

THE CITY OF TORONTO

Clerk's Division

Minutes of the Planning and Transportation Committee

Meeting No. 2

Monday, February 5, 2001

The Planning and Transportation Committee met on February 5, 2001, in Committee Room No. 1, 2nd Floor, City Hall, Toronto, commencing at 9:30 a.m.

Councillor	9:30 a.m.
Councillor Joe Pantalone - Chair	X
Councillor Mario Silva - Vice-Chair	X
Councillor Gerry Altobello	X
Councillor Brian Ashton	X
Councillor Joanne Flint	X
Councillor Pam McConnell	X
Councillor Peter Milczyn	X
Councillor Howard Moscoe	X

Declarations of Interest Pursuant to the Municipal Conflict of Interest Act

No Conflicts of Interest Pursuant to the Municipal Conflict of Interest Act were declared.

Confirmation of Minutes

On motion by Councillor Altobello, the Minutes of the meeting of the Planning and Transportation Committee held on January 8, 2001, were confirmed.

2.1 Development Charges - Refund Program for First-Time Home Buyers City-Wide

The Planning and Transportation Committee gave consideration to a report (January 3, 2001) from the Commissioner of Urban Development Services reporting on a request for a program to refund development charges to first-time home buyers and recommending that Council not pursue a program to provide first-time home buyers with a grant equivalent to development charges.

The Committee also had before it a communication (undated) from the Greater Toronto Home Builders Association providing an overview of the City of Toronto's housing market.

Jim Murphy, Director, Government Relations, Greater Toronto Home Builders Association, addressed the Committee with regard to this matter.

On motion by Councillor Moscoe, the Committee unanimously recommended to City Council the adoption of the report (January 3, 2001) from the Commissioner of Urban Development Services.

The following motion placed by Councillor Ashton, lost on a tie vote:

"That the report (January 3, 2001) from the Commissioner of Urban Development Services be forwarded to the Provincial Minister of Housing and that City Council encourage the Provincial Government to enhance incentives for first-time home buyers in the Province of Ontario".

(Clause No. 1, Report No. 2)

2.2 Proposed Provincial Measures to Augment and Support Municipal Efforts to Maintain Safe Communities and to Deal with Problem Addresses

The Planning and Transportation Committee gave consideration to a report (January 17, 2001) from the Commissioner, Urban Development Services reporting on suggested new measures that, if implemented by the Province of Ontario, would enable Urban Development Services to more effectively take enforcement action against problem addresses and thereby enhance the safety of communities, and recommending that:

- (1) the Planning and Transportation Committee approve the suggested measures (contained in the Appendix to this staff report);
- (2) the Planning and Transportation Committee commend the measures to Council with recommendations that:
 - (i) Council petition the Government of Ontario to consider their implementation; and
 - (ii) Council encourage all Greater Toronto Area Councils to review and endorse its petition to the Government of Ontario; and

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- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

The Committee also had before it a transmittal letter (September 14, 2000) from the City Clerk forwarding the action taken by Community Services Committee at its meeting on September 14, 2000, and referring the communication (August 11, 2000) from the City Clerk advising that City Council on August 1, 2, 3 and 4, 2000, struck out and referred back the following Recommendation (c) of the Community Services Committee for further consideration and report thereon to the meeting of Council scheduled to be held on October 3, 2000, to the Planning and Transportation Committee for consideration with the forthcoming report on a multi-disciplinary approach to neighbourhood decay:

- "(c) that City Council be requested to resubmit to the Province of Ontario for consideration and implementation the suggestions prepared by the Municipal Licensing and Standards Division for provincial measures to strengthen municipal efforts to maintain safe communities and to deal with problem addresses, which were originally presented at a meeting co-ordinated by the Province on March 14, 2000, on Integrated Enforcement."

Vance Latchford, Senior Planner, Public Policy Analysis, Research and Development, Latchford Associates, addressed the Committee with regard to this matter.

On motion by Councillor Moscoe, the Committee recommended to City Council that:

- (1) the Suggestions for Provincial Measures to Strengthen Municipal Efforts to Maintain Safe Communities and to Deal with Problem Addresses as contained in Appendix I of the report (January 17, 2001) from the Commissioner of Urban Development Services, be approved subject to:

- (a) amending the third suggestion under "Licensing" by adding the words "provided that the matters are brought before the tribunal within 10 days", so as to read:

"Enable administrative suspension of a licence (i.e. prior to the tribunal hearing) with the onus on the operator to prove, through the tribunal process, why the operation should continue provided that the matters are brought before the tribunal within 10 days.";

- (b) amending the suggestion relating to increasing fines under "Amendments to the Provincial Offences Act

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(POA)", by adding the word "maximum", so as to read:

"Increase the fines (for an individual from \$1,000.00 to \$50,000.00; for a corporation to \$100,000.00 maximum)",

and that City Council petition the Government of Ontario to consider the implementation of these suggestions (as amended);

- (2) all Greater Toronto Area Councils be requested to review and endorse City Council's petition to the Government of Ontario in this regard;
- (3) the report (January 17, 2001) from the Commissioner, Urban Development Services and Council's action in this regard, be forwarded to the Executive of the Association of Municipalities of Ontario for consideration with respect to the presentation to the Provincial Government on the new Municipal Act; and
- (4) the appropriate City Officials be authorized to take any necessary action to give effect thereto.

