

Planning, Heritage & Economic Development Standing Committee Meeting

Date: Monday, September 10, 2018

Time: 4:30 o'clock p.m.

Members Present:

Councillors

Ward 4 - Councillor Holt

Ward 5 - Councillor Sleiman (Vice Chairperson)

Ward 7 - Councillor Kusmierczyk

Ward 9 - Councillor Payne

Councillors – Regrets

Ward 8 – Councillor Marra

Members

Member Baker

Member Bjarneson

Member Foot

Member Gyemi

Member Miller

Member – Regrets

Member DiMaio

Member Moore

ALSO PRESENT ARE THE FOLLOWING FROM ADMINISTRATION:

Shelby Askin Hager, City Solicitor

Wira H.D. Vendrasco, Deputy City Solicitor

Thom Hunt, City Planner

Michael Cooke, Manager, Planning Policy

Dan Lunardi, Manager Inspections

Patrick Winters, Development Engineer

Adam Szymczak, Planner III - Zoning

Kevin Alexander, Planner III – Special Projects

Tom Cadman, Planner III – Subdivisions

Justina Nwaesei, Planner II – Development Review

Kristina Tang, Planner II - Revitalization & Policy Initiatives

Barry Horrobin, Director of Planning and Physical Resources, Windsor Police Services

Marianne Sladic, By-law Enforcement Clerk

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Ashley D'Alessandro, Clerk Steno Senior
Anna Ciacelli, Supervisor of Council Services

Delegations

- Item 7.2 Louis Stankovich, Property owner
- Item 7.2 Karl Tanner and Pablo Golab, Dillon Consulting Limited
- Item 7.3 Marina Clemens, Outgoing Chair of Ford City Redevelopment Committee

1. CALL TO ORDER

The Vice Chairperson calls the meeting of the Planning, Heritage and Economic Development Standing Committee to order at 4:30 o'clock p.m.

2. DISCLOSURES OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF

None disclosed.

3. REQUEST FOR DEFERRALS, REFERRALS OR WITHDRAWALS

None requested.

4. COMMUNICATIONS

None presented.

5. ADOPTION OF THE PLANNING ACT MINUTES

5.1. Adoption of the Planning, Heritage & Economic Development Standing Committee meeting minutes held August 7, 2018

Moved by: Councillor Holt
Seconded by: Member Bjarneson

THAT the Minutes of the Planning, Heritage and Economic Development Standing Committee meeting held August 7, 2018 **BE ADOPTED** as presented.
Carried.

Report Number: SCM 325/2018
Clerk's File: MB2018

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5.2. Adoption of the Planning, Heritage & Economic Development Standing Committee meeting minutes held August 13, 2018

Moved by: Councillor Holt
Seconded by: Member Bjarneson

THAT the Minutes of the Special Joint Planning, Heritage and Economic Development Standing Committee and City Council meeting held August 13, 2018 **BE ADOPTED** as amended to indicate Walter Derhak, representing Ontario Association of Architects, appears before the Planning, Heritage and Economic Development Standing Committee in opposition to the recommendations in the administrative reports.

Carried.

Report Number: SCM 326/2018
Clerk's File: MB2018

6. PRESENTATION & DELEGATIONS (PLANNING ACT MATTERS)

7. PLANNING ACT MATTERS

7.1. ZONING BY-LAW AMENDMENT APPLICATION submitted by Terry Wilbur for the lands located at 1040 Albert Road; File No. Z-005/18 (ZNG/5410); Ward 5

Moved by: Councillor Holt
Seconded by: Councillor Payne

Decision Number: **PHED 601**

THAT Zoning By-law 8600 **BE AMENDED** by changing the zoning of Lot 71, Registered Plan 626, known municipally as 1040 Albert Road, situated on the east side of Albert Road, between Whelpton Street and Richmond Streets, by adding a new site specific exception to Section 20(1) as follows:

"365. For the lands comprising Lot 71, Registered Plan 626, situated on the east side of Albert Road, between Whelpton Street and Richmond Streets, a *Duplex Dwelling* shall be an additional permitted use and for a *Duplex Dwelling*, the minimum *Lot Width*, minimum *Lot Area*, maximum *Lot Coverage*, maximum *Main Building Height*, minimum *Front Yard* depth, minimum *Rear Yard* depth, and the minimum *Side Yard* width, shall be as existing.

