



## Minutes

### Planning and Development Committee The Corporation of the City of Brampton

**Monday, September 13, 2021**

Members Present: Regional Councillor M. Medeiros - Wards 3 and 4  
Regional Councillor P. Fortini - Wards 7 and 8  
Regional Councillor R. Santos - Wards 1 and 5  
Regional Councillor P. Vicente - Wards 1 and 5  
City Councillor D. Whillans - Wards 2 and 6  
Regional Councillor M. Palleschi - Wards 2 and 6  
City Councillor J. Bowman - Wards 3 and 4  
City Councillor C. Williams - Wards 7 and 8  
City Councillor H. Singh - Wards 9 and 10  
Regional Councillor G. Dhillon - Wards 9 and 10  
Mayor Patrick Brown (ex officio)

Staff Present: David Barrick, Chief Administrative Officer  
Richard Forward, Commissioner Planning and Development Services  
Allan Parsons, Director, Planning, Building and Economic Development  
Bob Bjerke, Director, Policy Planning, Planning, Building and Economic Development  
Jeffrey Humble, Manager, Policy Planning  
Steve Ganesh, Manager, Planning Building and Economic Development  
David Vanderberg, Manager, Planning Building and Economic Development  
Cynthia Owusu-Gyimah, Manager, Planning Building and Economic Development  
Sameer Akhtar, City Solicitor  
Steve Ganesh, Senior Policy Planner, Planning Building and Economic Development  
Andrew Ramsammy, Development Planner, Planning, Building and Economic Development

Dana Jenkins, Development Planner, Planning, Building and Economic Development  
Mark Michniak, Development Planner, Planning, Building and Economic Development  
Stephen Dykstra, Development Planner, Planning, Building and Economic Development  
Nicholas Deibler, Development Planner, Planning, Building and Economic Development  
Himanshu Katyal, Development Planner, Planning, Building and Economic Development  
Kelly Henderson, Development Planner, Planning, Building and Economic Development  
Michelle Gervais, Development Planner, Planning, Building and Economic Development  
Mirella Palermo, Development Planner, Planning, Building and Economic Development  
Tejinder Sidhu, Development Planner, Planning, Building and Economic Development  
Peter Fay, City Clerk  
Charlotte Gravlev, Deputy City Clerk  
Richa Ajitkumar, Acting Legislative Coordinator

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**1. Call to Order**

Note: In consideration of the current COVID-19 public health orders prohibiting large public gatherings of people and requirements for physical distancing between persons, in-person attendance at this Planning and Development Committee meeting was limited and physical distancing was maintained in Council Chambers at all times during the meeting.

The meeting was called to order at 7:00 p.m. and adjourned at 11:19 p.m.

As this meeting of the Planning and Development Committee was conducted with electronic participation by Members of Council, the meeting started with the City Clerk calling the roll for attendance at the meeting, as follows:

Members present during roll call: Regional Councillor Santos, Regional Councillor Vicente, Regional Councillor Palleschi, City Councillor Whillans, Regional Councillor Medeiros, City Councillor Bowman, Regional Councillor Fortini, City Councillor Williams, City Councillor Singh

Members absent during roll call: Regional Councillor Dhillon

**2. Approval of Agenda**

**PDC126-2021**

That the Agenda for the Planning and Development Committee Meeting of September 13, 2021, be approved as amended as follows:

**To add:**

Delegation by Sylvia Roberts, Brampton resident, re: Items 5.1, 5.3, 5.5 and 5.11

Carried

**3. Declarations of Interest under the Municipal Conflict of Interest Act**

Nil

**4. Consent Motion**

In keeping with Council Resolution C019-2021, the Meeting Chair reviewed the relevant agenda items during this section of the meeting and allowed Members to identify agenda items for debate and consideration, with the balance to be approved as part of the Consent Motion given the items are generally deemed to be routine and non-controversial.

The following Items listed with a caret (^) were considered to be routine and non-controversial by the Committee and were approved at one time.

(7.1, 7.2, 7.3, 7.5, 7.7, 7.8, 8.1)

With regard to items 7.1, 7.2 and 7.5, Councillor Singh noted that parking is available on both sides of area 48 and that there is a strong sustainability measure in place.

The following motion was considered:

**PDC127-2021**

That the following Items to the Planning and Development Committee Meeting of September 13, 2021, be approved as part of Consent:

(7.1, 7.2, 7.3, 7.5, 7.7, 7.8, 8.1)

Yea (9): Regional Councillor Medeiros, Regional Councillor Fortini, Regional Councillor Vicente, Regional Councillor Santos, Regional Councillor Palleschi,

City Councillor Bowman, City Councillor Williams, Regional Councillor Dhillon and City Councillor Singh

Nay (0): nil

Absent (1): City Councillor Whillans

Carried (9-0-1)

Carried

## **5. Statutory Public Meeting Reports**

### **5.1 Staff report re: City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights**

Anand Balram, Senior Policy Planner, Planning, Building and Economic Development, presented an overview of the amendment that included context, history, the proposed Official Plan amendment, next steps and contact information.

Items 6.6 and 11.5 were brought forward at this time.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Mike Everard, Principal, Augusta National Inc.
2. Darren Vella, President and Director, Innovative Planning Solutions - not present
3. Liam O'Toole, Planner, Weston Consulting/ Woodlawn Seniors Development Corporation
4. Alistair Shields, Planner, KLM Planning Partners Inc.
5. Sylvia Roberts, Brampton Resident, Note: added as a delegate under approval of agenda - Recommendation PDC126-2021

Staff provided clarification regarding questions on the transportation plan and Metrolinx Rail Facility.

During consideration of this matter, a Point of Order was raised by Regional Councillor M. Palleschi, and allowed by the Chair, noting that only questions of clarification may be asked.

In response to questions from Committee, clarification was provided with respect to questions on the development by KLM Planning Partners Inc., and staff was requested to provide details on the Apple Factory property line.

The following motion was considered:

**PDC128-2021**

1. That the report re: **City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That Planning, Building and Economic Development Department staff be directed to report back to Planning & Development Committee with the results of the Public Meeting and final recommendations;

3. That the following delegations re: City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights, to the Planning and Development Committee Meeting of September 13, 2021, be received; and,

1. Mike Everard, Principal, Augusta National Inc.
2. Liam O'Toole, Planner, Weston Consulting/ Woodlawn Seniors Development Corporation
3. Alistair Shields, Planner, KLM Planning Partners Inc.
4. Sylvia Roberts, Brampton resident

4. That all correspondence submitted re: City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Mike Everard, Principal, Augusta National Inc., dated September 7, 2021
2. Hesham Mohamed, Humphries Planning Group Inc., dated September 10, 2021

Carried

5.2 Staff report re: Application to Amend the Zoning By-law, Blackthorn Development Corp. – 2775980 Ontario Inc., 34-2500 Williams Parkway - File: OZS-2021-0014

Andrew Ramsammy, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Item 11.1 was brought forward at this time.

