc. – 1080 Elgin Mills Road East - City File D06-17041 – Related Files D02-14035 and D03-14014

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the request by Bluegrove Investments Inc. for 239.2 persons equivalent of servicing allocation (80 townhouse dwelling units) for the lands known as Part of Lot 26, Concession 2, E.Y.S. (Municipal Address: 1080 Elgin Mills Road East), City File D06-17041, be approved;

b) That the assigned servicing allocation be released by the Commissioner of Planning and Infrastructure in accordance with By-law 109-11; and,

c) That Blocks 8 and 9 shown on Map 3 to Staff Report SRPI.21.105 be designated as a “Class 4 Area” as defined by the Ontario Ministry of Environment, Conservation and Parks in its “Environmental Noise Guidelines: Stationary and Transportation Noise Sources – Approval and Planning (Publication NPC-300)”.

Carried

13.7 SRPI.21.089 - Request for Endorsement – Affordable Housing Strategy

Moved by: Councillor West

Seconded by: Councillor Cilevitz

a) That Council receive staff report SRPI.21.089 regarding Request for Endorsement of Affordable Housing Strategy, and

b) That Council endorse the Affordable Housing Strategy, attached as Appendix B to staff report SRPI.21.089.

An Amendment was:

Moved by: Councillor Muench
Seconded by: Councillor Chan

That the following clause c) be added to the main motion:

“c) That the task force report back to Council on a priority set of actionable items on housing affordability (Affordable Housing) by no later than March 31, 2022.”

A recorded vote was taken:

In favour: (6): Acting Mayor DiPaola, Councillor Muench, Councillor Liu, Councillor West, Councillor Cilevitz, and Councillor Chan

Opposed: (2): Regional and Local Councillor Perrelli, and Councillor Beros

Amendment Carried (6 to 2)

Main Motion as Amended:

Moved by: Councillor West
Seconded by: Councillor Cilevitz

a) That Council receive staff report SRPI.21.089 regarding Request for Endorsement of Affordable Housing Strategy, and

b) That Council endorse the Affordable Housing Strategy, attached as Appendix B to staff report SRPI.21.089.

c) That the task force report back to Council on a priority set of actionable items on housing affordability (Affordable Housing) by no later than March 31, 2022.

A recorded vote was taken:

In favour: (6): Acting Mayor DiPaola, Councillor Muench, Councillor Liu, Councillor West, Councillor Cilevitz, and Councillor Chan

Abstained: (1): Regional and Local Councillor Perrelli

Absent: (1): Councillor Beros

Main Motion as Amended Carried (6 to 1)

13.8 SRCM.21.15 - Council Strategic Priorities 2020-2022 – Interim Report

Moved by: Councillor West
Seconded by: Councillor Liu

a) That the Council Strategic Priorities 2020-2022 Interim Report, as appended to SRCM.21.15, be received.

Carried

13.9 SRCFS.21.056 - Non-Competitive Acquisition, Water Meter Supply, Installation, Maintenance and Reading

Moved by: Councillor Chan

Seconded by: Councillor West

a) That a contract for the provision of water meter supply, installation, maintenance and reading be awarded non-competitively to Neptune Technology Group Canada Co. pursuant to Appendix "B" Part I Section (c) of the Procurement By-law 113-16;

b) That the contract award be for an acquisition value not exceeding \$2,400,000 exclusive of H.S.T., pursuant to and for a term of two (2) years, commencing January 1, 2022, and ending December 31, 2023; and

c) That the Commissioner of Corporate and Financial Services be authorized to execute any necessary documentation to effect the contract.

Carried

13.10 SRCFS.21.060 – Report Back on Advertising in Ethnic Media

Moved by: Councillor Chan

Seconded by: Councillor Liu

a) That Council receive the report SRCFS.21.060 regarding a Report Back on Advertising in Ethnic Media for information purposes.

Carried

13.11 SRCS.21.17 - Noise By-law Amendment - (Proposed By-law 148-21 and 149-21)

Motion to Refer

Moved by: Regional and Local Councillor Perrelli

Seconded by: Councillor Chan

That staff report SRCS.21.17 be referred back to staff for further consultation to address the concerns raised in the delegation of Mr. Streicher and comments of Members of Council, for a report back by the Council meeting on December 8, 2021.

A recorded vote was taken on the Motion to Refer

In favour: (7): Acting Mayor DiPaola, Regional and Local Councillor Perrelli, Councillor Beros, Councillor Muench, Councillor Liu, Councillor West, and Councillor Chan

Opposed: (1): Councillor Cilevitz

Motion to Refer Carried (7 to 1)

13.12 Correspondence from Muhammad Kermalli and Cheryl Geness, Richmond Hill Board of Trade, dated October 4, 2021, regarding the Affordable Housing Strategy - (refer to Item 13.7)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the correspondence from Muhammad Kermalli and Cheryl Geness, Richmond Hill Board of Trade, dated October 4, 2021, regarding the Affordable Housing Strategy, be received.

Carried

13.13 Correspondence from Craig Streicher and Sheri Sweetland, 48 Sunnyside Drive, dated November 20, 2021 regarding the Noise By-law Amendment - (refer to Item 13.11)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the correspondence from Craig Streicher and Sheri Sweetland, 48 Sunnyside Drive, dated November 20, 2021 regarding the Noise By-law Amendment, be received.