On motion by Councillor Moscoe, the Committee also:

- (1) requested the Commissioner of Urban Development Services to report to the Planning and Transportation Committee on recommended changes to Provincial legislation regarding vending, specifically to those exemptions being given to farmers and, particularly, to businesses that pay property taxes; and
- (2) received the communication (September 14, 2000) from the City Clerk forwarding the action taken by the Community Services Committee on September 14, 2000.

(Commissioner, Urban Development Services; c.c.: Executive Director, Municipal Licensing and Standards - February 6, 2001)

(Clause No. 2, Report No. 2)

2.3 Disbanding the Mayor's Committee on Matters Relating to the Toronto Port Authority and Protecting the City's Planning Interests

The Planning and Transportation Committee gave consideration to a report (January 17, 2001) from the Commissioner of Urban Development Services responding to a request from Planning and Transportation Committee on the status of the Mayor's Committee on Matters Relating to the Toronto Port Authority and mechanisms to protect the City's planning interests as they relate to the Toronto Port and other waterfront issues, and recommending that the Mayor's Committee on Matters Relating to the Toronto Port Authority be disbanded.

The Committee also had before it an excerpt of Appendix II, titled "Review of Sub-Committees, Advisory Committees, Special Committees and Task Forces Established by City Council Since January, 1998", of the report (December 18, 2000) from the City Clerk respecting the Mayor's Committee on Matters Relating to the Toronto Port Authority.

On motion by Councillor Moscoe, the Committee:

- (1) recommended the adoption of the report (January 17, 2001) from the Commissioner of Urban Development Services; and
- (2) established a Sub-Committee on Waterfront Issues consisting of all members of the Planning and Transportation Committee with a mandate to oversee the planning and development of the Waterfront.

(Members of the Sub-Committee on Waterfront Issues: Councillors Pantalone, Silva, Altobello, Ashton, Flint, McConnell, Milczyn, and Moscoe; c.c.: Commissioner of Urban Development Services; Chief Planner, City Planning Division, Urban Development Services; Chief of Staff, Mayor's Office; Manager, Community Councils and Committees, City Clerk's and Nominations and Appointments Administrator, City Clerk's -February 6, 2001)

(Clause No. 3, Report No. 2)

2.4 Capital and Operating Budget Review

The Planning and Transportation Committee gave consideration to a report (undated) from the Chief Financial Officer and Treasurer recommending that:

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- (1) the 2001-2005 recommended capital program of Urban Development Services, consisting of 3 new projects with a total project cost of \$9.532 million with cash flow commitments of \$2.404 million in 2001, \$1.851 million in 2002, \$1.725 million in 2003, \$1.763 million in 2004 and \$1.789 million in 2005 as outlined in Appendix B be approved;
- (2) new debt service costs, as outlined in Appendix A, totalling \$1.403 million by 2005 resulting from the approval of the 2001-2005 recommended capital program with incremental operating budget impacts of \$0.084 million in 2001, \$0.341 million in 2002, \$0.273 million in 2003, \$0.260 million in 2004, \$0.265 million in 2005 and \$0.206 million in 2006 be approved for inclusion in the 2001 and future operating budgets;
- (3) new IBMS maintenance costs, as outlined in Appendix A, totalling \$0.716 million in 2001 resulting from the approval of the 2001-2005 recommended capital program be approved for inclusion in the 2001 and future operating budgets;
- (4) for the purpose of establishing spending control, the recommended 2001-2005 capital program of Urban Development Services, with a total cash flow of \$13.763 million, with a cash flow of \$6.635 million in 2001, \$1.851 million in 2002, \$1.725 million in 2003, \$1.763 million in 2004 and \$1.789 million in 2005 as outlined in Appendix D be approved;
- (5) the 18 previously approved projects from the 1998 and prior years capital program, as outlined in Appendix E be closed;
- (6) the report, attached in Appendix F on the status of Kingston Road streetscape improvements, as requested by the Budget Advisory Committee during the 2000 Capital Budget process and considered by the Planning and Transportation Committee on January 8, 2001, be received for information; and
- (7) the report, attached as Appendix F on the feasibility of including Danforth Avenue between Victoria Park and Danforth Road as part of the Main Street Improvement Program, as requested by the Budget Advisory Committee during the 2000 Capital Budget process and considered by the Planning and Transportation Committee on January 8, 2001, be received for information.