The following motion was considered:

**PDC129-2021**

1. That the staff report re: **Application to Amend the Zoning By-law, Blackthorn Development Corp. – 2775980 Ontario Inc., 34-2500 Williams Parkway – Ward 8 - File: OZS-2021-0014**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal; and,

3. That all correspondence submitted re: Application to Amend the Zoning By-law, Blackthorn Development Corp. – 2775980 Ontario Inc., 34-2500 Williams Parkway – Ward 8 - File: OZS-2021-0014, to the Planning and Development Committee Meeting of September 13, 2021 be received:

1. Manjit Sahota, Veerji Cooling Comforts Inc., dated August 24, 2021
2. Gurpal Sambih, 2500 Williams Parkway, Unit 11, dated August 27, 2021
3. Raghav Ori, 2500 Williams Parkway, Units 25 & 26, dated September 1, 2021
4. Gurtej Singh Matharu, 2500 Williams Parkway, Unit 20, Brampton, dated September 2, 2021
5. Manmeet Thind, Solicitor, 207- 60 Lacoste Blvd, dated September 2, 2021
6. Partha Vattikundala, 2500 Williams Parkway, Unit 43, dated September 2, 2021
7. Paul, 2500 Williams Parkway, Unit 35, dated September 2, 2021
8. Bhupinder Singh, 2500 Williams Parkway, Unit 42, dated September 2, 2021

9. Manpreet Singh, 2500 Williams Parkway, Unit 27, dated September 2, 2021
10. Sandip Bassi, 2500 Williams Parkway, Unit 33, dated September 1, 2021
11. Simarpreet and Sunpreet, 2500 Williams Parkway, Unit 22, dated September 1, 2021
12. Rattan Nahal, 2500 Williams Parkway, Unit 11, dated September 2, 2021
13. Sukhpreet Nahal, 2500 Williams Parkway, Unit 10, dated September 2, 2021
14. Tony Mehta, 2500 Williams Parkway, Unit 13, dated September 2, 2021
15. Brian Ganesh, 2500 Williams Parkway, Unit 32, dated September 3, 2021
16. Santok Singh, 2500 Williams Parkway, Units 52-56, dated September 3, 2021
17. Preet Kahlon, 2500 Williams Parkway, Unit 34, dated September 3, 2021
18. Manmohan Bhogal, Brampton Resident, dated September 6, 2021
19. The Augmented Team, 2500 Williams Parkway, Unit 49, dated September 6, 2021
20. Michael Stitsky, 2500 Williams Parkway, Unit 14, dated September 6, 2021
21. Sonika Panag, 2500 Williams Parkway, Unit 32, dated September 3, 2021
22. Preet Kahlon, 2500 Williams Parkway, Units 57 and 58, dated September 4, 2021
23. Jas Brar, 2500 Williams Parkway, Unit 59, dated September 7, 2021
24. Parul Mehta, 2500 Williams Parkway, Units 6 and 7, dated September 7, 2021
25. Malynda Ganesh, 2500 Williams Parkway, Unit 32, dated September 7, 2021
26. Lilla and Harry Ganesh, 2500 Williams Parkway, Unit 32, dated September 7, 2021
27. Nirbhair Saini, 2500 Williams Parkway, Unit 31, dated September 7, 2021
28. Julian Ramjohn, 2500 Williams Parkway, Units 23 and 24, dated September 8, 2021
29. Popular Signs (First and last name not provided), 2500 Williams Parkway, Unit 30, dated September 4, 2021

Carried

5.3 Staff report re: Application to Amend the Official Plan and Zoning By-law, Malone Givens Parsons Ltd. – Alpa Stone Inc. - File - OZS-2021-0015

Dana Jenkins, Development Planner, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Item 6.8 was brought forward at this time.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Lauren Capilongo, Principal, Malone Givens Parsons Ltd.
2. Sylvia Roberts, Brampton Resident, Note: added as a delegate under approval of agenda - Recommendation PDC126-2021

Lauren Capilongo, Principal, Malone Givens Parsons Ltd., on behalf of Alpa Stone Inc. presented an overview of the application that included location of the subject lands, site context, Goreway Major Transit Station Areas, proposed concept and technical considerations.

Staff provided comments with respect to traffic and transportation studies.

**PDC130-2021**

1. That the staff report re: **Application to Amend the Official Plan and Zoning By-law, Malone Givens Parsons Ltd – Alpa Stone Inc – ‘0’ Humberwest Parkway (east side of Humberwest Parkway and north of Queen Street East) – Ward 8 - File: OZS-2021-0015**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegation regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Lauren Capilongo, Principal, Malone Given Parsons Ltd.
2. Sylvia Roberts, Brampton Resident



4. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

- 5.4 Staff report re: Application to Amend the Official Plan, Zoning By-law and Draft Plan of Subdivision, Forestside Estates Inc. – KLM Planning Partners Inc. - File: OZS-2021-0021 & 21T-21007B

Mark Michniak, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Marshall Smith, Senior Planner, KLM Planning Partners Inc.
2. Sylvia Roberts, Brampton Resident, Note: added as a delegate under approval of agenda - Recommendation PDC126-2021

Marshall Smith, Senior Planner, KLM Planning Partners Inc., on behalf of Forestside Estates Inc. presented an overview of the application that included concept plan, proposed Draft Plan of Subdivision, site plan, landscape plan and massing models.

Staff advised that they will respond back with a report to council on issues raised by the resident and others.

The following motion was considered:

**PDC131-2021**

1. That the staff report re: **Application to Amend the Official Plan, Zoning By-law and Draft Plan of Subdivision, Forestside Estates Inc. – KLM Planning Partners Inc., Part of Lots 4 and 5, Concession 9, Northern Division, North side of Queen Street East opposite Beaumaris Drive - Ward 8 - File: OZS-2021-0021, 21T-21007B**, to the Planning and Development Committee Meeting of September 13, 2021 be received;
2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting

and a staff recommendation, subsequent to completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegations regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Marshall Smith, KLM Planning Partners Inc.

2. Sylvia Roberts, Brampton resident

4. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

5.5 Staff Report re: Application to Amend the Zoning By-law and Draft Plan of Subdivision, Maplequest Investments Inc. – KLM Planning Partners Inc. - File: OZS-2021-0024 & 21T-21011B

Mark Michniak, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

The following motion was considered:

**PDC132-2021**

1. That the staff report re: **Application to Amend the Zoning By-law and Draft Plan of Subdivision, Maplequest Investments Inc. – KLM Planning Partners Inc., Part of Lot 16, Concession 6, East of Hurontario Street, Ward 10 - File: OZS-2021-0024 and 21T-21011B**, to the Planning and Development Committee Meeting of September 13, 2021 be received;

2. That Planning, Building, and Economic Development staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegation regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Sylvia Roberts, Brampton Resident

4. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

- 5.6 Staff report re: Application to Amend the Official Plan and Zoning By-law and Proposed Draft Plan of Subdivision, Digram Developments Brampton Inc. – Glen Schnarr & Associates Inc. - File - OZS-2021-0026

Stephen Dykstra, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Taranjeet Uppal, Planner, Glen Schnarr and Associates Inc.

Staff responded to a question with respect to concerns regarding area that may not have the necessary infrastructure to support increased density.

The following motion was considered:

**PDC133-2021**

1. That the staff report re: **Application to Amend the Official Plan and Zoning By-law and for a Proposed Draft Plan of Subdivision, Digram Developments Brampton Inc. – Glen Schnarr & Associates Inc., South of Mayfield Road between Bramalea Road and Torbram Road - Ward 9 - File: OZS-2021-0026**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegation re: Application to Amend the Official Plan and Zoning By-law and for a Proposed Draft Plan of Subdivision, Digram Developments Brampton Inc. – Glen Schnarr & Associates Inc., South of Mayfield Road between Bramalea Road and Torbram Road - Ward 9 - File: OZS-2021-0026, to the Planning and Development Committee Meeting of September 13, 2021 be received:

1. Taranjeet Uppal, Planner, Glen Schnarr and Associates Inc.
4. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

5.7 Staff report re: Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area - File: OZS-2021-0025

Stephen Dykstra, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Committee requested staff to provide clarification on planning process.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Joshua Benard, VP of Real Estate Development, Habitat for Humanity GTA
2. Hitendra Rathod, Brampton Resident
3. Parin Patel , Brampton Resident
4. Pinakin Patel, Brampton Resident
5. Nirav Dolia, Brampton Resident
6. Olubunmi Makinde, Brampton Resident
7. Nirmal Patel, Brampton Resident
8. Krishnakumar Balakrishnan, Brampton Resident
9. Dianne Jones, Brampton Resident - delegated on item 5.13
10. Revanth Thakkellapati, Brampton Resident
11. Amreet Bhuttooh, Brampton Resident - not present

Items 6.1 and 11.2 were brought forward at this time.