Carried

13.14 Correspondence from Michael Manett, MPLAN Inc., dated November 23, 2021, regarding the Affordable Housing Strategy - (refer to Item 13.7)

Moved by: Councillor West

Seconded by: Councillor Liu

a) That the correspondence from Michael Manett, MPLAN Inc., dated November 23, 2021, regarding the Affordable Housing Strategy, be received.

Carried

14. Other Business**14.1 Member Motion - Councillor Beros - Car Shelter Pilot Program – Delphinium Avenue**

Moved by: Councillor Beros

Seconded by: Regional and Local Councillor Perrelli

Whereas car shelters are “accessory structures” under City Zoning By-laws and are not permitted in front yards. They are permitted in side and rear yards to a limited extent provided certain conditions are met;

Whereas the City is working towards the development of a Comprehensive Zoning By-law;

Whereas the potential to allow these car shelters in front yards will be reviewed as part of that process; however, the process is expected to take 3 to 5 years;

Whereas in light of Covid-19, many residents are working remotely which means their vehicles are always parked in their driveways;

Whereas residents living on Delphinium Avenue have completed a petition to approve the use of a temporary car shelter for the upcoming winter months;

Whereas 87.5% of residents on Delphinium Ave have signed the petition and are in favour of temporary car shelters;

Whereas permitting residents the ability to erect a temporary car shelter for the winter months will not have any impact on any other programs or neighboring streets;

Whereas Council approved and directed staff to enact a pilot project on Delphinium Avenue from December 9th, 2020 to March 31st, 2020 inclusive to permit the use of temporary car shelters on front driveways;

Whereas last year’s Winter Car Shelter Pilot project was a great success;

Now Therefore Be it Resolved:

That City staff send last year’s pilot project results to the comprehensive zoning bylaw for inclusion to the process.

Carried

15. Emergency/Time Sensitive Matters

There were no emergency/time sensitive matters.

16. By-laws

Moved by: Councillor West
 Seconded by: Councillor Cilevitz

That the following By-laws be approved:

Bylaw 110-21 - A By-law to assume internal aboveground and belowground municipal services; assume external aboveground and belowground municipal services; assume lands as public highway and establish lands as public highway

Bylaw 111-21 - A By-law to assume internal aboveground and belowground municipal services; assume aboveground and belowground municipal services; assume lands as public highway; and establish lands as public highway

Bylaw 112-21 - A By-law to assume aboveground and belowground municipal services; assume lands as public highway; and establish lands as public highway

Bylaw 129-21 - A By-law to assume aboveground and belowground municipal services; assume lands as public highway; and establish lands as public highway

By-law 151-21 - A By-law to amend By-law 128-04 and By-law 235-97, as amended, of The Corporation of the City of Richmond Hill

By-law 152-21 - A By-law to amend By-law 313-96, as amended, of The Corporation of the City of Richmond Hill

By-law 156-21 - A By-law to Levy for Taxes prior to the Adoption of Budget Estimates

Carried

By-law 148-21 - A By-law to amend Noise By-law 43-20 was not approved (refer to Item 13.11)

By-law 149-21 - A By-law to amend By-law 69-16 of The Corporation of the City of Richmond Hill was not approved (refer to Item 13.11)

17. Closed Session**17.1 Resolution to Move into Closed Session and General Nature Thereof:**

Moved by: Councillor West
 Seconded by: Councillor Cilevitz

That Council move into closed session:

- a) To consider personal matters about identifiable individuals, including municipal or local board employees, with respect to the Richmond Hill Public Library Board Citizen Appointment Process for the remainder of the 2018 to 2022 Term of Council (Section 239(2)(b) of the Municipal Act, 2001);
- b) To consider personal matters about identifiable individuals, including municipal or local board employees, with respect to the Heritage Richmond Hill Committee Citizen Appointment Process for the remainder of the 2018 to 2022 Term of Council (Section 239(2)(b) of the Municipal Act, 2001).

Carried

17.2 Resolution to Reconvene in Open Session

Council moved into closed and then returned to open session (1:42 p.m. to 1:54 p.m.).

17.3 Adoption of Recommendations Arising from the Closed Session Meeting (if required)

17.3.1 SRCFS.21.058 – Citizen Appointment to the Richmond Hill Public Library Board – Remainder of the 2018 – 2022 Term of Council (Item A)

Moved by: Councillor Beros

Seconded by: Regional and Local Councillor Perrelli

- a) That Raj Sugantha be appointed to the Richmond Hill Public Library Board for the remainder of the 2018 – 2022 Term of Council.

Carried Unanimously

17.3.2 Citizen Appointment to the Heritage Richmond Hill Committee – Remainder of the 2018 – 2022 Term of Council (Item B)

Moved by: Regional and Local Councillor Perrelli

Seconded by: Councillor West

- a) That Kidambi Raj be appointed to the Heritage Richmond Hill Committee for the remainder or the 2018 to 2022 Term of Council, notwithstanding anything in the Heritage Richmond Hill Committee's Terms of Reference to the contrary.

Carried Unanimously

18. By-law to Confirm the Proceedings of Council at this Meeting

18.1 By-law 158-21

Moved by: Councillor Cilevitz
Seconded by: Councillor Chan

That By-law 158-21, A By-law to confirm the proceedings of Council at this meeting, be passed.

19. Adjournment

Moved by: Councillor West
Seconded by: Councillor Liu

That the meeting be adjourned.

Carried

The meeting was adjourned at 1:56 p.m.

Joe DiPaola, Acting Mayor

Stephen M.A. Huycke, City Clerk