[ZDM 6; ZNG/5410]"
Carried.

Report Number: S 124/2018
Clerk's File: ZB/13082

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7.2. OFFICIAL PLAN AND ZONING BY-LAW AMENDMENTS -requested by 2509252 Ontario Ltd. and lyman Meddoui for 0 Princess Avenue - to permit the westerly expansion of the existing commercial plaza located at 5050 Tecumseh Road East and construction of a new 2,023 m2 (21,777 ft2) commercial building; File Nos. Z-006-18 [ZNG/5413] and OPA 119 [OPA/5414] - Ward 8

Moved by: Councillor Kusmierczyk
Seconded by: Member Bjarneson

Decision Number: **PHED 602**

THAT the application of 2509252 Ontario Limited and lyman Meddoui to amend the City of Windsor Official Plan to change the Official Plan designation of Lots 47-53 inclusive, the unopened portion of Princess Avenue right-of-way and the abutting 5.9 m strip of land owned by the City of Windsor to the east of the Princess Avenue right-of-way, Registered Plan 1360, south of Empress Street, from "Residential" to "Commercial Corridor" **BE APPROVED**.

THAT the application of 2509252 Ontario Limited and lyman Meddoui to amend City of Windsor Zoning By-law 8600 to change the zoning of Lots 47-53 inclusive, the unopened portion of Princess Avenue and the abutting 5.9 m strip of land owned by the City of Windsor to the east of the Princess Avenue right-of-way, Registered Plan 1360, south of Empress Street, from "Residential District 1.2" (RD1.2) to "Commercial District 2.1" (CD2.1) **BE APPROVED**.
Carried.

Report Number: S 128/2018
Clerk's File: ZB/13084

7.3. Proposed Community Improvement Project Area and Community Improvement Plan for Ford City

Moved by: Councillor Holt
Seconded by: Member Gyemi

Decision Number: **PHED 603**

- I. That the Ford City Community Improvement Study Area as identified in Appendix 'A' **BE DESIGNATED** a Community Improvement Project Area for the Ford City Community Improvement Plan (CIP) in accordance with Section 28(2) of the Planning Act; and that By-law XX (See Appendix 'B') be passed at this meeting of Windsor City Council;
- II. That the DRAFT Ford City Community Improvement Plan (CIP) dated August 2018 **BE ADOPTED** by By-law as illustrated in Appendix 'C' attached hereto; and that By-law XX (see Appendix 'D') be passed at this meeting of Windsor City Council;
- III. That the Financial Incentive Program identified in Section 5.0 of the DRAFT Ford City Community Improvement Plan (CIP) **BE ACTIVATED**, once the Community

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Improvement Plan is in effect, and that the financial incentive program be funded through a newly created Ford City Community Improvement Plan fund;

- IV. That \$250,000 **BE TRANSFERRED** from a funding source to be determined by City Council for the purpose of providing initial funding to a newly created Ford City Community Improvement Plan and the Financial Incentive Program identified in Section 5.0 of the Ford City CIP; and that any additional future funding that maybe required be referred to the annual budget process.

Carried.