**PDC134-2021**

1. That the staff report re: **Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area, 1524 Countryside Drive**

**– Northeast corner of Countryside Drive and Dixie Road, Ward 9 - File: OZS-2021-0025**, to the Planning and Development Services Committee Meeting of September 13, 2021 be received;

2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegations re: Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area, 1524 Countryside Drive – Northeast corner of Countryside Drive and Dixie Road, Ward 9 - File: OZS-2021-0025, to the Planning and Development Services Committee Meeting of September 13, 2021, be received:

1. Joshua Benard, VP of Real Estate Development, Habitat for Humanity GTA
2. Hitendra Rathod, Brampton Resident
3. Parin Patel , Brampton Resident
4. Pinakin Patel, Brampton Resident
5. Nirav Dolia, Brampton Resident
6. Olubunmi Makinde, Brampton Resident
7. Nirmal Patel, Brampton Resident
8. Krishnakumar Balakrishnan, Brampton Resident
9. Revanth Thakkellapati, Brampton Resident

4. That all correspondence submitted re: Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area, 1524 Countryside Drive – Northeast corner of Countryside Drive and Dixie Road, Ward 9 - File: OZS-2021-0025, to the Planning and Development Services Committee Meeting of September 13, 2021 be received:

1. Hitendra Rathod, Brampton Resident, dated August 21, 2021
2. Parin Patel , Brampton Resident, dated August 21, 2021
3. Pinakin Patel, Brampton Resident, dated August 21, 2021
4. Hitul Thakkar, Brampton Resident, dated August 21, 2021
5. Nirav Dolia, Brampton Resident, dated August 30, 2021

6. Jignesh Mistry, Brampton Resident, dated August 31, 2021
7. Olubunmi Makinde, Brampton Resident, dated September 6, 2021
8. Navin Patel, Brampton Resident, dated September 6, 2021
9. Revanth Thakkellapati, Brampton Resident, dated September 7, 2021
10. Ritesh Parekh, Brampton Resident, dated September 6, 2021
11. Tejas Patel, Brampton Resident, dated September 6, 2021
12. Nirmal Patel, Brampton Resident, dated September 6, 2021
13. Rakesh Patel, Brampton Resident, dated September 7, 2021
14. Rik Aikman, Volunteer, Habitat for Humanity, dated September 8, 2021
15. Newman Seto, Brampton Resident, dated September 8, 2021
16. Dorindo Gravina, Site Supervisor, Habitat for Humanity, dated September 9, 2021
17. Viral Chauhan, Brampton Resident, dated September 9, 2021
18. Jayesh Merai, Brampton Resident, dated September 9, 2021
19. Thomas Fischer, Vice President Partnership, NOW Housing, dated September 9, 2021
20. Claus K. Lenk, Chief Financial Officer, ReSource Group Canada, dated September 12, 2021
21. Brian Parteno, Volunteer, Habitat for Humanity, dated September 11, 2021
22. Gord Anderson, Volunteer, Habitat For Humanity, dated September 11, 2021
23. Robert Rutledge, Volunteer, Habitat For Humanity, dated September 11, 2021
24. Laura Constantineau, dated September 11, 2021
25. Teresa Wesz, Volunteer, Habitat for Humanity, dated September 12, 2021

26. Dana Bradshaw, Volunteer, Habitat for Humanity, dated September 12, 2021
27. Justine Gadouchis, Volunteer, Habitat for Humanity, dated September 12, 2021
28. Corinne Carbone, Volunteer, Habitat for Humanity, dated September 12, 2021
29. Dorindo Gravina re: letter from Jose and Mary Piccio, dated September 13, 2021
30. Janet Charnley, Mayfield Family Studies Teacher Secondary School, dated September 10, 2021
31. Amreet Bhuttooh, Brampton Resident, dated September 13, 2021

Carried

- 5.8 Staff report re: Application to Amend the Zoning By-law and Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road - File: OZS-2021-0029

Nitika Jagtiani, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Robert Walters, Senior Associate, Weston Consulting, noted his attendance and capacity to answer any inquiries from Committee or the public

Items 6.2 and 11.6 were brought forward at this time.

The following motion was considered:

**PDC135-2021**

1. That the staff report re: **Application to Amend the Zoning By-law and for a Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road, Ward: 5 - File: OZS-2021-0029**, to the Planning and Development Committee Meeting of September 13, 2021, be received;
2. That Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff

recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegation re: Application to Amend the Zoning By-law and for a Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road, Ward: 5 - File: OZS-2021-0029, dated August 20, 2021 to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Robert Walters, Senior Associate, Weston Consulting

4. That the following correspondence re: Application to Amend the Zoning By-law and for a Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road, Ward: 5 - File: OZS-2021-0029, dated August 20, 2021 to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Frank Marchio, Director, Land Development Lakeview Homes, dated September 8, 2021

2. Michael Cara, Overland LLP, dated September 13, 2021

Carried

5.9 Staff report re: Applications to Amend the Zoning By-law and Proposed Draft Plan of Subdivision, Maplequest Investments Inc. – KLM Planning Partners Inc. - File - OZS-2021-0022

Stephen Dykstra, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

The following motion was considered:

**PDC136-2021**

1. That the staff report re: **Applications to Amend the Zoning By-law and Proposed Draft Plan of Subdivision, Maplequest Investments Inc. – KLM Planning Partners Inc., West side of Torbram Road, north of Countryside Drive and south of Inspire Boulevard, Ward 9 - File: OZS-2021-0022**, to the Planning and Development Services Committee Meeting of September 13, 2021 be received;



2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal; and,
3. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

5.10 Staff Report re: Applications to Amend the Zoning By-law and Proposed Draft Plan of Subdivision, Cedar Developments (Clarkway) Inc. – Glen Schnarr & Associates Inc. - File: OZS-2021-0019

Stephen Dykstra, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Committee consideration of the matter included questions of clarification with respect to density of the proposal, comments on sustainability practices in area 47 and a request to see a report on how the sustainability targets are achieved.

The following motion was considered:

**PDC137-2021**

1. That the staff report re: **Applications to Amend the Zoning By-law and Proposed Draft Plan of Subdivision, Cedar Developments (Clarkway) Inc. – Glen Schnarr & Associates Inc., 10308 Clarkway Drive - North of Castlemore Road, west of Clarkway and south of the proposed E/W arterial road, Ward 10 - File: OZS-2021-0019**, to the Planning and Development Services Committee Meeting of September 13, 2021, be received;
2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal; and,
3. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

5.11 Staff Report re: Application to Amend the Zoning By-law, i2 Developments Inc. – KLM Planning Partners Inc.- File: OZS-2021-0032

Nicholas Deibler, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

Items 6.3 was brought forward at this time.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Alistair Shields, Senior Planner, KLM Planning Partners Inc.
2. Jeff and Kim Thomson, Brampton Resident - not present
3. Sylvia Roberts, Brampton Resident, Note: Delegation added under approval of agenda - Recommendation PDC126-202

Alistair Shields, Senior Planner, KLM Planning Partners Inc., on behalf of i2 Developments Inc. presented an overview of the application that included Hurontario Main Corridor Secondary Plan, uptown Brampton vision, design review panel, streetscape plan and ground floor amenities.

