



**Oshawa® Services and Planning Act Public Meeting
Committee Minutes**

**January 8, 2024, 1:30 p.m.
Council Chamber**

Present: Councillor Marimpietri
Councillor Giberson
Councillor Gray
Councillor Kerr
Mayor Carter

Absent: Councillor Chapman

Also Present: Councillor Lee
Councillor McConkey
F. Bianchet, Council-Committee Coordinator
J. Lane, Council-Committee Coordinator
K. Christopher, Council-Committee Coordinator
L. Davis, Manager, Legislative Services/Deputy City Clerk
T. Goodeve, Director, Planning Services
A. Ambra, Commissioner, Economic and Development Services
Department
H. Wright, Director, Business and Economic Development
Services
D. Sappleton, Manager, Development and Urban Design

Public Meeting

Councillor Marimpietri called the meeting to order and stated that all members of the Committee were participating from the Chamber except Councillor Chapman who was absent. Also present in the Chamber were Councillors Lee and McConkey.

Land Acknowledgement

The City of Oshawa is situated on lands within the traditional and treaty territory of the Michi Saagiig and Chippewa Anishinaabeg and the signatories of the Williams Treaties, which include the Mississaugas of Scugog Island, Curve Lake, Hiawatha and Alderville First Nations, and the Chippewas of Georgina Island, Rama and Beausoleil First Nations.

We are grateful for the Anishinaabeg who have cared for the land and waters within this territory since time immemorial.

We recognize that Oshawa is steeped in rich Indigenous history and is now present day home to many First Nations, Inuit and Métis people. We express gratitude for this diverse group of Indigenous Peoples who continue to care for the land and shape and strengthen our community.

As a municipality, we are committed to understanding the truth of our shared history, acknowledging our role in addressing the negative impacts that colonization continues to have on Indigenous Peoples, developing reciprocal relationships, and taking meaningful action toward reconciliation.

We are all Treaty people.

Additional Agenda Items

None.

Declarations of Pecuniary Interest

None

Presentations

Moved by Councillor Kerr

That the Rules of Procedure be waived to allow the Region of Durham to provide a presentation on the Durham Meadoway Visioning Study.

Motion Carried

Moved by Councillor Kerr

That the presentation by the Region of Durham be heard.

Motion Carried

The Committee decided by consensus to hear the presentation later in the meeting once technical issues were resolved.

Delegations

None.

Referrals from Council

None.

Reports from Advisory Committees

None.

Items Requiring Direction

ED-24-06 - Columbus Community Advisory Committee – Selection of Two New Members (Ward 1)

Moved by Councillor Gray

That the Economic and Development Services Committee recommend to City Council:

Whereas, on January 28, 2019, pursuant to Report DS-19-04 dated January 9, 2019, Council approved Terms of Reference for the establishment of the Columbus Community Advisory Committee (the "C.C.A.C."), to provide an additional forum for community input into the Integrated Columbus Part II Planning Act and Municipal Class Environmental Assessment Act Study (the "Study"); and,

Whereas, on January 28, 2019, Council selected five individuals from the Columbus community who expressed an interest in participating as a member of the C.C.A.C.; and,

Whereas, the C.C.A.C. Terms of the Reference directs that the Committee include up to five community members, all of whom must live or own a business in the Study area, and that Oshawa City Council will be responsible for selecting the Committee members; and,

Whereas, on October 2, 2023, City Council considered Report ED-23-117 dated May 31, 2023 relating to the Study and adopted, as part of an amended motion, the following:

"That, pursuant to Report ED-23-117 dated May 31, 2023, the Columbus Community Advisory Committee continue to function until such time as the Part II Plan is in effect, for the purposes of continued community engagement; and,

That, pursuant to Report ED-23-117 dated May 31, 2023, the Columbus Community Advisory Committee meet a minimum of twice a year; and,

