



Planning and Development Committee Meeting

Minutes

Date: October 8, 2019
Time: 9:30 am
Location: Council Chambers Level 2, City Hall

Members Present: Paul Sharman (Chair), Rory Nisan, Lisa Kearns, Shawna Stolte, Angelo Bentivegna, Mayor Marianne Meed Ward

Member Regrets: Kelvin Galbraith

Staff Present: Tim Commisso, Heather MacDonald, Vito Tolone, David Thompson (Audio/Video Specialist), Jo-Anne Rudy (Clerk)

1. Declarations of Interest:

None

2. Statutory Public Meetings:

None

3. Delegation(s):

- 3.1 Leslie Barbetta spoke to the report regarding short term accommodations and stressed the immediate need for smart, effective regulations. (PB-71-19)
- 3.2 Leslie Barbetta spoke in support of the staff direction regarding the 2019 planning process review and noted the need for a more collaborative approach that considers the interests of those impacted the most with infill developments. (PD-09-19)
- 3.3 Glenn Nicholson, Engaged Citizens of Burlington, spoke to the report regarding short term accommodations and expressed concern with the lack of action. (PB-71-19)

- 3.4 Mary Alice St. James, Active Community Teamwork community association (A.C.T.), spoke to the report regarding short term accommodations and noted the immediate need for an Interim By-law to ensure safety and livability of residents. (PB-71-19)
- 3.5 Mary Alice St. James, Active Community Teamwork community association (A.C.T.), spoke in support of the staff direction regarding the 2019 planning process review and noted the need for skilled oversight of the site plan approval process. (PD-09-19)
- 3.6 Anne and Dave Marsden spoke to the staff direction regarding the 2019 planning process review and expressed concern with the late distribution of reports. (PD-09-19)
- 3.7 Ken Crew spoke in support of the staff direction regarding the 2019 planning process review and noted the frustration his family has experienced with infill development in his neighbourhood. (PD-09-19)
- 3.8 Albert Whitlaw spoke in support of the staff direction regarding the 2019 planning process review and expressed frustration with the flooding of his home. (PD-09-19)
- 3.9 Ryan and Lindsey Bruce expressed concern with the official plan and zoning by-law amendments for 2087-2103 Prospect Street as it relates to grading, drainage and density. (PB-29-19)
- 3.10 Ruth Victor, Ruth Victor & Associates, provided information on the official plan and zoning by-law amendments for 2087-2103 Prospect Street. (PB-29-19)

4. Consent Items:

None

5. Regular Items:

- 5.1 Red Tape Red Carpet update (CM-24-19)

Moved by Mayor Meed Ward

Receive and file city manager's office report CM-24-19 regarding Red Tape Red Carpet update.

CARRIED

- 5.2 Short term accommodations (PB-71-19)

Moved by Councillor Stolte

Receive and file department of city building report PB-71-19 regarding short-term accommodations; **and**

Direct the Director of Community Planning to report back at the Council meeting of October 28, 2019 with immediate regulatory options for short term accommodations.

CARRIED

5.3 Staff direction regarding 2019 Planning Process Review (PD-09-19)

Moved by Councillor Stolte

Refer staff direction regarding 2019 Planning Process Review to the October 28, 2019 Council meeting.

CARRIED

5.4 Recommendation report for an official plan and zoning by-law amendment for 2087-2103 Prospect Street (PB-29-19)

Moved by Councillor Kearns

Modified approval of the applications for Official Plan Amendment and Zoning By-law Amendment made by Children's Financial Group, c/o Ruth Victor & Associates, 3221 North Service Road, Burlington ON L7N 3G2, to permit 36 new stacked townhouse units in two blocks in addition to the existing residential apartment building; and

Approve Official Plan Amendment No. 115 to the City of Burlington Official Plan, as provided in Appendix B of department of city building report PB-29-19, to redesignate the rear portion of the subject lands from "Residential Medium Density" to "Residential High Density" and to modify the "Residential High Density" policies to include site specific policy for whole of the subject lands; and

Deem that Section 17(21) of the Planning Act has been met; and

Instruct the City Clerk to prepare the necessary by-law for adoption of Official Plan Amendment No. 115, as contained in Appendix B of department of city building report PB-29-19 to be presented for approval at the same time as the associated by-law to amend Zoning By-law 2020, as amended, for the development proposal; and

Approve, in principle, the zoning regulations provided in Appendix C to department of city building report PB-29-19, to rezone the lands at 2087-

2103 Prospect Street from “RM2” and “RH4” to “RH4-500” subject to Residential Development Agreement conditions as provided in Appendix D to department of city building report PB-29-19 and the provision of community benefits; and

Direct the Director of Community Planning to hold discussions with the applicant to secure community benefits in accordance with Section 37 of the Planning Act and Part VI, Section 2.3 of the City’s Official Plan, as they relate to the requested increased density on the subject property, and to return to Council with a report outlining the recommended community benefits and the implementing Zoning By-law; **and**

Undelegate site plan approval from the Director of Community Planning to Council.

CARRIED

6. Confidential Items:

None

7. Procedural Motions:

7.1 Allow non-registered delegation to speak

Moved by Councillor Stolte

Suspend the rules of procedure to allow a non-registered delegation to speak to the staff direction regarding 2019 planning process review (PD-09-19), in accordance with procedure by-law 64-2016 s. 37.

CARRIED

7.2 Proceed into closed session

Moved by Councillor Stolte

Move into closed session in accordance with the following provisions under the Municipal Act, sections 239 (f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose, with respect to department of city building report PB-71-19 regarding short term accommodations.

CARRIED

8. Information Items:

Moved by Councillor Bentivegna

Receive and file the following 6 items, having been given due consideration by the Planning and Development Committee.

CARRIED

- 8.1 Presentation from Burlington Economic Development Corporation (BEDC) regarding Red Tape Red Carpet update (CM-24-19)
- 8.2 Staff presentation regarding recommendation report for an official plan and zoning by-law amendment for 2087-2103 Prospect Street (PB-29-19)
- 8.3 Delegation material from Leslie Barbetta regarding short term accommodations. (PB-71-19)
- 8.4 Delegation material from Mary Alice St. James, Active Community Teamwork community association (A.C.T.), regarding short term accommodations. (PB-71-19)
- 8.5 Delegation material from Leslie Barbetta regarding the 2019 planning process review. (PD-09-19)
- 8.6 Delegation material from Mary Alice St. James, Active Community Teamwork community association (A.C.T.), regarding the 2019 planning process review. (PD-09-19)

9. Staff Remarks:

10. Committee Remarks:

11. Adjournment:

11:00 a.m. (recessed), 11:15 a.m. (reconvened), 12:00 p.m. (recessed), 1:00 p.m. (reconvened), 2:30 p.m. (recessed), 2:38 p.m. (reconvened), 2:44 p.m. (closed), 4:00 p.m. (public), 4:10 p.m. (recessed), 6:30 p.m. (reconvened), 7:30 p.m. (recessed), 7:45 p.m. (reconvened)

Chair adjourned the meeting at 7:50 p.m.