



Town of Oakville
Planning and Development Council
MINUTES

Date: November 1, 2021
Time: 6:30 p.m.
Location: Virtual Meeting

Mayor and Council: Mayor Burton (In person)
Councillor Adams
Councillor Chisholm
Councillor Duddeck
Councillor Elgar
Councillor Gittings
Councillor Grant
Councillor Haslett-Theall
Councillor Knoll
Councillor Lishchyna
Councillor Longo
Councillor O'Meara
Councillor Parmar
Councillor Robertson

Regrets: Councillor Sandhu

Staff: J. Clohec, Chief Administrative Officer
N. Garbe, Commissioner of Community Development (In person)
D. Carr, Town Solicitor
G. Charles, Director of Planning Services (In person)
J. Stephen, Director of Transportation and Engineering
J. Huctwith, Assistant Town Solicitor
D. Childs, Manager of Policy Planning and Heritage
M. Maguire, Manager of Transportation Strategy
C. McConnell, Manager of Planning Services, West District
T. Collingwood, Acting Manager of Planning Services, East District

K. Parker, Acting Manager of Development Services
C. Buckerfield, Planner
K. Livingstone, Planner
S. Schappert, Heritage Planner
B. Sunderland, Policy Planner
C. Van Sligtenhorst, Heritage Planner
K. Patrick, Acting Town Clerk (In person)
J. Marcovecchio, Council and Committee Coordinator (In person)

The Town of Oakville Council met in regular session to consider planning matters on this 1st day of November, 2021 in the Council Chamber of the Oakville Municipal Building, 1225 Trafalgar Road, commencing at 6:30 p.m.

1. Regrets

As noted above.

2. Declarations of Pecuniary Interest

Councillor Longo declared a pecuniary interest with respect to Item 7.1 – Recommendation Report – Town-initiated Official Plan Amendment – Bronte GO Major Transit Station Area (File No. 42.15.58) – By-law 2021-128 – November 1, 2021, as his employer Mohawk Medbuy Corporation has a joint venture leased warehouse at the property located at 2189 Speers Road, (Hospital Logistics Inc.).

3. Committee of the Whole

Moved by Councillor Lishchyna
Seconded by Councillor Robertson

That this meeting proceed into a Committee of the Whole session.

CARRIED

4. Consent Items(s)

4.1 Recommendation Report, Draft Plan of Condominium, 98 Kaitting Trail, Mattamy (Kaitting) Limited, 24CDM-21004-1317

Moved by Councillor Chisholm

That the Director of Planning Services be authorized to grant draft plan approval to the draft plan of condominium (24CDM-21004/1317) submitted by Mattamy (Kaitting) Limited and prepared by R-PE Surveying Ltd., dated June 23, 2021, subject to the conditions contained in Appendix A.

CARRIED

4.2 3064 Trafalgar Road Holdings Inc. (Distrikt), Section 37 Agreement

Moved by Councillor Chisholm

That the report from the Planning Service Department regarding 3064 Trafalgar Road Holdings Inc. (Distrikt), Section 37 Agreement, dated October 26, 2021, be received.

CARRIED

5. Confidential Consent Item(s)

5.1 Ontario Land Tribunal Appeal - SmartCentres REIT (105, 115-159 Garden Drive) – November 1, 2021

Moved by Councillor Chisholm

That staff be authorized to proceed in the appeals to the Ontario Land Tribunal filed by SmartCentres REIT (2603848 Ontario Ltd. And 2603849 Ontario Ltd.) in respect of applications for Official Plan and Zoning By-law amendments applicable to 105 and 115-159 Garden Drive, in accordance with the recommendations of the report from the Legal Department dated October 19, 2021.

CARRIED

5.2 Ontario Land Tribunal Appeal - SmartCentres REIT (105, 115-159 Garden Drive) - Supplemental Report– November 1, 2021

Moved by Councillor Chisholm

That staff be authorized to proceed in any future appeals of the site plan application related to existing appeals of applications for Official Plan and Zoning By-law amendments for the proposed development of 105 and 115-159 Garden Drive in accordance with the recommendations of the report from the Legal Department dated October 28, 2021.

CARRIED

6. Public Hearing Item(s)

6.1 Public Meeting and Recommendation Report - Town-initiated Omnibus Zoning By-law Amendment to North Oakville Zoning By-law 2009-189 (File No. 42.26.01) - All lands north of Dundas Street and south of Highway 407 - By-law 2021-125

- Memorandum from Planning Services Department, November 1, 2021 (*Distributed at meeting.*)

For the purposes of Planning Act requirements, the following person(s) made an oral submission:

Michael May, Delta Urban, North Oakville Community Builders Inc. (NOCBI), requesting Council defer the adoption of By-law 2021-125 and direct staff to consult with NOCBI to allow for additional coordination and changes, not included in the current version; and filed a submission.

Moved by Councillor Chisholm

That By-law 2021-125, a by-law to make housekeeping, technical and other modifications to Zoning By-law 2009-189, as amended (Omnibus Zoning By-law Amendment, File No. 42.26.01), be deferred to a future Planning and Development Council meeting for additional consultation with the landowners.