Report Number: S 121/2018
Clerk's File: ZB/13040

7.4. Rezoning - City of Windsor - Housekeeping Amendment 2017-3 - Z-030/17 ZNG/5364 - City Wide

Moved by: Councillor Payne
Seconded by: Councillor Holt

Decision Number: **PHED 604**

THAT Zoning By-law 8600 **BE AMENDED** on the following basis:

1. That Sections 3, 18 and 19 **BE DELETED**.
2. That Section 3, attached as Appendix A to this report (S 127/2018), **BE ADDED** to Zoning By-law 8600.
3. That Section 18, attached as Appendix B to this report (S 127/2018), **BE ADDED** to Zoning By-law 8600.
4. That Section 19, attached as Appendix C to this report (S 127/2018), **BE ADDED** to Zoning By-law 8600.
5. That Section 5 **BE AMENDED** by adding the following after Section 5.65:

"5.67 REQUIRED YARD IN MANUFACTURING DISTRICTS

- 5.67.1 In any MD1. or MD2. *zoning district*, a *required yard* shall be maintained exclusively as a *landscaped open space yard*, save and except that an *access area* may cross a *required yard*.
- 5.67.3 Within a *required yard*, a refuse container, a loading space, an *outdoor storage yard*, or the display, loading, parking, repairing, servicing, storing or unloading of a commodity, equipment, material, *motor vehicle*, *transport truck*, or *transport trailer* is prohibited.

ZNG/5364"

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6. That Section 20(1) **BE AMENDED** as follows:

6a) Replacing clause 29 with the following clause:

"29. For all lands generally bounded on the west and north by Malden Road, on the east by Huron Church Road and on the south by E. C. Row Expressway, the following additional provisions shall apply:

a) The outdoor storage of refuse, equipment, materials, or commodities within a required *front yard* is prohibited;

b) For any *lot* zoned MD1.1 or MD2.1, the following uses shall be an additional permitted use:

1. Existing *Transport Terminal* and/or existing inspection facility;

2. Existing *Business Office*;

c) For any *lot* having a *lot line* which abuts Huron Church Road, a *Hotel* shall be an additional permitted use.

[ZDM 4, 5; ZNG/5271; ZNG/5364] **(AMENDED B/L 7-2018, Feb 23/2018)**"

6b) Replacing clause 44 with the following clause:

"44. For the lands bounded on the north by Eaton Street, on the south by the north limit of Cleary Street extended to South Cameron Boulevard, on the west by Virginia Park Avenue, and on the east by South Cameron Boulevard, the following additional provisions shall apply:

a) The manufacture and/or assembly of automobile parts and accessories shall be an additional permitted use.

b) Section 18.4.5.50 shall not apply.

[ZDM 8; ZNG/1062; ZNG/5364]

(B/L 327-2004, OMB Decision/Order 1695, Jun 13/2006; B/L 132-2011, Aug 5/2011)"

6c) Deleting clause 72.

6d) Replacing clause 101 with the following clause:

"101. For the lands on the east and west sides of Ouellette Avenue bounded on the north by the east/west alleys, south of the Canadian National Railway right-of-way, on the south by Eugenie Street, on the west by Pelissier Street and on the east by McDougall Street and Dufferin Street:

a) Any permitted use in Section 16.3.1 shall be an additional permitted use.

b) The maximum *main building height* shall be 28.0 m; and

c) The provisions of Section 18.4.5 shall not apply

[ZDM 7, 8; ZNG/5271; ZNG/5364] **(AMENDED B/L 7-2018, Feb 23/2018)**"

6e) Deleting clause 108.

6f) Deleting clauses 139 and 140.

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6g) Deleting clauses 231 and 233.

6h) Replacing clause 285 with the following clause:

"285. For the lands comprising Part of Lots 5 and 6, and Part of Block B, Plan 1575, (PIN 012611212 & PIN 012611213), situated on the south side Pool Avenue between Ambassador Drive and Huron Church Road, a *Motor Vehicle Dealership* shall be an additional permitted use.