That, pursuant to Report ED-23-117 dated May 31, 2023, the Columbus Community Advisory Committee be increased in size from five (5) members to seven (7) members, with the two additional members and any other vacancies to be selected by Council no later than end of the first quarter of 2024"; and,

Whereas, staff have confirmed that all five (5) of the existing C.C.A.C. members are still interested in serving on the C.C.A.C.; and,

Whereas, there are two (2) new vacancies on the C.C.A.C. owing to the above-noted motion adopted by Council on October 2, 2023;

Therefore be it resolved that, pursuant to Item ED-24-06, the Economic and Development Services Committee recommend Applicants 4 and 5 be selected to serve on the Columbus Community Advisory Committee from the five (5) applicants identified in Confidential Attachment 1.

Motion Carried

Public Consent Agenda

Moved by Councillor Giberson

That all items listed under the heading of Public Consent Agenda for the January 8, 2024 Economic and Development Services Committee meeting be adopted as recommended, with the exception of Reports ED-24-01 and ED-24-08.

Motion Carried

Correspondence with recommendations

ED-24-05 - Overland LLP Submitting Notice of Objection to Designate 149 Harmony Road South (Ward 3)

That the Economic and Development Services Committee recommend to City Council:

That Correspondence ED-24-05, dated November 30, 2023, submitting a notice of objection to the intent to designate 149 Harmony Road South be referred to staff for a report

Staff Reports/Motions with recommendations

ED-24-04 - Policy for Public Meetings with respect to Applications for Draft Plans of Subdivision (All Wards)

That the Economic and Development Services Committee recommend to City Council:

1. That, pursuant to Report ED-24-04 dated January 3, 2024, the proposed policy for public meetings with respect to applications for draft plans of subdivision as outlined in Attachment 1 be approved in principle; and,
2. That a formal Policy document be developed to the satisfaction of the Commissioner, Economic and Development Services Department and Director, Legislative Services/City Clerk.

ED-24-09 - Temporary Banner Installation Requests within the Downtown Oshawa Banner Program (Ward 4)

That the Economic and Development Services Committee recommend to City Council:

1. That, pursuant to Report ED-24-09 dated January 3, 2024, city staff be directed to implement a procedure generally in accordance with the content that forms Section 5 of this Report in order to support the expansion of the Downtown Oshawa Banner Program; and,
2. That, pursuant to Report ED-24-09 dated January 3, 2024, the City of Oshawa Delegation of Authority By-Law 29-2009, as amended, be amended to delegate authority to the Commissioner, Economic and Development Services or the Director, Business and Economic Development Services, or designate, to approve or deny applications for temporary banners from community groups.

ED-24-11 - Request under the Urban Growth Centre Community Improvement Plan (Ward 4)

That the Economic and Development Services Committee recommend to City Council:

That, pursuant to Report ED-24-11 dated January 3, 2024, Crispcorp Ltd. be approved for an Upgrade to Building and Fire Codes Grant in the amount of \$10,000.00 and a Façade and Accessibility Improvements Grant in the amount of \$10,000.00.

Public Discussion Agenda

Matters Excluded from the Consent Agenda

ED-24-01 - New City of Oshawa Street Naming Policy (All Wards)

Moved by Councillor Giberson

That the Economic and Development Services Committee recommend to City Council:

1. That, pursuant to Report ED-24-01 dated January 3, 2024, the proposed new City of Oshawa Street Naming Policy as outlined in Attachment 1 be approved in principle; and,
2. That a formal Policy document be developed to the satisfaction of the Commissioner, Economic and Development Services Department and Director, Legislative Services/City Clerk.