The following motion was considered:

**PDC138-2021**

1. That the staff report re: **Application to Amend the Zoning By-law, i2 Developments Inc. – KLM Planning Partners Inc., 209 Steeles Avenue West, Southeast corner of the intersection of Steeles Avenue West and Malta Avenue - Ward 4 - File: OZS-2021-0032**, to the Planning and Development Committee Meeting of September 13, 2021, be received;
2. That Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal; and,
3. That the following delegations re: Application to Amend the Zoning By-law, i2 Developments Inc. – KLM Planning Partners Inc., 209 Steeles Avenue West, Southeast corner of the intersection of Steeles Avenue West and Malta Avenue -

Ward 4 - File: OZS-2021-0032, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Alistair Shields, Senior Planner, KLM Planning Partners Inc.

2. Sylvia Roberts, Brampton Resident

4. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received

Carried

- 5.12 Staff Report re: Application to amend the Zoning By-law, IBI Group – 2338770 Ontario Inc./Regional Municipality of Peel - File: OZS-2021-0030

Himanshu Katyal, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations, preliminary issues, technical considerations, concept plan, next steps and contact information.

**PDC139-2021**

1. That the staff report re: **Application to amend the Zoning By-law, IBI Group – 2338770 Ontario Inc./Regional Municipality of Peel, 5 Rutherford Road South, Ward 3 - File:OZS-2021-0030**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That Planning and Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal; and,

3. That all correspondence submitted regarding the application, to the Planning and Development Committee Meeting of September 13, 2021, be received.

Carried

- 5.13 Staff Report re: Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre - File OZS-2021-0018

Kelly Henderson, Development Planner, Planning, Building and Economic Development, presented an overview of the application that included location of the subject lands, area context, design details, current land use designations,

preliminary issues, technical considerations, concept plan, next steps and contact information.

Items 6.4 and 11.3 were brought forward at this time.

The following delegations addressed Committee and expressed their views, suggestions, concerns and questions with respect to the subject application:

1. Harpreet Sandhu, Brampton Resident
2. Pankaj Gupta, Brampton Resident
3. Oliver Shukoori, Brampton Resident
4. Natalie Okal, Brampton Resident
5. Rohit Dewan, Brampton Resident
6. Reeza Ally, Brampton Resident
7. Stephen Chin and Vicky Chin, Brampton Residents
8. Anthony Mason, Brampton Resident
9. Don Naylor, Brampton Resident
10. Marc De Nardis, Planning Associate, Gagnon Walker Domes Ltd.

Marc De Nardis, Planning Associate, Gagnon Walker Domes Ltd., on behalf of Rotary Club of Brampton Glen Community Centre presented an overview of the application that included information regarding the subject site, Queen Street West Tertiary Plan, community services/amenities, site plan/landscape plan, road network, technical studies of reports and plans and next steps.

The following motion was considered:

**PDC140-2021**

1. That the staff report re: **Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre, 1857 Queen Street West, Ward 4 - File: OZS-2021-0018**, to the Planning and Development Committee Meeting of September 13, 2021, be received;
2. That Development Services staff be directed to report back to the Planning and Development Committee with the results of the Public Meeting and a staff recommendation, subsequent to the completion of the circulation of the application and a comprehensive evaluation of the proposal;

3. That the following delegations re: Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre, 1857 Queen Street West, Ward 4 - File: OZS-2021-0018, to the Planning and Development Committee Meeting of September 13, 2021, be received; and,

1. Harpreet Sandhu, Brampton Resident
2. Pankaj Gupta, Brampton Resident
3. Oliver Shukoori, Brampton Resident
4. Natalie Okal, Brampton Resident
5. Rohit Dewan, Brampton Resident
6. Reeza Ally, Brampton Resident
7. Stephen Chin and Vicky Chin, Brampton Residents
8. Anthony Mason, Brampton Resident
9. Don Naylor, Brampton Resident
10. Dianne Jones, Brampton Resident
11. Marc De Nardis, Planning Associate, Gagnon Walker Domes Ltd.

4. That all correspondence submitted re: Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre, 1857 Queen Street West, Ward 4 - File: OZS-2021-0018, to the Planning and Development Committee Meeting of September 13, 2021, be received:

1. Naveen Vasisht, Brampton Resident, dated August 18, 2021
2. Ahmad Shukoori, Brampton Resident, dated August 18, 2021
3. Pankaj Gupta, Brampton Resident, dated August 20, 2021
4. Harpreet Sandhu, Brampton Resident, dated August 20, 2021
5. Padma Kotamarti, Brampton Resident, dated August 20, 2021
6. Pulkit Bhavsar, Brampton Resident, dated August 20, 2021
7. Paul Sirpal, Brampton Resident, dated August 20, 2021
8. Jaswinder Parmar and Kuldip Parmar, Brampton Residents, dated August 21, 2021

9. Oliver Shukoori, Brampton Resident, dated August 23, 2021
10. Shweta Arora and Umesh Duaa, Brampton Residents, dated August 21, 2021
11. Punam Khullar, Brampton Resident, dated August 23, 2021
12. Bhupesh Khurana, Brampton Resident, dated August 24, 2021
13. Chris Bejnar, Brampton Resident, dated August 25, 2021
14. Bonnie Dagher, Brampton Resident, dated August 31, 2021
15. Umesh Kalia, Brampton Resident, dated September 1, 2021
16. Tony Raimundo, Brampton Resident, dated September 1, 2021
17. Tanya Parente, Brampton Resident, dated September 1, 2021
18. Michael Parente, Brampton Resident, dated September 1, 2021
19. Bahadur Singh Sangha, Brampton Resident, dated September 1, 2021
20. Binita and Samir Shah, Brampton Residents, dated September 3, 2021
21. Natalie Okal, Brampton Resident, dated September 4, 2021
22. Navpreet Badhwar, Brampton Resident, dated September 6, 2021
23. Rohit Dewan, Brampton Resident, dated September 6, 2021
24. Pankaj Gupta, Brampton Resident, dated September 5, 2021
25. Lovedeep Kaur, Brampton Resident, dated September 6, 2021
26. Daya Soudhary, Brampton Resident, dated September 4, 2021
27. Daisy Modi, Brampton Resident, dated September 6, 2021
28. Natalie Okal and Oliver Shukoori, Brampton Residents, dated September 7, 2021, including a petition of objection containing approximately 96 signatures
29. Amandeep Sandhu, Brampton Resident, dated September 7, 2021
30. Rajwinder Sidhu, Brampton Resident, dated September 7, 2021
31. Sara Kareer, Brampton Resident, dated September 7, 2021
32. Sunil Kareer, Brampton Resident, dated September 7, 2021
33. Mary King, Brampton Resident, dated September 9, 2021

- 34. Amy Qu, Brampton Resident, dated September 9, 2021
- 35. David Gu, Brampton Resident, dated September 9, 2021
- 36. Jihua Kang, Brampton Resident, dated September 9, 2021
- 37. Dezi Yang, Brampton Resident, dated September 9, 2021
- 38. Lili Zhang, Brampton Resident, dated September 9, 2021
- 39. Neil G. Davis, Partner, Davis Webb, dated September 10, 2021