CARRIED

7. Discussion Item(s)

7.1 Recommendation Report – Town-initiated Official Plan Amendment – Bronte GO Major Transit Station Area (File No. 42.15.58) – By-law 2021-128 – November 1, 2021

Moved by Councillor O'Meara

1. That the report titled “Recommendation Report – Town-initiated Official Plan Amendment – Bronte GO Major Transit Station Area (File No. 42.15.58) – By-law 2021-128 – November 1, 2021”, be received.
2. That the proposed town-initiated Official Plan Amendment No. 41 (OPA 41) be approved on the basis that it is consistent with the Provincial Policy Statement, conforms or does not conflict with the

applicable Provincial Plans, the Region of Halton Official Plan and the Livable Oakville Plan, has regard for matters of provincial interest, and represents good planning for the reasons set out in the report from the Planning Services Department.

3. That By-law 2021-128, a by-law to adopt an amendment to the Livable Oakville Plan for the Bronte GO Major Transit Station Area, OPA 41, be passed.
4. That the notice of Council's decision reflect that Council has fully considered all written and oral submissions relating to this matter and that those comments have been appropriately addressed.

CARRIED

(Councillor Longo having declared a pecuniary interest on this item, did not vote.)

7.2 Rehabilitation of the Baillie Estate Farm Manager's House – 1110 Lakeshore Road West

Moved by Councillor Duddeck

1. That a Heritage Easement Agreement for the rehabilitation, exterior restoration and relocation of the Baillie Estate Farm Manager's House, located at 1110 Lakeshore Road West, be entered into between the Town and the owner in keeping with the content of this report, with the Agreement to be in form and content satisfactory to the Town Solicitor and the Director of Planning Services or their designate;
2. That the Heritage Easement Agreement be executed in accordance with Executions By-law 2013-057 and be registered on title to the lands on which the Farm Manager's House is located; and
3. That the Town Solicitor be authorized to discharge the Heritage Easement Agreement from title to the lands on which it is registered, at the expense of the owner, once the requirements in the Heritage Easement Agreement have been fully satisfied to the satisfaction of the Director of Planning Services or their designate.

CARRIED

7.3 Conservation Plan and By-law 2021-142 – Knox Presbyterian Church Sixteen – 1150 Dundas Street West

Moved by Councillor Duddeck

1. That By-law 2021-142, a by-law to designate the Knox Presbyterian Church Sixteen and Cemetery, as property of cultural heritage value or interest, be passed; and,
2. That the draft cultural heritage landscape conservation plan for the Knox Presbyterian Church Sixteen and Cemetery, as attached in Appendix B to the report dated October 20, 2021 be approved.

CARRIED

8. Confidential Discussion Item(s)

There were no confidential discussion items.

9. Advisory Committee Minutes

9.1 Heritage Oakville Advisory Committee Minutes - October 19, 2021

Moved by Councillor Gittings

That the following recommendation pertaining to Item 4.1 of the Heritage Oakville Advisory Committee minutes from its meeting on October 19, 2021, be approved and the remainder of the minutes be received:

4.1 Heritage permit application HP049/21-42.20F 64 First Street – Construction of new additions and alterations to house

1. That Heritage Permit Application HP049/21-42.20F for the construction of new additions and alterations to the house at 64 First Street, as attached in Appendix B to the report dated October 12, 2021 from Planning Services, be approved subject to the following:
 1. That final details on the cladding, windows and doors be submitted to Heritage Planning staff for final approval; and
 2. That this heritage permit expire two years from the date of final approval by Council.

CARRIED

10. Rise and Report to Council

Moved by Councillor Grant

That this committee rise and report.

CARRIED

The Mayor arose and reported that the Committee of the Whole has met and has made recommendations on Consent Items 4.1 and 4.2, Confidential Consent Items 5.1 and 5.2, Public Hearing Item 6.1, Discussion Items 7.1, 7.2, and 7.3, and Advisory Committee Minutes Item 9.1, as noted by the Clerk.

Moved by Councillor Knoll

Seconded by Councillor Lishchyna

That the report and recommendations of the Committee of the Whole be approved.

CARRIED

11. New Business

There was no New Business.

12. Consideration and Reading of By-laws

12.1 By-law 2021-125 (Not Passed)

A by-law to amend North Oakville Zoning By-law 2009-189 to make a number of housekeeping, technical and other modifications affecting all Zones. (Town-initiated Omnibus Zoning By-law Amendment, File No. 42.26.01), as revised. (Re: Item 6.1)

12.2 By-law 2021-128

A by-law to adopt an amendment to the Livable Oakville Plan for the Bronte GO Major Transit Station Area, Official Plan Amendment Number 41 (File No. 42.15.58). (Re: Item 7.1)

12.3 By-law 2021-142

A by-law to designate the cultural heritage landscape of Knox Presbyterian Church Sixteen and Cemetery as property of cultural heritage value or interest. (Re: Item 7.3)

12.4 By-law 2021-145

A by-law to confirm the proceedings of a meeting of Council.

Moved by Councillor Elgar

Seconded by Councillor Longo

That the by-law(s) noted above (with the exception of By-law 2021-125) be passed.

CARRIED

13. Adjournment

The Mayor adjourned the meeting at 7:31 p.m.

Kathy Patrick, Acting Town Clerk