



Mayor A. Groves (joined the meeting at 7:12 p.m.)  
Councillor N. de Boer  
Councillor C. Early  
Councillor L. Kiernan  
Councillor D. Maskell  
Councillor C. Napoli  
Councillor T. Rosa  
Councillor M. Russo  
Councillor D. Sheen (absent)

Acting Chief Planner: C. Caruso  
Commissioner Finance and Chief Financial Officer: R. Cummings  
Acting Commissioner, Engineering, Public Works, and Transportation: R. Juliao  
Senior Planner Policy, Planning Development: R. Hughes  
Intermediate Planner, Development: A. Martino  
Acting Manager, Development: A. Wendland  
Deputy Clerk, Council and Committee Services: H. Lockyer  
Coordinator, Council and Committee Services: A. Ham

**1. NOTICE**

**2. CALL TO ORDER**

Chair N. de Boer called the meeting to order at 7:01 p.m.

**3. INDIGENOUS LAND ACKNOWLEDGEMENT**

Chair N. de Boer delivered the Indigenous Land Acknowledgement.

**4. DISCLOSURE OF PECUNIARY INTEREST**

**5. PUBLIC MEETING**

Chair N. de Boer advised that the purpose of the public meeting is to obtain input from the public. He noted that questions, concerns, appeal information or requesting further notification regarding any of the proposed applications can be directed to the Town's Council and Committee Services Division by email to [agenda@caledon.ca](mailto:agenda@caledon.ca) or by phone at 905.584.2272 ext. 2366.

**5.1 Zoning By-law Amendment for 6809 Healey Road, Ward 3**

Chair N. de Boer confirmed with Alex Martino, Intermediate Planner, Development, for the Town's Planning Department, that notification was conducted in accordance with the *Planning Act*.

Maurice Luchich, Glen Scharr and Associates, provided a presentation regarding the Zoning By-law Amendment for 6809 Healey Road, Ward 3. Mr. Luchich discussed the purpose of the application to extend the existing temporary use and provided an overview of the subject lands. He identified the property location and highlighted key features including the area currently zoned with the site-specific temporary use, environmental policy areas and the agricultural zoning at the rear of the property. Mr. Luchich concluded the presentation with a review of the site plan. He thanked Committee members, Town staff and members of the public and noted he was available for questions.

**WRITTEN COMMENTS**

Chair N. de Boer noted that written comments were received from Adriana Panfili and Joanna Valeriani. The comments were published to the agenda, therefore forming part of the public record.

**Mayor A. Groves joined the meeting at 7:12 p.m.**

## **PUBLIC COMMENTS**

George Benevides inquired about the purpose of applying for temporary use instead of permanent and expressed concerns related to potential use as a truck parking or storage area and the impact on traffic. Mr. Benevides received responses from the applicant.

### **5.2 Proposed Official Plan Amendment for 12461 McLaughlin Road, Ward 2**

Chair N. de Boer confirmed with Rob Hughes, Senior Planner Policy, Planning Development, for the Town's Planning Department, that notification was conducted in accordance with the *Planning Act*.

Jessica Damaren, Weston Consulting, provided a presentation regarding the Proposed Official Plan Amendment for 12461 McLaughlin Road, Ward 2. Ms. Damaren discussed the subject property and reviewed the proposed draft plan of subdivision. She outlined the purpose of the application, reviewed the applicable section of the Official Plan and highlighted the amendment proposed through the application. Ms. Damaren concluded by thanking Committee members, Town staff and members of the public and noted she was available for questions.

#### **Written Comments**

Chair N. de Boer noted that written comments were received from Jason Alfonso, Glen Schnarr and Associates, Steven Silverberg, Cedar City Developments, Mike Jepp, Paradise Developments, Adam Cairns, GB Mayfield Inc, and Nick Cortellucci, Caledon Development LP. The comments were published to the agenda, therefore forming part of the public record.

#### **Public Comments**

Jason Alfonso, Glen Schnarr and Associates on behalf of Mayfield West Phase 2 Landowner Group, expressed concerns related to the potential removal of the applicant's obligation to participate in the MW2 Group and MW2 Cost Sharing Agreement for the property. He discussed the purpose of the agreement and provided historical context for the utilization of the MW2 Group within the area. Mr. Alfonso concluded his delegation requesting that the Town refuse the application.

Members of the Committee asked questions and received responses from the applicant and staff.

### **5.3 Development Charges Background Study**

Craig Binning, Partner, Hemson Consulting provided a presentation on the Development Charges Background Study. Mr. Binning provided an overview on the development charges study process, legislative changes and population and development forecasting. He summarized the development-related capital program figures and the draft town-wide development charge rates. Mr. Binning reviewed the current versus the calculated development charge rates for residential and non-residential. He concluded the presentation by discussed next steps and providing an anticipated timeline. Mr. Binning thanked Committee members, Town staff and members of the public and noted he was available for questions.

#### **Written Comments**

Chair N. de Boer noted that written comments were received from Victoria Mortelleti, KPEC Planning and Economics. The comments were published to the agenda, therefore forming part of the public record.

Members of the Committee asked questions and received responses from Mr. Binning and staff.

## **6. ADJOURNMENT**

The Committee adjourned at 8:06 p.m.