Carried

**6. Public Delegations (5 minutes maximum)**

- 6.1 Delegations re: Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area - File : OZS-2021-0025

**Dealt with under Item 5.7 - Recommendation PDC134-2021**

- 6.2 Delegation re: Application to Amend the Zoning By-law and for a Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road - File: OZS-2021-0029

**Dealt with under Item 5.8 - Recommendation PDC135-2021**

- 6.3 Delegation re: Application to Amend the Zoning By-law, i2 Developments Inc. – KLM Planning Partners Inc.- File: OZS-2021-0032

**Dealt with under Item 5.11 - Recommendation PDC138-2021**

- 6.4 Delegations re: Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre - File OZS-2021-0018

**Dealt with under Item 5.13 - Recommendation PDC140-2021**

- 6.5 Possible Delegation: Site Specific Amendment to Sign By-law 399-2002, as amended, Canadian Tire, 10 Great Lakes Drive

**Dealt with under Item 7.4 - Recommendation PDC144-2021**

- 6.6 Delegations re: City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights

**Dealt with under Item 5.1 - Recommendation PDC128-2021**

- 6.7 Delegation re: Application to Amend the Official Plan and Zoning By-law and Proposed Draft Plan of Subdivision, Digram Developments Brampton Inc. – Glen Schnarr & Associates Inc. - File - OZS-2021-0026

**Dealt with under Item 5.6 - Recommendation PDC133-2021**

- 6.8 Delegation re: Application to Amend the Official Plan and Zoning By-law, Malone Givens Parsons Ltd. – Alpa Stone Inc. - File - OZS-2021-0015

**Dealt with under Item 5.3 - Recommendation PDC130-2021**

**7. Staff Presentations and Planning Reports**

- 7.1 ^Staff report re: Application to Amend the Zoning By-law and Draft Plan of Subdivision, Berkinfield Management Inc. – KLM Planning Partners Inc. - File:OZS-2019-0012 & 21T-19019B

**PDC141-2021**

1. That the staff report re: **Application to Amend the Zoning By-law and Draft Plan of Subdivision, Berkinfield Management Inc. – KLM Planning Partners Inc., West of Torbram Road between Mayfield Road and Countryside Drive - Ward 9 - File:OZS-2019-0012, 21T-19019B**, to the Planning and Development Committee Meeting of September 13, 2021 be received;
2. That the Zoning By-law Amendment and Draft Plan of Subdivision applications submitted by KLM Planning Partners Inc. on behalf of Berkinfield Management Inc., Ward 9, Files: OZS-2019-0012 and 21T-19019B be approved, on the basis that it represents good planning, including that it is consistent with the Provincial Policy Statement, conforms to the Growth Plan for the Greater Golden Horseshoe, the Region of Peel Official Plan, and the City's Official Plan, and for the reasons set out in this Recommendation Report; and,
3. That the amendments to the Zoning By-law, generally in accordance with Appendix 7 to this report, be adopted.

Carried

- 7.2 ^Staff report re: Application to amend the Zoning By-law and Draft Plan of Subdivision, Case-North Investments Inc., Sandringham Place Inc., Berkinfield Management Inc. & Wolverleigh Construction Ltd. – KLM Planning Partners Inc.

**PDC142-2021**

1. That the staff report re: **Application to Amend the Zoning By-law and Draft Plan of Subdivision, Case-North Investments Inc., Sandringham Place Inc.,**



**Berkinfield Management Inc. & Wolverleigh Construction Ltd. – KLM Planning Partners Inc., East of Torbram Road between Mayfield Road and Countryside Drive, Part of Lots 15, 16, and 17, Part of R.A. Between Lots 15 and 16, Concession 6 and Block 227, Registered Plan 43M-1715, File: OZS-2019-0013, 21T-19020B**, to the Planning and Development Committee Meeting of September 13, 2021 be received;

2. That the Zoning By-law Amendment and Draft Plan of Subdivision applications submitted by KLM Planning Partners Inc. on behalf of Case-North Investments Inc., Sandringham Place Inc., Berkinfield Management Inc. & Wolverleigh Construction Ltd., Ward 10, Files: OZS-2019-0013 and 21T-19020B be approved, on the basis that it represents good planning, including that it is consistent with the Provincial Policy Statement, conforms to the Growth Plan for the Greater Golden Horseshoe, the Region of Peel Official Plan, and the City's Official Plan, and for the reasons set out in this Recommendation Report; and,
3. That the amendments to the Zoning By-law, generally in accordance with Appendix 8 to this report, be adopted.

Carried

7.3 ^Staff report re: Gore Meadows Secondary Plan Area 56 - File: P26 S56

**PDC143-2021**

1. That the staff report re: **Gore Meadows Secondary Plan (Area 56), Initiation of Secondary and Community Block Planning Programs” - File: P26 S56**, to the Planning and Development Committee meeting of September 13, 2021 be received;
2. That staff be directed to initiate Secondary Planning and Community Block Planning for Gore Meadows Secondary Plan Area 56;
3. That the Community Block Plan for Gore Meadows be prepared concurrently with the Gore Meadows Secondary Plan;
4. That the community vision, planning principles and land use designations for the Gore Meadow Secondary Plan be endorsed by Council prior to preparing the Community Block Plan principles and Community Block Plan concept plan;
5. That the Gore Meadows Landowners’ Group be responsible for the funding and related administration of all the component studies identified herein that

are required for the preparation of the Gore Meadows Secondary Plan and Community Block Plan; and

6. That the City Clerk be directed to forward a copy of this staff report and Council resolution to the Region of Peel and the Toronto Region Conservation Authority for their information.

Carried

7.4 Site Specific Amendment to Sign By-law 399-2002, as amended,  
Canadian Tire, 10 Great Lakes Drive

Note: Notice regarding this matter was published on the City's website on August 27, 2021.

P. Fay, City Clerk, confirmed that there were no pre-registered delegations for this item.

**PDC144-2021**

1. That the staff report re: **Site Specific Amendment to Sign By-Law 399-2002, Canadian Tire, 10 Great Lakes Drive** – Ward 9, to the Planning & Development Services Committee Meeting of September 13, 2020, be received; and
2. That a by-law be passed to amend Sign By-law 399-2002, as amended, to permit the proposed site-specific amendment.

Carried

7.5 ^Staff report re: Application to Amend the Zoning By-law and Plan of Subdivision, 695904 Ontario Inc. (Metalstone) – KLM Planning Partners Inc.- File: OZS-2019-0010

**PDC145-2021**

1. That the staff report re: **Application to Amend the Zoning By-law and Plan of Subdivision, 695904 Ontario Inc. (Metalstone) – KLM Planning Partners Inc., 2050 Countryside Drive: Northwest of Countryside Drive and Torbram Road, Ward 9 - File: OZS-2019-0010 & 21T-19018B**, to the Planning and Development Committee Meeting of September 13, 2021, be received;
2. That the Zoning By-law Amendment and Plan of Subdivision be approved, on the basis that it represents good planning, including that it is generally consistent

with the Provincial Policy Statement, conforms to the Growth Plan for the Greater Golden Horseshoe, the Region of Peel Official Plan and the City's Official Plan for the reasons set out in the Planning Recommendation Report subject to the recommended holding provisions, dated August 20, 2021;

3. That the amendments to the Zoning By-law, generally in accordance with the attached Appendix 9 to the report be adopted; and,

4. That it is determined that the extent of changes to the plan since the statutory public meeting does not require further notice be given in respect of the proposal and that no further public meeting is to be held.

