



Council Meeting

Minutes

C#31-23

Wednesday, September 27, 2023, 10:00 a.m.

Council Chambers

225 East Beaver Creek Road

Richmond Hill, Ontario

A Council meeting of the Council of the City of Richmond Hill was held on Wednesday, September 27, 2023 at 10:00 a.m. in Council Chambers via videoconference.

Council Members present in Council Chambers:

Mayor West
Regional and Local Councillor Chan
Regional and Local Councillor DiPaola
Councillor Davidson
Councillor Thompson
Councillor Liu
Councillor Cui
Councillor Cilevitz
Councillor Shiu

Staff Members present in Council Chambers:

D. Joslin, City Manager
S. Adams, Commissioner of Corporate and Financial Services
T. Steele, Commissioner of Community Services
G. Galanis, Acting Commissioner of Planning and Building Services
A. Dimilta, City Solicitor
P. Masaro, Executive Director, Infrastructure and Engineering Services
M. Flores, Director, Policy Planning
S. DeMaria, Manager, Development Site Plans
K. Chaudhry, Acting Manager, Urban Design
J. Smith, Urban Design/Heritage Planner
R. Ban, Deputy City Clerk
L. Sampogna, Council/Committee Coordinator

C. Connolly, Legislative Services Assistant

Staff Members present via videoconference:

G. Li, Director, Financial Services and Treasurer

D. Terziewski, Director, Infrastructure Planning and Development Engineering

M. Dobbie, Manager, Park and Natural Heritage Planning

D. Giannetta, Manager, Development Subdivisions

L. Penner, Senior Planner - Development

G. LaMogle, Planner II, Development

F. Caparelli, Planning Technician

1. Call to Order

The Mayor called the meeting to order at 10:00 a.m.

2. Land Acknowledgement

We are gathering on lands that have been home to First Nations Peoples from time immemorial. We acknowledge that what we now call Richmond Hill is on the Treaty Lands and Territory of the Mississaugas of the Credit First Nation and the Mississauga and Chippewa Nations of the Williams Treaty. We also recognize that we are on part of the traditional territories of the Haudenosaunee and the Huron Wendat.

We would also like to acknowledge all First Nation, Inuit and Métis peoples from across North America, also known as Turtle Island, who now reside in the City of Richmond Hill. We are committed to rebuilding constructive and cooperative relationships.

3. National Anthem

The National Anthem was played.

4. Public Forum (not to exceed 15 minutes)

There were no members of the public who addressed Council during the Public Forum.

5. Council Announcements

Regional and Local Councillor Chan shared that he was hosting a Mid-Autumn Festival (Moon Cake Festival), on Saturday, September 30th, from 3 p.m. to 5 p.m., at the Langstaff Community Centre, to celebrate Chinese culture, and extended an invitation to the Richmond Hill community to join in the celebrations.

Regional and Local Councillor DiPaola acknowledged that the first anniversary of the historic march in demonstration of support of Mahsa Amini, was being commemorated on Sunday, October 1st, on the grounds of the Richmond Hill Central Library.

Regional and Local Councillor DiPaola advised that he would be presenting a Members Motion at a future meeting, to propose convening a Council meeting once a year at a venue in the vicinity of Yonge Street and Major Mackenzie Drive.

Councillor Thompson advised that he and Mayor West had the pleasure of helping the Curtain Club Theatre kick-off their 70th season last Friday. He noted the number of shows being played, and encouraged residents to take part in theatre performances in Richmond Hill.

Councillor Cui acknowledged that Friday, September 29th was a celebration for the Mid-Autumn Festival, extended happy holidays to the East Asian and Chinese community, advised that events were being hosted by Deputy Mayor Chan on Saturday, September 30th, and by MPP Daisy Wai on Friday, September 29th, and welcomed residents to participate in the events.