For the lands comprising Part of Lots 5 and 6, and Part of Block B, Plan 1575, (PIN 012611212), situated at the southeast corner of Pool Avenue and Ambassador Drive, the following additional regulations shall apply:

- a) Exterior Side Yard Width – minimum – 4.30 m
- b) Notwithstanding Sections 25.5.40.5 or 25.5.40.6, the minimum separation between a *collector aisle* and a *parking space* or an accessible parking space shall be 0.0 m
- c) Section 5.67.1 shall not apply.

[ZDM 4; ZNG/3477, ZNG/5364] (ADDED B/L 126-2012, Sep 25/2012)"

6i) Replacing clause 306 with the following clause:

"306. For the lands comprising Part of Farm Lot 99, Concession 1, and Part of Lots 1, 2 and 3, and Part of Block A, Registered Plan 487, situated on the south side of Riverside Drive East between Drouillard Road and Cadillac Street, the following additional provisions shall apply:

a) The following are additional permitted uses:

Business Office

Food Catering Service

Food Packaging Facility

Hotel

Manufacturing Facility

Medical Appliance Facility

Medical Office

Micro-brewery

Place of Entertainment and Recreation

Professional Studio

Public Hall

Research and Development Facility

Restaurant

Retail Store

Self-storage Facility

Tourist Home

b) For any *industrial use*, outdoor storage is prohibited.

c) For a *Retail Store*, the maximum *gross floor area* shall be 20% of the existing building *gross floor area*.

d) For an *existing building*, the required number of *parking spaces*, accessible parking spaces, bicycle parking spaces and *loading spaces* shall be as existing.

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[ZDM 6; ZNG/4090, ZNG/5364] (ADDED B/L 103-2014, Jul 9/2014)“

6j) Replacing clause 309 with the following clause:

“309. For the lands comprising of Parts 6 to 9, Plan 12R-2428, situated on the north side of the North Service Road East, west of Clemenceau Boulevard, the following shall be additional permitted uses within an existing *building*:

Manufacturing Facility

Welding Shop

[ZDM 11; ZNG/4140; ZNG/5364] (ADDED B/L 154-2014, Sep 19/2014)”

7. That Section 5 **BE AMENDED** by adding the following after Section 5.99.90

“5.99.97 TRANSPORT TERMINAL

For a *transport terminal*, the following additional provisions shall apply:

- .1 A *transport storage area* shall be:
 - a) Setback from an *exterior lot line* a minimum of 11.30 m, said setback shall consist of a berm with a minimum width of 11.30 m and a minimum height of 1.80 m, and shall be maintained exclusively as a *landscaped open space yard*;
 - b) Setback from an *interior lot line* a minimum of 0.90 m, and the setback shall be maintained exclusively as a *landscaped open space yard*;
 - c) Graded and drained into a municipal sewer system to prevent the runoff of surface water onto a *street, alley, or abutting property*; and
 - d) Paved with asphalt, concrete or any combination thereof, for that portion of the *transport storage area* used to load, manoeuvre, repair, service or unload a *motor vehicle, transport truck or transport trailer*. The remainder of the *transport storage area* shall be paved with asphalt or concrete, or covered in gravel or similar aggregate, or any combination thereof; and
 - e) Maintained in good condition.
- .3 The parking, repairing, servicing, or storing of a *motor vehicle, transport truck or transport trailer* within a *required yard or a landscaped open space yard* is prohibited.
- .5 A curb shall bound the perimeter of the paved portion of the *transport storage area*. Any curb shall be constructed of poured in place concrete, shall be continuous and shall have a minimum width and height of 15.0 cm. Precast concrete, rubber, plastic or other curbing or a parking stop that is not continuous is prohibited. A curb cut or ramp for pedestrian or vehicular access, a curb cut for drainage, or a curb with a height of less than 15.0 cm as a transition between the paved and unpaved portions of a *transport storage area*, is permitted.
- .10 Vehicular access shall be to/from a *street* by way of an *access area*. Sections 25.5.30.2, 25.5.30.3, 25.5.30.5 and 25.5.30.6 shall apply to such *access area* and any reference to a *loading space or building* shall include a *transport storage area*.
- .15 A *parking area* may be located within a *transport storage area* and the provisions of Section 25.5 shall apply, with necessary modifications for the safe and efficient operation of the *transport storage area* and *parking area*.
- .20 A *refuse bin* may be located within a *transport storage area* and shall be fully screened by a *screening fence* having a minimum height of 1.80 m.
- .25 Where an abutting *lot* is zoned *Development Reserve District, Green District,*