Carried

7.6 Recommendation Report: City-initiated Official Plan and Zoning By-Law Amendments to the City's Supportive Housing Policies, and Amendment to the Group Home Registration By-Law

This item was deferred to October 18, 2021 Planning and Development Committee Meeting.

Staff was requested to report back with an update on the process implemented in other municipalities.

**PDC146-2021**

That the presentation and staff report re: **Recommendation Report: City-initiated Official Plan and Zoning By-Law Amendments to the City's Supportive Housing Policies, and Amendment to the Group Home Registration By-Law**, to the Planning and Development Committee Meeting of September 13, 2021 be deferred to the October 18, 2021 Planning and Development Committee.

Carried

7.7 ^Staff report re: Application to Amend the Zoning By-law – Martinway Bramalea Project Inc. - File: OZS-2021-0008

**PDC147-2021**

1. That the staff report re: **Application to Amend the Zoning By-law – Martinway Bramalea Project Inc. - 1685-1701 Queen Street East – Ward 7 - File: OZS-2021-0008**, to the Planning and Development Committee Meeting of September 13, 2021, be received;

2. That the Zoning By-law Amendment application submitted by Martinway Bramalea Project Inc. be approved, on the basis that it represents good planning, including that it is consistent with the Provincial Policy Statement, conforms to the Growth Plan for the Greater Golden Horseshoe, the Region of Peel Official Plan, and the City's Official Plan, and for the reasons set out in the Recommendation Report; and,
3. That the amendment to the Zoning By-law generally in accordance with the attached Appendix 11 to the report be adopted;
4. THAT no further notice or public meeting be required for the attached Zoning By-law Amendment pursuant to Section 34(17) of the Planning Act, R.S.O. c.P. 13, as amended; and,
5. That the following correspondence re: Application to Amend the Zoning By-law – Martinway Bramalea Project Inc. - 1685-1701 Queen Street East – Ward 7 - File: OZS-2021-0008, to the Planning and Development Committee Meeting of September 13, 2021, be received:
  - Bill Dolan, President, Wm. J. Dolan Planning Consultants Ltd., dated September 10, 2021

Carried

- 7.8 ^Staff report re: Proposed Draft Plan of Subdivision, Madan Sharma – Kennedy Road Owners Group, 0, 7646, 7660 & 7686 Kennedy Road South - File: OZS-2020-0020, 21T-20007B

**PDC148-2021**

1. That the staff report re: **Proposed Draft Plan of Subdivision, Madan Sharma – Kennedy Road Owners Group (KROG), 0, 7646, 7660 & 7686 Kennedy Road South, Ward 3 - File: OZS-2020-0020, 21T-20007B**, to the Planning and Development Committee Meeting of September 13, 2021 be received;
2. That the Draft Plan of Subdivision application submitted by Kennedy Road Owners Group (KROG), Ward 3, Files: OZS-2020-0020 and 21T-20007B be approved, on the basis that it represents good planning, including that it is consistent with the Provincial Policy Statement, conforms to the Growth Plan for the Greater Golden Horseshoe, the Region of Peel Official Plan, and the City's Official Plan, and for the reasons set out in the Recommendation Report; and

3. That it is determined that no further notice be given in respect of the proposal and that no further public meeting be held.

Carried

## 8. **Committee Minutes**

### 8.1 ^Minutes - Cycling Advisory Committee - August 17, 2021

#### **PDC149-2021**

That the **Minutes of Brampton Cycle Advisory Committee Meeting of June 15, 2021**, Recommendations CYC023-2021 to CYC031-2021 to the Planning and Development Committee Meeting of September 13, 2021, be approved, as published and circulated.

The recommendations were approved as follows:

#### **CYC023-2021**

That the agenda for the Cycling Advisory Committee Meeting of August 17, 2021, be approved, as published and circulated.

#### **CYC024-2021**

That the presentation from Dayle Laing, Committee Member, to the Cycling Advisory Committee Meeting of August 10, 2021, re: **2021 Bike the Creek Summary for Brampton Cycling Advisory Committee**, be received.

#### **CYC025-2021**

1. That the presentation from Stephen Laidlaw, Committee Member, to the Cycling Advisory Committee Meeting of August 10, 2021, re: **Bicycle Theft in Peel**, be received; and,
2. That the Brampton Cycling Advisory Committee liaise with the Mississauga Cycling Advisory Committee regarding the matter of bicycle theft in Peel.

#### **CYC026-2021**

That the presentation from Nelson Cadete, Project Manager, Active Transportation, Planning Building and Economic Development, to the Cycling Advisory Committee Meeting of August 10, 2021, re: **East-west Cycling Corridor - Project Update**, be received.

#### **CYC027-2021**

That the presentation from Nandini Pathak, Co-op Student, Planning Building and Economic Development, to the Cycling Advisory Committee Meeting of August 10, 2021, re: **Brampton's Bicycle Friendly Community Application**, be received.

#### **CYC028-2021**

1. That the presentation from Nelson Cadete, Project Manager, Active Transportation, Planning Building and Economic Development, to the Cycling Advisory Committee Meeting of August 10, 2021, re: Municipal By-law Review - Cycling Provisions, be received; and,
2. That the following motion be deferred to the October 19, 2021 Cycling Advisory Committee Meeting for further consideration:

It is the position of the Cycling Advisory Committee that staff be requested to consider bicycle friendly amendments to the applicable City by-laws presented to Committee, including by not limited to:

- repealing the speed limit set for recreational trails and park paths;
- defining the exception to ride a bike on the sidewalk by age as opposed to the diameter of the bicycle wheel;
- additional provisions to regulate the use of bike lanes;
- new provision respecting cyclist yielding to buses while engaged in boarding and alighting;
- repeal of provisions relating to riding in a single file; and,
- new provision relating to trick and double riding.

#### **CYC029-2021**

That the presentation from Nelson Cadete, Project Manager, Active Transportation, Planning, Building and Economic Development, to the Cycling Advisory Committee of August 17, 2021, re: **Active Transportation Master Plan Implementation – 2021 Update** be received.

#### **CYC030-2021**

That the Cycling Advisory Committee Sub-Committee Minutes of July 27, 2021, to the Cycling Advisory Committee Meeting of August 17, 2021, be received.

#### **CYC031-2021**

That the Cycling Advisory Committee do now adjourn to meet again on Tuesday, October 19, 2021 at 5:00 p.m. or at the call of the Chair

Carried

## 8.2 Minutes - Brampton Heritage Board - August 17, 2021

Committee consideration of the matter included consensus to amend Recommendation HB036-2021, to read as follows:

### **HB036-2021:**

1. That, in regard to the Heritage Impact Assessment and Designation Report presented at the August 17, 2021 Brampton Heritage Board Meeting re. **Intention to Designate 1030 Queen Street West - Ward 5 (H.Ex. 1030 Queen Street West) under Part 1V, Section 29 of the Ontario Heritage Act**, Recommendation HB036-2021 be deleted; and
2. That further consideration of the heritage designation of 1030 Queen Street West (via the heritage schoolhouse) be deferred until a Development Agreement is reached between the City and the Owner of the subject site, with such agreement to include, but not be limited to, the following conditions to be met at the owner's expense:
  1. Proper heritage studies for heritage conservation methods are provided to relocate and restore the heritage resource, including;
    - a) Revised Heritage Impact Assessment
    - b) Structural Assessment Report prepared by a qualified contractor having experience in Heritage;
  2. Relocation and renovation of the schoolhouse to the adjacent City-owned park space, Teramoto Park, with a detailed plan approved by the Commissioner of Community Services;
  3. Designating the property following the City and Owner agreeing on terms and conditions of the agreement, including the potential for designation post-relocation subject to legal protective measures being in place;

4. The restoration of the schoolhouse with new building foundation is completed by qualified architects and contractors as per the Heritage Impact Assessment and approvals of the City's Heritage Planner;
5. Servicing costs and a two year maintenance agreement are provided;
6. Property Insurance and a protective easement are registered on the schoolhouse until it is transferred to the City; and
7. Development and completion of a commemoration plan; and
8. Successful transfer of ownership to the City after relocation, conservation and servicing is done.