Motion Carried

ED-24-08 - Revised Applications to Amend the Taunton Part II Plan and Zoning By-law 60-94, east of Harmony Road North, south of Greenhill Avenue, Silwell Developments Ltd and 1229403 Ontario Ltd. (Ward 1)

Moved by Councillor Giberson

That the Economic and Development Services Committee recommend to City Council:

1. That, pursuant to Report ED-24-08 dated January 3, 2024, the revised application submitted by Silwell Developments Ltd. and 1229403 Ontario Ltd. to amend the Taunton Part II Plan (File: B-3100-0174) in order to permit alternate residential land uses in the event that a secondary school is not constructed on lands located south of Greenhill Avenue, between Harmony Road North and the Harmony Creek valley, be approved, generally in accordance with the comments in said Report and the necessary by-law be passed in a form and content acceptable to the Commissioner of Economic and Development Services and Legal Services; and,
2. That, pursuant to Report ED-24-08 dated January 3, 2024, the revised application submitted by Silwell Developments Ltd. and 1229403 Ontario Ltd. to amend Zoning By-law 60-94 (File: Z-2012-11) to permit a secondary school and alternate residential land uses in the event a secondary school is not constructed on lands located south of Greenhill Avenue, between Harmony Road North and the Harmony Creek valley, be approved, generally in accordance with the comments in said Report and the necessary by-law be passed in a form and content acceptable to the Commissioner of Economic and Development Services and Legal Services; and,
3. That, pursuant to Report ED-24-08 dated January 3, 2024, an easement for a storm water outfall from the subject site to the Harmony Creek over a portion of City-owned lands be approved in a form and content satisfactory to the Commissioner of Economic and Development Services and the City Solicitor; and,

4. That, pursuant to Report ED-24-08 dated January 3, 2024, the Commissioner of Economic and Development Services be authorized to execute any required documents to give effect to Part 3 above, including any required easement agreements with Silwell Developments Ltd., 1229403 Ontario Ltd. and/or the Durham Catholic District School Board, in a form and content acceptable to the City Solicitor and the Commissioner of Economic and Development Services; and,
5. That in accordance with Section 34(17) of the Planning Act and notwithstanding that the Zoning By-law Amendment proposed in Report DS-13-166 dated May 22, 2013 presented at the public meeting of May 27, 2013 differs to some degree from the proposed amendment recommended to be approved by City Council pursuant to Part 2 of this Recommendation, such differences are not substantial enough to require further notice and another public meeting.

Motion Carried

Items Pulled from the Information Package

None.

Questions to Staff Concerning the Committee's Outstanding Items List

None.

Closed Consent Agenda

Closed Correspondence with recommendations

ED-24-02 - Request to finalize Extended Lot Condition (Ward 5)

Moved by Councillor Gray

That the Economic and Development Services Committee recommend to City Council:

That Correspondence ED-24-02, dated December 1, 2023, concerning a request to finalize Extended Lot Condition be referred to staff for a report.

Motion Carried

Closed Staff Reports/Motions with recommendations

None

Closed Discussion Agenda

Matters Excluded from the Consent Agenda

Moved by Councillor Giberson

That the meeting recess for 5 minutes in order to shut down the web stream; and,

That in accordance with Section 239(2)(e) of the Municipal Act, the meeting reconvene in a session closed to the public to consider Report ED-24-10 concerning litigation or potential litigation involving the Municipality.

Motion Carried

Items Requiring Direction

None.

Closed Meeting Report

The meeting recessed at 1:51 p.m. and reconvened in Closed Session at 1:55 p.m. with all Members of the Economic and Development Services Committee in attendance except Councillor Chapman who was absent. Also present in the Chambers were Councillors Lee and McConkey.

Also in attendance were K. Christopher, Council-Committee Coordinator; F. Bianchet, Council-Committee Coordinator; J. Lane, Council-Committee Coordinator; L. Davis, Deputy City Clerk; A. Ambra, Commissioner, Economic and Development Services Department; T. Goodeve, Director, Planning Services; and, M. Harrington Manager, Policy.

All other staff and members of the public left the meeting.

The Committee questioned the Commissioner, Economic and Development Services Department and the Director, Planning Services, concerning Report ED-24-10 regarding the update on the appeal of Council's denial of an Application to Demolish 195 Simcoe Street North.