Councillor Cui announced that he was hosting a Small Business Entrepreneurs meeting on Friday, September 29th, from 10 a.m. to 12 p.m., to discuss the economic development status, and noted that it was an opportunity to hear their concerns and perspectives on the City's development.

Councillor Cui advised that yesterday he together with Mayor West, Councillor Cilevitz, Councillor Liu, and Councillor Thompson attended the York Region Police new crime prevention campaign kick-off "Operation Auto Guard", a campaign to tackle the increase in auto theft in York Region, and further advised of the Ward 4 Neighbourhood Watch program that was launched earlier this year and its progress to-date.

Mayor West echoed that this Friday marked the celebration of the Mid-Autumn Festival, noting it was a festival celebrated widely across the Southeast Asian and Chinese community, extended warm wishes to families that celebrate, and invited the community to join in on the many fun-filled festivities.

Mayor West acknowledged that the Jewish community had observed the important holy date of Yom Kippur and hoped that everyone who celebrated had a meaningful day, and announced that September 29th was Sukkot, a time for family joy and to understand vulnerability, and extended happy Sukkot to those celebrating.

Mayor West advised that earlier today, Council raised the Every Child Matters flag at City Hall to mark the September 30th, National Day for Truth and Reconciliation, and extended his thanks to staff, Members of Council, and Jay Shea, Indigenous leader in the community, for their attendance and support.

Mayor West announced that Saturday, September 30th, marked the National Day for Truth and Reconciliation, Orange Shirt Day, and Every Child Matters Day, advised of an event that was being held on the grounds of the Richmond Hill Central Library, from 2 p.m. to 6 p.m., to acknowledge the day, and encouraged everyone to come out and partake in the many planned activities.

6. Introduction of Emergency/Time Sensitive Matters

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

7. Adoption of Agenda

That the agenda be adopted as distributed by the Clerk.

Moved by: Councillor Cilevitz

Seconded by: Councillor Cui

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

a) Memorandum from Kelvin Kwan, Commissioner of Planning and Building Services, dated September 25, 2023, regarding the Extract from Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023, with respect to Staff Report SRPBS.23.002 - Notice of Intent to Demolish - Listed Property on the Richmond Hill Heritage Register - 9893 Leslie Street (Horner House) City File D12-07255 - (Item 15.5);

b) Delegation from Brian Lee, Carefirst Seniors and Community Services, regarding Extract from Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023 with respect to SRPBS.23.002 - Notice of Intent to Demolish - Listed Property on the Richmond Hill Heritage Register - 9893 Leslie Street (Horner House) - City File D12-07255 - (Item 14.1).

Carried Unanimously

8. 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*.

9. Adoption of Previous Council Minutes

9.1 Council Meeting C#28-23 held September 13, 2023

Moved by: Regional and Local Councillor DiPaola
Seconded by: Councillor Davidson

That the minutes of Council Meeting C#28-23 held on September 13, 2023, be adopted.

Carried Unanimously

9.2 Council Public Meeting C#29-23 held September 19, 2023

Moved by: Regional and Local Councillor DiPaola
Seconded by: Councillor Davidson

That the minutes of Council Public Meeting C#29-23 held on September 19, 2023, be adopted.

Carried Unanimously

9.3 Special Council Meeting C#30-23 held September 20, 2023

Moved by: Regional and Local Councillor DiPaola
Seconded by: Councillor Davidson

That the minutes of Special Council Meeting C#30-23 held on September 20, 2023, be adopted.

Carried Unanimously

10. Identification of Items Requiring Separate Discussion

Council consented to separate items 15.2, 15.3.1 and 15.5 for discussion.

11. Adoption of Remainder of Agenda Items

On a motion of Regional and Local Councillor Chan, seconded by Councillor Cilevitz, Council adopted those items not identified for separate discussion.

12. Public Hearings

There were no public hearings.

13. Presentations

There were no presentations.