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Residential District or Institutional District, or occupied by a dwelling or dwelling unit a screening fence with a minimum height of 1.80 m shall be provided along that part of the lot line for the lot on which the transport terminal is located.

.30 Any lighting used to illuminate the *transport terminal* shall be full cut-off lighting. [ZNG/5364]"

8. That Section 24 **BE AMENDED** by adding to Table 24.20.5.1 between "Townhome Dwelling without an attached garage or carport" and "University Student Residence" the following:

Transport Terminal	5 parking spaces, or 1 for each 45.0 m ² GFA, whichever is greater
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THAT Zoning By-law 85-18 **BE AMENDED** on the following basis:

9. That Section 3 of By-law 85-18 **BE AMENDED** by adding the following after Paragraph 3.131:

"3.131a **TRANSPORT TERMINAL** means *premises* used to dispatch, park, repair, service, or store freight-carrying trucks including a semi-trailer, tractor trailer, *transport trailer*, *transport truck*, truck tractor, or truck trailer, and may include as an *accessory use*, the loading or unloading of goods or freight to or from, or transferring of goods or freight between, said trucks and trailers. A truck transportation facility, truck terminal or truck or transportation terminals is a *transport terminal*. A *motor vehicle dealership*, *outdoor storage yard* or *parking area* is not a *transport terminal*.

TRANSPORT STORAGE AREA means that portion of a *transport terminal* located outdoors and being used to load, manoeuvre, park, repair, service, store, or unload a *transport truck* or *transport trailer*. It does not include any landscaped open space.

TRANSPORT TRAILER means a trailer or a semi-trailer as defined in the Highway Traffic Act, R.S.O. 1990, c. H.8. A tractor trailer or truck trailer is a *transport trailer*. A cabin trailer, camping trailer, house trailer, mobile home, motor home, *trailer or recreational vehicle*, tent trailer, travel trailer, or truck camper is not a *transport trailer*.

TRANSPORT TRUCK means a *motor vehicle* used to pull a *transport trailer* and includes the tractor unit of a tractor-trailer combination or a semi-trailer truck or semi-tractor unit of semi-trailer combination. A truck tractor is a *transport truck*.

[ZNG/5364]"

10. That Section 5 of By-law 85-18 **BE AMENDED** by adding the following after Section 5.48:
"5.49 **TRANSPORT TERMINAL**

For a *transport terminal*, the following additional provisions shall apply:

.1 A *transport storage area* shall be:

- a) Setback from a *front lot line* or an *exterior side lot line*, a minimum of 11.30 m, said setback shall consist of a berm with a minimum width of 11.30 m and a minimum height of 1.80 m, and shall be maintained exclusively as a *landscaped open space yard*;
- b) Setback from a *rear lot line* or an *interior side lot line*, a minimum of the

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required rear yard depth or the required side yard depth of the zone in which the lot is located in, the width of a required buffer strip, or 0.9 m, whichever is greater, and the setback shall be maintained exclusively as a *landscaped open space yard*.