#### **PDC150-2021**

1. That the **Minutes of Brampton Heritage Board Meeting of August 17, 2021**, Recommendations HB033-2021 to HB035-2021 and HB037-2021 to HB041-2021, to the Planning and Development Committee Meeting of September 13, 2021, be approved as published and circulated; and
2. That Recommendation HB036-2021, as follows:

#### **HB036-2021**

1. That the report by Harsh Padhya, Heritage Planner, Planning, Building and Economic Development, dated July 9, 2021, to the Brampton Heritage Board Meeting of August 17, 2021, re:**Intention to Designate 1030 Queen Street West - Ward 5 (H.Ex. 1030 Queen Street West) under Part IV, Section 29 of the Ontario Heritage Act**, be received;
2. That the designation of the property at 1030 Queen Street West under Part IV, Section 29 of the Ontario Heritage Act (the "Act") be approved;
3. That staff be authorized to publish and serve the Notice of Intention to designate the property at 1030 Queen Street West in accordance with the requirements of the Act;
4. That, in the event that no objections to the designation are received, a by-law be passed to designate the subject property;
5. That, in the event that any objections to the designation are received, staff be directed to refer the proposed designation to the Ontario Land Tribunal; and,



6. That staff be authorized to attend any hearing process held by the Ontario Land Tribunal in support of Council's decision to designate the subject property.

be approved as amended as follows:

#### **HB036-2021**

1. That, in regard to the Heritage Impact Assessment and Designation Report presented at the August 17, 2021 Brampton Heritage Board Meeting re. **Intention to Designate 1030 Queen Street West - Ward 5 (H.Ex. 1030 Queen Street West) under Part 1V, Section 29 of the Ontario Heritage Act**, Recommendation HB036-2021 be deleted; and
2. That further consideration of the heritage designation of 1030 Queen Street West (via the heritage schoolhouse) be deferred until a Development Agreement is reached between the City and the Owner of the subject site, with such agreement to include, but not be limited to, the following conditions to be met at the owner's expense:
3. Proper heritage studies for heritage conservation methods are provided to relocate and restore the heritage resource, including;
  1. Revised Heritage Impact Assessment
  2. Structural Assessment Report prepared by a qualified contractor having experience in Heritage;
4. Relocation and renovation of the schoolhouse to the adjacent City-owned park space, Teramoto Park, with a detailed plan approved by the Commissioner of Community Services;
5. Designating the property following the City and Owner agreeing on terms and conditions of the agreement, including the potential for designation post-relocation subject to legal protective measures being in place;
6. The restoration of the schoolhouse with new building foundation is completed by qualified architects and contractors as per the Heritage Impact Assessment and approvals of the City's Heritage Planner;
7. Servicing costs and a two year maintenance agreement are provided;
8. Property Insurance and a protective easement are registered on the schoolhouse until it is transferred to the City; and
9. Development and completion of a commemoration plan; and

10. Successful transfer of ownership to the City after relocation, conservation and servicing is done.

Carried

The recommendations were approved as follows:

#### **HB033-2021**

That the Agenda for the Brampton Heritage Board Meeting of August 17, 2021 be approved as published and circulated.

#### **HB034-2021**

1. That the presentation by Shelby Swinfield, Heritage Planner, to the Brampton Heritage Board meeting of August 17, 2021, re: **Bramalea Cultural Heritage Landscape** be received; and,
2. That staff be directed to report back to the Brampton Heritage Board when more information is available.

#### **HB035-2021**

That the presentation by Harsh Padhya, Heritage Planner, to the Brampton Heritage Board meeting of August 17, 2021, re: **Archaeological Management Plan** be received.

#### **HB036-2021**

1. That, in regard to the Heritage Impact Assessment and Designation Report presented at the August 17, 2021 Brampton Heritage Board Meeting re. **Intention to Designate 1030 Queen Street West - Ward 5 (H.Ex. 1030 Queen Street West) under Part 1V, Section 29 of the Ontario Heritage Act** , Recommendation HB036-2021 be deleted; and
2. That further consideration of the heritage designation of 1030 Queen Street West (via the heritage schoolhouse) be deferred until a Development Agreement is reached between the City and the Owner of the subject site, with such agreement to include, but not be limited to, the following conditions to be met at the owner's expense:
3. Proper heritage studies for heritage conservation methods are provided to relocate and restore the heritage resource, including;
  1. Revised Heritage Impact Assessment
  2. Structural Assessment Report prepared by a qualified contractor having experience in Heritage;

4. Relocation and renovation of the schoolhouse to the adjacent City-owned park space, Teramoto Park, with a detailed plan approved by the Commissioner of Community Services;
5. Designating the property following the City and Owner agreeing on terms and conditions of the agreement, including the potential for designation post-relocation subject to legal protective measures being in place;
6. The restoration of the schoolhouse with new building foundation is completed by qualified architects and contractors as per the Heritage Impact Assessment and approvals of the City's Heritage Planner;
7. Servicing costs and a two year maintenance agreement are provided;
8. Property Insurance and a protective easement are registered on the schoolhouse until it is transferred to the City; and
9. Development and completion of a commemoration plan; and
10. Successful transfer of ownership to the City after relocation, conservation and servicing is done.

#### **HB037-2021**

1. That the report by Merissa Lompart, Assistant Heritage Planner, dated July 14, 2021, to the Brampton Heritage Board Meeting of August 17, 2021, regarding the **Heritage Impact Assessment for 8280 Heritage Road, The Octagonal House – Designated under Part IV of the Ontario Heritage Act** be received;
2. That the following conclusions as per the Heritage Impact Assessment titled "8280 Heritage Road, Brampton Ontario – Samuel McClure Octagonal House Heritage Impact Assessment" by Architects Rasch Eckler Associates Ltd. (AREA) be accepted:
  1. The proposed development by Orlando Corporation adjacent to the subject site will not impact the heritage value of the Octagonal House in a negative way and that the heritage built resource will be retained unaffected in its entirety.
  2. The existing landscaping measures were already accepted as part of the previous SPA process for the original warehouse building, and they are sufficient since there will be no further impact related to acoustics or visibility in this proposed site alteration.

3. No further mitigation measures are needed or proposed related to vibration and landscaping.
3. That the following recommendations as per the Heritage Impact Assessment by AREA be followed:
  1. The City amend By-law 26-79 to incorporate the current conditions of the cultural heritage value and attributes of The Octagonal House;
  2. The City and the property owner of 8280 Heritage Road officially name the building 'McClure House' and install a commemorative plaque (the existing plaque should be retained and reused) in a location within the site that will be visible from public right of way but will not impact any heritage attributes of the building to communicate the history and importance of the site.