14. Delegations

14.1 Delegation regarding the Extract from Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023 with respect to

SRPBS.23.002 - Notice of Intent to Demolish - Listed Property on the Richmond Hill Heritage Register - 9893 Leslie Street (Horner House) - City File D12-07255 - (refer to Item 15.2)

Brian Lee, Carefirst Seniors and Community Services, submitted an application to appear as a delegation to address Council on this matter, but withdrew his request.

15. Committee and Staff Reports

15.1 Minutes - Heritage Richmond Hill meeting HRH#05-23 held June 15, 2023

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

a) That the minutes of Heritage Richmond Hill meeting HRH#05-23 held June 15, 2023, be adopted.

Carried

15.2 Extract - Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023

15.2.1 SRPBS.23.002 - Notice of Intent to Demolish - Listed Property on the Richmond Hill Heritage Register - 9893 Leslie Street (Horner House) City File D12-07255

Moved by: Councillor Cilevitz
Seconded by: Councillor Liu

a) That the Memorandum from Kelvin Kwan (Agenda Item 15.5), Commissioner of Planning and Building Services, dated September 25, 2023, regarding the Extract from Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023, with respect to Staff Report SRPBS.23.002, regarding a Notice of Intent to Demolish a Listed Property on the Richmond Hill Heritage Register located at 9893 Leslie Street (Horner House), be received;

b) That the Horner House located at 9893 Leslie Street does not merit cultural heritage designation under Part IV of the Ontario Heritage Act; and

c) That 9893 Leslie Street be removed from Richmond Hill's Heritage Register, subject to the following conditions:

- i. That prior to the issuance of any permit for the subject property, including a building permit, or a permit related to the demolition, shoring and excavation of the subject property, the owner shall submit building documentation for the Horner House, including documentation photographs of the interior and exterior, and as-built measured plan and elevation drawings, to the satisfaction of Heritage and Urban Design staff.

Carried Unanimously

15.3 Minutes - Committee of the Whole Meeting CW#10-23 held September 20, 2023

That the minutes of Committee of the Whole meeting CW#10-23 held September 20, 2023, be adopted as circulated and the following recommendations be approved:

15.3.1 SRCM.23.12 - City of Richmond Hill 2023-2027 Strategic Plan Community Engagement Summary – Consultation Summary Report - (CW Item 11.1)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

- a) That Council receive the Richmond Hill 2023-2027 Strategic Plan Consultation Summary Report attached as Appendix A;
- b) That all comments on the Richmond Hill 2023-2027 Strategic Plan Consultation Summary Report be referred back to staff for consideration in writing the draft Strategic Plan;
- c) That this report, including the Richmond Hill 2023-2027 Strategic Plan Consultation Summary Report, be posted on the City’s website for comment from the community until October 12, 2023.

Carried

15.3.2 SRCFS.23.047 – Status Update – Pending Items List - (CW Item 11.2)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

- a) That Staff Report SRCFS.23.047 regarding a Status Update on the Pending Items List be received for information.

Carried

15.3.3 SRIES.23.001 - Summary Report Q1 to Q2 2023 - Municipal Infrastructure Assumptions under Delegated Authority - (CW Item 11.3)

Moved by: Regional and Local Councillor Chan
Seconded by: Regional and Local Councillor DiPaola

a) That staff report SRIES.23.001 regarding Summary Report Q1 to Q2 2023, Municipal Infrastructure Assumptions under Delegated Authority, be received for information purposes.

Carried Unanimously

15.3.4 SRPBS.23.004 - Request for Approval - Memorandum of Understanding with Toronto and Region Conservation Authority - (CW Item 11.4)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

a) That Council approve the Memorandum of Understanding (MOU) attached as Appendix 'A' to SRPBS.23.004, which sets out the principles, terms and conditions governing the delivery of programs and services by the Toronto Region Conservation Authority to the City as per the requirements of the *Conservation Authorities Act*;

b) That the Mayor be authorized to execute the MOU, upon the recommendation of the Commissioner of Planning and Building Services.