- c) Graded and drained into a municipal sewer system to prevent the runoff of surface water onto a *street, alley, or abutting property*;
 - d) Paved with asphalt, concrete or any combination thereof, for that portion of the *transport storage area* used to load, manoeuvre, repair, service, or unload a *motor vehicle, transport truck or transport trailer*. The remainder of the *transport storage area* shall be paved with asphalt or concrete, or covered in gravel or similar aggregate, or any combination thereof, and
 - e) Maintained in good condition.
- .3 The parking, repairing, servicing, storing of a motor vehicle, truck or transport trailer within a *required yard, required buffer strip, or a landscaped open space* is prohibited.
- .5 A curb shall bound the perimeter of the paved portion of the *transport storage area*. Any curb shall be constructed of poured in place concrete, shall be continuous and shall have a minimum width and height of 15.0 cm. Precast concrete, rubber, plastic or other curbing or a parking stop that is not continuous is prohibited. A curb cut or ramp for pedestrian or vehicular access, a curb cut for drainage, or a curb with a height of less than 15.0 cm as a transition between the paved and unpaved portions of a *transport storage area*, is permitted.
- .10 Vehicular access shall be from/to a *street* by way of a *driveway*. The provisions of Section 5.37 shall apply to such *driveway* and the requirement for an industrial use shall apply.
- .15 A *parking area* may be located within a *transport storage area* and the provisions of Section 5.34 shall apply, with necessary modifications for the safe and efficient operation of the *transport storage area* and *parking area*.
- .20 A *refuse bin* may be located within a *transport storage area* and shall be fully screened by a *screening fence* having a minimum height of 1.80 m.
- .25 Where an abutting *lot* is zoned Parks and Open Space Zone, Residential Zone 1 or Hamlet Residential Zone or occupied by a *dwelling or dwelling unit*, a *screening fence* with a minimum height of 1.80 m shall be provided along that part of the *lot line* for the *lot* on which the *transport terminal* is located.
- .30 Any lighting used to illuminate the *transport terminal* shall be full cut-off lighting.
- .50 Notwithstanding Section 5.33, for a *transport terminal* the required minimum number of parking spaces shall be 5 parking spaces, or 1 parking space for every 45.0 m² of *gross floor area*, whichever is greater.

[ZNG/5364]"

11. That Section 14 of By-law 85-18 **BE AMENDED** by replacing Section 14.1.1 v) with the following:

"v) Transport Terminal [ZNG/5364]"

Carried.

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Report Number: S 127/2018

Clerk's File: ZB/13040

There being no further business the meeting of the Planning, Heritage and Economic Development Standing Committee (Planning Act Items) portion is adjourned at 6:08 o'clock p.m.

The Vice Chairperson calls the Heritage portion of the Planning, Heritage & Economic Development Standing Committee (Heritage Act Items) portion of the meeting to order at 6:09 o'clock p.m.

8. ADOPTION OF THE MINUTES

None.

9. PRESENTATIONS AND DELEGATIONS (COMMITTEE & ADMINISTRATIVE MATTERS)

None.

10. HERITAGE ACT MATTERS

10.1. Esdras Parent House- 827 Esdras Place, Community Heritage Fund Request

Kristina Tang, Heritage Planner (A) appears before the Planning, Heritage and Economic Development Standing Committee Meeting and provides a brief overview of the administrative report Esdras Parent House – 827 Esdras Place, Community Heritage Fund request and concludes by providing details of the application including specific financial information.

Moved by: Councillor Payne

Seconded by: Councillor Kusmierczyk

Decision Number: **PHED 605**

THAT the owners of the Esdras Parent House, 827 Esdras Place, **BE GRANTED** an upset amount of \$3,390 from the Community Heritage Fund (ReserveFund 157), subject to the Chief Building Official and Heritage Planner determination that the work is completed in accordance with applicable codes and historic standards and subject to the owner's submission of paid receipts for work completed.

Carried.

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Report Number: S 133/2018

Clerk's File: MBA2018

There being no further business the meeting of the Planning, Heritage and Economic Development Standing Committee (Heritage Act Matters) portion is adjourned at 6:13 o'clock p.m.

The Vice Chairperson calls the Administrative Matters portion of the Planning, Heritage & Economic Development Standing Committee meeting to order at 6:13 o'clock p.m.