The Committee also had before it the following report/communications:

- report (undated) from the Chief Financial Officer and Treasurer providing an analysis of the 2001 Operating Budget submission for the Urban Development Services program, a summary of budget highlights, outstanding issues and recommending that:

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- (1) the 2001 Recommended Operating Budget of \$76.509 million gross and \$16.402 million net, comprised of the following services, be approved:

<u>Service</u>	Gross (\$000s)	Net (\$000s)
Business Support Services	9,300.4	9,300.4
City Planning	21,027.5	13,474.4
Municipal Licensing & Standards	20,901.2	7,208.6
Buildings	<u>25,280.1</u>	<u>(13,581.1)</u>
Total Program Budget	<u>76,509.2</u>	<u>16,402.3</u>

- (2) the Planning and Transportation Committee identify service level/standard adjustment options for the Urban Development Services program totalling \$0.762 million;
- (3) the Commissioner, Urban Development Services report to the Planning and Transportation Committee on the proposed fee increases relating to Building Permit Applications, Zoning By-law Applications and the cost recovery measures in the Buildings Division, outlining the capacity for these increases and provide benchmarks with other municipalities; and
- (4) the Commissioner, Urban Development Services report to the Planning and Transportation Committee to provide the rationale for re-prioritizing or deferring the studies contained in the New Services Charges as outlined in Appendix B;
- communication (February 2, 2001) from Ann Dembinski, President, CUPE, Local 79, requesting the Planning and Transportation Committee to schedule deputations for the meeting following the budget briefing, on February 19, 2001;
 - copy of overhead Budget Presentation of the Urban Development Services Department; and
 - communication (February 1, 2001) from Henry Calderon, Project Director, West Toronto Junction Team, forwarding a copy of their report prepared for the approval of the Planning and Transportation Committee for financial consideration within the 2001 budget request.

The following persons gave a presentation to the Committee with regard to this matter:

- Michael Garrett, Chief Administrative Officer;
- Councillor D. Shiner, Chair, Budget Advisory Committee; and
- Paula Dill, Commissioner, Urban Development Services.

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The following persons addressed the Committee with regard to this matter:

- Henry Calderon, Project Director, West Toronto Junction Team;
- Rhona Swarbrick; and
- Vance Latchford, Senior Planner, Public Policy Analysis, Research and Development, Latchford Associates.

On motion by Councillor Pantalone, the Committee:

- (1) established a Budget Sub-Committee of the Planning and Transportation Committee, consisting of all members of the Planning and Transportation Committee, with a mandate to conduct a line-by-line review of the 2001 Operating Budget and the 2001-2005 Capital Budget, and that this sub-committee meet at the call of the Chair sometime during the week of February 5, 2001; and
- (2) requested the Commissioner of Urban Development Services to report to the following requests as expeditiously as possible, and provide a summary report to the Planning and Transportation Committee's Special Meeting on February 19, 2001 identifying which requests could be implemented immediately, which are policy issues, and outlining their implications.

On motion by Councillor Moscoe, the Committee requested the Commissioner of Urban Development Services to:

- (a) report on a public transit development levy on commercial and industrial development, to be used to fund the capital program of the TTC, such report to compare the commercial and industrial development levies in surrounding municipalities;
- (b) review residential development levies with a view to funding the capital program of the Urban Development Services Department;
- (c) review the amalgamated inspection program to determine the degree to which the cost of this program could be applied against building permit fees;
- (d) review the cost recovery policy as applied to licence fees with a view to rationalising licence fees across the full range of licence fees;

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- (e) review planning application fees with a view to increasing those fees relating to development applications that are large projects and those that are exempt from development levies;
- (f) consider a small automatic density enhancement to cover increases in development levies;
- (g) consider instituting a special levy for enclosed balconies in residential high rise projects;
- (h) consider the establishment of circulation fees for complex development applications;
- (i) review the feasibility of developers paying voluntary additional building permit fees to facilitate speedy approvals of building permits, such fees to be used to offset the hiring of staff to process applications quickly.

On motion by Councillor Milczyn, the Committee requested the Commissioner, Urban Development Services to:

- (j) report on the policy of funding some of the capital projects through Section 37 Agreements.

On motion by Councillor Silva, the Committee requested the Commissioner of Urban Development Services, together with the Commissioner of Works and Emergency Services, to report on the current status of private/public development applications, including but not limited to Committee of Adjustment applications, Official Plan Amendments, Plans of Subsidies, etc. within the City of Toronto, to include:

- (a) our stated policy for turn-around times for development application reviews/comments;
- (b) actual turn-around times - percentage and actual numbers - of development applications under review separated out into planning divisions/work districts (or former cities);
- (c) staffing levels as separated out into planning divisions/work districts (or former cities) in comparison to work levels;
- (d) preliminary report on the feasibility for redeployment of staff to improve/meet our turn-around times; and

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- (e) updated building applications received/approval report including value of permits received and issued.

(Commissioner of Urban Development Services and Commissioner of Works and Emergency Services; c.c.: Manager, Community Councils and Committees, City Clerk's and Nominations and Appointments Administrator, City Clerk's - February 6, 2001)

(Clause No. 5, Report No. 2)

The meeting adjourned at 12:30 p.m.

Chair