Carried

15.3.5 SRPBS.23.005 - Request for Approval and Comments - Zoning By-law Amendment and Draft Plan of Subdivision Applications - Prosper Living Developments Inc. - 741 Carrville Road - City Files D02-13032 and D03-13013 (Related Files D05-13007 and D06-13097) - (CW Item 11.5)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

a) That the Zoning By-law Amendment and draft Plan of Subdivision applications submitted by Prosper Living Developments Inc. for the lands known as Part of Lots 1 and 2, Registered Plan

1960 (municipal address: 741 Carrville Road), City Files D02-13032 and D03-13013 be approved, subject to the following:

(i) that the subject lands be rezoned from Third Density Residential (R3) Zone to Multiple Residential One (RM1) Zone under By-law 2523, as amended, with site-specific provisions as set out in Appendix 'B' to staff report SRPRS.23.075;

(ii) that prior to forwarding the amending Zoning By-law to Council for consideration and enactment:

(a) the draft Zoning By-law attached as Appendix 'B' to staff report SRPI.23.075 be finalized to the satisfaction of the Commissioner of Planning and Building Services;

(b) confirmation be received that the applicant has registered restrictions over the subject lands under Section 118 of the *Land titles Act*;

(iii) that pursuant to Section 34(17) of the *Planning Act*, Council deem that no further notice be required with respect to any necessary modifications to the draft amending Zoning By-law to implement the proposed development on the subject lands;

(iv) that the Plan of Subdivision as depicted on Map 4 to staff report SRPI.23.003 be draft approved, subject to the conditions as set out in Appendix 'C';

(v) that prior to draft approval being granted, the applicant pay the applicable Draft Plan of Subdivision processing fee in accordance with the City's Tariff of Fees By-law 83-22, as amended;

b) That the authority to assign 22.80 persons equivalent of servicing allocation to the proposed development to be constructed on the subject lands be delegated to the Commissioner of Planning and Building Services subject to the criteria in the City's Interim Growth Management Strategy, and that the assigned servicing allocation be released in accordance with the provisions of By-law 109-11, as amended.

Carried

15.3.6 SRPBS.23.006 - Request for Direction - Official Plan and Zoning By-law Amendment Applications - Whitehorn Investments Limited, Stephen-Mitchell Realty Limited, 891566 Ontario Limited and Ledbrow Investments Ltd. - 9301, 9325 and 9335 Yonge Street - City Files D01-20015 and D02-20029 (Related City File D06-22036) - (CW Item 11.6)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

- a) That the Ontario Land Tribunal be advised that Council does not support the Official Plan Amendment and Zoning By-law Amendment applications submitted by Whitehorn Investments Limited, Stephen-Mitchell Realty Limited, 891566 Ontario Limited and Ledbrow Investments Ltd. for lands known as Part of Lot 41, Concession 1, E.Y.S. (municipal addresses: 9301, 9325 and 9335 Yonge Street), City Files D01-20015 and D02-20029 (Related City File D06-22036) for the principle reasons outlined in staff report SRPBS.23.006;
- b) That appropriate City staff be directed to appear at the Ontario Land Tribunal in support of Council's position concerning the subject appeals;
- c) That City staff be directed to continue discussions with the applicant towards resolution of the outstanding appeals and the submission of a revised development proposal that is supportable and represents good planning.

Carried

15.3.7 SRPBS.23.007 - Request to Terminate and Deregister a Site Plan Agreement - Fei Guan - 91 Lawrence Avenue - City File D06-22073 - (CW Item 11.7)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

- a) That staff report SRPBS.23.007 be received and that the request made by Fei Guan to deregister the Site Plan Agreement made between The Corporation of the City of Richmond Hill and Fei Guan for lands known as Lot 46, Plan 1883 (Municipal Address: 91 Lawrence Avenue), City File D06-22073, be approved;

b) That the Mayor and Clerk be authorized to execute a Termination Agreement with Fei Guan upon written recommendation of the Commissioner of Planning and Building Services.