#### **HB038-2021**

1. That the report by Pascal Doucet, Heritage Planner, re: **Heritage Impact Assessment - Heritage Property at 2591 Bovaird Drive West (Robert Currie Farmhouse) – Ward 6 (HE.x 2591 Bovaird Drive West)** to the Brampton Heritage Board meeting of August 17, 2021 be received; and
2. That the Heritage Impact Assessment titled: Heritage Impact Assessment 2591 Bovaird Drive, Brampton Ontario, dated June 21, 2021, and prepared by LHC | Heritage Planning and Archaeology and attached as Appendix A to this report be received.

#### **HB038A-2021**

1. That the report by Pascal Doucet, Heritage Planner, to the Brampton Heritage Board Meeting of August 17, 2021, re: **Extension of Heritage Permit – 87 Elizabeth Street South – Ward 3 (File HE.x 87 Elizabeth Street South)** be received;
2. That the heritage permit for the window replacement to the heritage house at 87 Elizabeth Street South approved under Recommendation HB020-2020 from the Brampton Heritage Board Meeting of August 18, 2020, approved by the Planning and Development Committee on September 14, 2020 under recommendation PDC099-2020, and by the Council of The Corporation of the City of Brampton on September 16, 2020 pursuant to Resolution C337-2020 be amended to extend the validity of the permit to an additional year, which will set the expiry date to September 16, 2022; and

3. That the heritage incentive grant of Recommendation HB005-2021 approved in the amount of ten thousand dollars (\$10,000) from the Brampton Heritage Board Meeting of January 19, 2021, approved by the Planning and Development Committee on February 1, 2021 under recommendation PDC021-2021, and by the Council of the Corporation of the City of Brampton on February 17, 2021 pursuant to Resolution C036-2021 be amended to extend the validity period to complete the eligible conservation work to September 16, 2022.

#### **HB039-2021**

1. That the report by Merissa Lompart, Assistant Heritage Planner, dated July 12, 2021, to the Brampton Heritage Board Meeting of August 17, 2021, re: **Preliminary Design Report No.2 - 0 Gorewood Drive, Wiley Bowstring Bridge in Claireville Conservation Area – Designated under Part IV of the Ontario Heritage Act** be received;
2. That based on provided examples of concrete bowstring bridge rehabilitation in southern Ontario as shown in Appendix B, and review of all seven proposed alternative options in the report titled “Preliminary Design Report No. 2 Wiley Bridge Claireville Conservation Area” prepared by AMTEC Engineering Ltd., the Brampton Heritage Board recommend Alternative No. 3: Maximum Rehabilitation as the preferred option; and
3. That should Alternative No. 3: Maximum Rehabilitation prove unviable, the Brampton Heritage Board recommend Alternative No. 5: Removal of Existing Bridge and Construct a new Prefabricated Bowstring Arch Bridge with the conditions that the new prefabricated bridge be of equal or greater architectural value as the current heritage designated Wiley Bowstring Bridge, and that a plaque or form of commemoration approved by heritage staff be provided.

#### **HB040-2021**

1. That the **Resignation of Yugeshwar Singh, Member**, to the Brampton Heritage Board Meeting of August 17, 2021 be accepted; and
2. That Mr. Singh be thanked for his years of volunteering and contributions to the Board.

#### **HB041-2021**

That the Brampton Heritage Board do now adjourn to meet again on Tuesday, September 21, 2021 at 7:00 p.m. or at the call of the Chair.

Carried

**9. Other Business/New Business**

- 9.1 Discussion at the Request of Councillor Dhillon re. Addressing Residential Driveways Beyond Regulatory Requirements

Note: this item was deferred to the October 18, 2021 meeting of the Planning and Development Committee.

**PDC151-2021**

That the Discussion at the Request of Councillor Dhillon re: **Addressing Residential Driveways Beyond Regulatory Requirements**, to the Planning and Development Committee Meeting of September 13, 2021, be deferred to the October 18, 2021 meeting of the Planning and Development Committee.

Carried

**10. Referred/Deferred Matters**

- 10.1 Staff presentation re: Brampton Plan Presentation - Growth Management, Employment & Retail, Urban Design, Open Spaces & Recreation – City Wide

Note: Deferred from the Planning and Development Committee Meeting of July 26, 2021, pursuant to Recommendation PDC107-2021.

The following items 10.1 and 10.2 was referred to a future Council Workshop.

**PDC152-2021**

1. That the staff report re: **Brampton Plan – Discussion Papers: Growth Management, Employment & Retail, Urban Design, Open Spaces & Recreation – City Wide**, to the Planning and Development Committee Meeting of September 13, 2021, be referred to a future Council Workshop; and,

2. That the staff presentation re: Brampton Plan – Discussion Papers: Growth Management, Employment & Retail, Urban Design, Open Spaces & Recreation – City Wide by Andrew McNeill, Manager, Official Plan and Growth Management, to the Planning and Development Committee meeting of September 13, 2021, be referred to a future Council Workshop.

Carried

- 10.2 Staff report re: Brampton Plan - Growth Management, Employment & Retail, Urban Design, Open Spaces & Recreation – City Wide

**Dealt with under Item 10.1 - Recommendation PDC152-2021**

**11. Correspondence**

- 11.1 Correspondence re: Application to Amend the Zoning By-law, Blackthorn Development Corp. – 2775980 Ontario Inc., 34-2500 Williams Parkway - File: OZS-2021-0014

**Dealt with under Item 5.2 - Recommendation PDC129-2021**

- 11.2 Correspondence re: Application to Amend the Official Plan and Zoning By-law, Habitat for Humanity Greater Toronto Area - File : OZS-2021-0025

**Dealt with under Item 5.7 - Recommendation PDC134-2021**

- 11.3 Correspondence re: Application to Amend the Official Plan and Zoning By-law, Gagnon Walker Domes Ltd. - Rotary Club of Brampton Glen Community Centre - File OZS-2021-0018

**Dealt with under Item 5.13 - Recommendation PDC140-2021**

- 11.4 Correspondence re: Application to amend the Zoning By-law and Draft Plan of Subdivision, Case-North Investments Inc., Sandringham Place Inc., Berkinfield Management Inc. & Wolverleigh Construction Ltd. – KLM Planning Partners Inc. - File: OZS-2019-0013

**Dealt with under Item 7.2 - Recommendation PDC142-2021**

- 11.5 Correspondence re: City initiated Amendments to the Official Plan to Establish and Implement Secondary Plan Area 52 – Heritage Heights

**Dealt with under Item 5.1 - Recommendation PDC128-2021**

- 11.6 Correspondence re: Application to Amend the Zoning By-law and Draft Plan of Subdivision, Weston Consulting Inc. – Walter Grdevich, 9052 Creditview Road - File: OZS-2021-0029

**Dealt with under Item 5.8 - Recommendation PDC135-2021**

- 11.7 Correspondence re: Application to Amend the Zoning By-law – Martinway Bramalea Project Inc. - File: OZS-2021-0008

**Dealt with under Item 7.7 - Recommendation PDC147-2021**

**12. Councillor Question Period**

**13. Public Question Period**

The public was given the opportunity to submit questions via e-mail to the City Clerk's Office regarding any decisions made at this meeting.

P. Fay, City Clerk, confirmed that no questions were submitted regarding decisions made at this meeting.

**14. Closed Session**

Nil

**15. Adjournment**

The following motion was considered:

**PDC153-2021**

That Council do now adjourn to meet again for a Regular Meeting of Council on October 18, 2021 at 7:00 p.m. or at the call of the Mayor.

Carried

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Regional Councillor M. Medeiros, Chair