The Commissioner, Economic and Development Services Department, and the Director, Planning Services, responded to questions from the Committee.

This concludes the closed meeting summary.

Moved by Mayor Carter

That the Economic and Development Services Committee rise and report at 2:16 p.m.

Motion Carried

ED-24-10 - Update on the Appeal of Council’s Denial of an Application to Demolish 195 Simcoe Street North (Ward 4)

The Economic and Development Services Committee recommend to City Council:

That pursuant to Report ED-24-10 dated January 3, 2024, staff be authorized to proceed as outlined in Section 2.0 of said Report, with Part 6 as amended with respect to the request under Section 39 of the Ontario Heritage Act in Closed Session.

Affirmative (3): Councillor Giberson, Councillor Gray, and Councillor Kerr

Negative (2): Councillor Marimpietri, and Mayor Carter

Absent (1): Councillor Chapman

Motion Carried (3 to 2)

Matters Tabled

None.

Items Introduced by Council Members

As technical issues were not resolved, the Region of Durham did not provide a presentation regarding the Durham Meadoway Visioning Study.

ED-24-13 - Durham Meadoway Visioning Study

Moved by Councillor Kerr

That staff work with the Region of Durham regarding the Durham Meadoway Visioning Study.

Motion Carried

Recess

Moved by Councillor Kerr

That the meeting recess at 2:24 p.m.

Motion Carried

Planning Act Public Meeting (6:30 p.m.)

Councillor Marimpietri called the meeting to order and stated that all members of the Committee were participating from the Chamber except Mayor Carter who participated electronically and Council Chapman who was absent. Also present in the Chamber was Councillor Lee.

Also in attendance were K. Christopher, Council-Committee Coordinator, J. Lane, Council-Committee Coordinator, and F. Bianchet, Council-Committee Coordinator; A. Ambra, Commissioner, Economic and Development Services Department; T. Goodeve, Director, Planning Services; D. Sappleton, Manager, Development and Urban Design; and E. Kohek, Senior Planner.

Additional Agenda Items

None.

Declarations of Pecuniary Interest

None.

Application ED-24-07

Presentation

Ashley MacInnis, City Homes - Application to Amend Zoning By-law 60-94, 1226 King Street East, 784464 Ontario Ltd. (Ward 3)

Ashley MacInnis provided a presentation concerning the Application to Amend Zoning By-law 60-94 at 1226 King Street East, submitted by 784464 Ontario Ltd.

The Committee questioned Ashley MacInnis.

Delegations

Analynn Ignacio Bruce - Report ED-24-07

Analynn Ignacio Bruce addressed the Economic and Development Services Committee concerning the application to amend Zoning By-law 60-94, 1226 King Street East stating she has concerns with the projects impact to neighboring properties and with debris, waste management and dust control.

Theresa Cliffe and Kathy Picco - Report ED-24-07

Theresa Cliffe and Kathy Picco addressed the Economic and Development Services Committee concerning the application to amend Zoning By-law 60-94 for 1226 King Street East expressing concerns with increased traffic in the area and suggested the relocation of the bus stop. Theresa Cliffe and Kathy Picco stated they are pleased with the structure and design of the building.

Correspondence

None.

Reports

ED-24-07 - Application to Amend Zoning By-law 60-94, 1226 King Street East, 784464 Ontario Ltd. (Ward 3)

Moved by Councillor Giberson

That, pursuant to Report ED-24-07 dated January 3, 2024, concerning the application submitted by 784464 Ontario Ltd. to amend Zoning By-law 60-94 (File: Z-2022-13) to permit a new four (4) storey, eighteen (18) unit apartment building at 1226 King Street East, staff be directed to further review and prepare a subsequent report and recommendation back to the Economic and Development Services Committee. This direction does not constitute or imply any form or degree of approval.

Motion Carried

Adjournment

Moved by Councillor Gray

That the meeting adjourn at 6:56 p.m.

Motion Carried