Carried

15.3.8 Member Motion - Mayor West - Gender-Based and Intimate Partner Violence Epidemic - (CW Item 12.1)

Moved by: Regional and Local Councillor Chan
Seconded by: Councillor Cilevitz

Whereas 42 municipalities and regions including OBCM and MARCO members Ajax, Brampton, Burlington, Clarington, Hamilton, London, Oakville, Ottawa, Pickering, Whitby, Toronto and Windsor, along with Peel, Durham and Halton Regions as well as Lanark County, Essex County and Renfrew County across Ontario have declared a gender-based violence and/or intimate partner violence epidemic (as of August 18, 2023) and;

Whereas on August 16, 2023 Justice Minister Arif Virani described gender-based violence as “an epidemic” in the federal government’s formal response to a coroner’s inquest, also stating that his government is committed to ending the gender-based violence epidemic “in all its forms, and is working to address any gaps in the Criminal Code to ensure a robust justice system response,” and;

Whereas on August 20, 2023 at the Association of Municipalities (AMO) conference, OBCM and MARCO declared gender-based violence and intimate partner violence an epidemic, and joined the growing number of municipalities and regions in demanding action from all levels of government to address this growing epidemic and;

Whereas the incidences of gender-based violence and intimate partner violence increased exponentially throughout the COVID-19 pandemic and has not decreased, while funding to provide the growing demand of services and support for victims and survivors of intimate partner and gender based violence has not kept pace

Now Therefore Be It Resolved That:

1. The City of Richmond Hill also declare gender-based violence and intimate partner violence an epidemic, and;

2. The City of Richmond Hill recommends that the Province also declare gender-based violence and intimate partner violence an epidemic;
3. The Federation of Canadian Municipalities (FCM), the Association of Municipalities of Ontario (AMO) and all municipalities and regions in Ontario declare a gender-based and intimate partner violence epidemic across the country and;
4. The provincial and federal governments enact the additional 85 recommendations from the inquest into the 2015 murders of Carol Culleton, Anastasia Kuzyk and Nathalie Warmerdam in Renfrew County, Ontario, which provide a roadmap to preventing intimate partner violence from escalating to femicide and;
5. That the Federal government starts this enactment by adding the word Femicide as a term to the Criminal Code of Canada, and;
6. That the provincial and federal governments provide the necessary resources to municipalities, regions and their emergency and social services to meaningfully address the gender-based violence and intimate-partner violence epidemic.
7. The City Clerk send this motion to Premier of Ontario; the Ontario Minister of Municipal Affairs and Housing; the Ontario Leader of Opposition, and Leaders of other Parties, the Local Members of Parliament (MPs); the Local Members of Provincial Parliament (MPPs); the Federation of Canadian Municipalities (FCM); the Association of Municipalities of Ontario (AMO); Ontario Big Cities Mayors Caucus (OBCM); Mayors and Regional Chairs of Ontario (MARCO); the Large Urban Mayors' Caucus of Ontario; the Small Urban GTHA Mayors as well as York Region and its member municipalities.

Carried

15.3.9 Member Motion - Mayor West - Strengthening Municipal Codes of Conduct in Ontario - (CW Item 12.2)

Moved by: Regional and Local Councillor Chan
 Seconded by: Councillor Cilevitz

Whereas all Ontarians, including both municipal staff and elected members of council, deserve a safe and respectful workplace free from harassment and bullying; and

Whereas the Municipal Act, 2001, prescribes that municipalities shall have codes of conduct for council and local boards; and

Whereas municipalities and municipal integrity commissioners currently lack the tools to enforce codes of conduct; and

Whereas there are numerous examples of repeated contraventions of codes of conduct, bullying and harassment across the municipal sector; and