11. ADMINISTRATIVE ITEMS

11.1. Proposed closure of the 33feet wide unopened Princess Avenue, between Tecumseh Road East and Empress Street; File No. SAS/4726; Ward No. 8; Applicant – 2509252 Ontario Ltd.

Justina Nwaesei, Planner II-Development Review appears before the Planning, Heritage and Economic Standing Committee meeting regarding the administrative report Proposed closure of the 33 feet wide unopened Princess Avenue, between Tecumseh Road East and Empress Street; File No. SAS/4726; Ward No. 8; Applicant—2509252 Ontario Limited and provides a brief overview of the details of the closure request and concludes by indicating administration supports the closure request.

Moved by: Councillor Payne

Seconded by: Councillor Holt

Decision Number: **PHED 606**

- I. That the portion of the 33ft wide unopened Princess Avenue right-of-way, east of Norman Road, north of Tecumseh Road, shown as PART 2 on Drawing No. CC-1697 *attached* hereto as Appendix "A", **BE ASSUMED** for subsequent closure;
- II. That the portion of the 33ft wide unopened Princess Avenue right-of-way, east of Norman Road, north of Tecumseh Road, shown as PART 2 on Drawing No. CC-1697 *attached* hereto as Appendix "A", **BE CLOSED AND CONVEYED** entirely to the applicant, 2509252 Ontario Limited for land consolidation to facilitate a westerly expansion of the existing commercial plaza at 5050 Tecumseh Rd. E., subject to the following:
 - a) Easements, subject to their being accepted in the City's standard form and in accordance with the City's standard practice, be granted to:
 - EnWin Utilities and MNSi.
- III. THAT Conveyance Cost **BE SET** as follows:

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- a. For land abutting properties zoned RD1.2, \$1.00 plus deed preparation fee and proportionate share of the survey costs as invoiced to The Corporation of the City of Windsor by an Ontario Land Surveyor.
 - b. For land abutting properties zoned CD2.1 and/or RD3.3, \$80.73 per square metre (\$7.50 per square foot) without easements or \$40.36 per square metre (\$3.75 per square foot) with easements. Survey cost & deed preparation fee included.
- IV. THAT The City Planner **BE REQUESTED** to supply the appropriate legal description, in accordance with Drawing Number. CC-1697, **attached** hereto as Appendix "A".
 - V. THAT The City Solicitor **BE REQUESTED** to prepare the necessary by-law(s).
 - VI. THAT The Chief Administrative Officer and City Clerk **BE AUTHORIZED** to sign all necessary documents approved as to form and content satisfactory to the City Solicitor.
 - VII. THAT the matter **BE COMPLETED** electronically pursuant to By-law Number 366-2003.
Carried.

Report Number: S 119/2018
Clerk's File: SAA2018

11.2. Cost Sharing for Sixth Concession Development Ltd – Phase 4

Moved by: Councillor Payne

Seconded by: Councillor Kusmierczyk

Decision Number: **PHED 607**

- I. THAT Council **APPROVE** \$147,633.10, inclusive of HST, to be paid to Sixth Concession Development Ltd. as the oversizing cost for Sixth Concession Development Phase 4.
- II. THAT Council **APPROVE** net funding of \$132,948.44 (amount to be paid net of HST rebate), to be funded as follows:
 - \$117,130.00 from Development Charges Reserve (Fund 116 – Sanitary / Pollution)
 - \$15,818.44 from the New Infrastructure Development project (007-5410-9998-02942-7035119)

Carried.

Report Number: S 120/2018
Clerk's File: ZB/12651 ZP/12653

12. COMMITTEE MATTERS

None.

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13. QUESTION PERIOD

None requested.

14. ADJOURNMENT

There being no further business the meeting of the Planning, Heritage and Economic Development Standing Committee is adjourned at 6:17 o'clock p.m.


Ward 5—Councillor Sleiman
(Vice Chairperson)


Supervisor of Council Services