Whereas on February 8th, 2023, Mayor David West's Member Motion to support Bill 5 - Stopping Harassment and Abuse by Local Leaders Act, 2022, was unanimously passed by Richmond Hill Council, but defeated in the Legislature by the Government of Ontario; and

Whereas the Government of Ontario has recently consulted and engaged with municipalities across the province on strengthening codes of conduct; and

Whereas on August 20, 2023, at the Association of Municipalities (AMO) conference, the Mayors and Regional Chairs of Ontario (MARCO) and Ontario Big City Mayors (OBCM) passed a motion to reaffirm their past support (and the support of other bodies such as AMO) for strengthening municipal codes of conduct; and called on the Government of Ontario to introduce legislation to strengthen codes of conduct for Ontario's municipalities; by including administrative penalties, increased training, strengthened tools for integrity commissioners, and the ability for municipalities to apply for judicial removal of sitting members if advised by their integrity commissioner.

Now Therefore Be It Resolved That:

1. Richmond Hill Council requests that the Government of Ontario introduce legislation to strengthen codes of conduct for Ontario's municipalities; and
2. The proposed legislation include administrative penalties, increased training, strengthened tools for integrity commissioners, and the ability for municipalities to apply for judicial removal of sitting members if advised by their integrity commissioner; and
3. The City Clerk send this motion to Premier of Ontario; the Ontario Minister of Municipal Affairs and Housing; the Ontario

Leader of Opposition, and Leaders of other Parties, the Local Members of Parliament (MPs); the Local Members of Provincial Parliament (MPPs); the Association of Municipalities of Ontario (AMO); Ontario Big Cities Mayors Caucus (OBCM); Mayors and Regional Chairs of Ontario (MARCO); the Large Urban Mayors' Caucus of Ontario; the Small Urban GTHA Mayors as well as York Region and its member municipalities.

Carried

15.4 SRPBS.23.017 - Request for Approval - Street Naming Application - Montagna Capital (BT) Inc. - 1577-1621 Major Mackenzie Drive East - City File AA-23-0001

Moved by: Regional and Local Councillor Chan

Seconded by: Councillor Cilevitz

a) That Staff Report SRPBS.23.017 regarding a Street Naming Application submitted by Montagna Capital Inc. for the lands known as Part of Lot 19 and Part of Lot 20, Concession 3, E.Y.S. (Municipal Addresses: 1577-1621 Major Mackenzie Drive) be approved subject to the following:

- i. That the proposed street names Kenneth Appleton Avenue, Boccella Crescent, Monticola Avenue, and Matawin Lane (P) be approved in accordance with SRPBS.23.017; and,
- ii. That staff be directed to bring forward a by-law to implement the approval of the street names in accordance with SRPBS.23.017.

Carried

15.5 Memorandum from Kelvin Kwan, Commissioner of Planning and Building Services, dated September 25, 2023, regarding the Extract from Heritage Richmond Hill meeting HRH#06-23 held September 14, 2023, with respect to Staff Report SRPBS.23.002 - Notice of Intent to Demolish - Listed Property on the Richmond Hill Heritage Register - 9893 Leslie Street (Horner House) City File D12-07255 - (refer to Item 15.2)

Agenda Item 15.5 was considered with Agenda Item 15.2.1.

16. Other Business

There were no other business items.

17. Emergency/Time Sensitive Matters

There were no emergency/time sensitive matters.

18. By-laws

There were no By-laws for consideration.

19. Closed Session

There were no closed session items.

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

20.1 By-law 110-23

Moved by: Councillor Liu
Seconded by: Councillor Cui

That By-law 110-23, A By-law to confirm the proceedings of Council at this meeting, be passed.

Carried

21. Adjournment

Moved by: Councillor Cilevitz
Seconded by: Councillor Cui

That the meeting be adjourned.

Carried Unanimously

The meeting was adjourned at 10:32 a.m.

David West, Mayor

Stephen M.A. Huycke, City Clerk