



MA-44-1

THE REGIONAL MUNICIPALITY OF PEEL

INTER-MUNICIPAL PLANNING SUBCOMMITTEE

MINUTES

IMPSC-2012-1

The Inter-Municipal Planning Subcommittee met on Thursday, April 5, 2012 at 10:38 a.m. in the Council Chamber, Regional Administrative Headquarters, 10 Peel Centre Drive, Suite A, Brampton.

Members Present: E. Kolb; E. Moore; R. Paterak; A. Thompson; J. Tovey

Members Absent: P. Palleschi, due to vacation; P. Saito, due to other municipal business

Other Regional Councillors Present: M. Morrison; R. Whitehead

Also Present: D. Szwarc, Chief Administrative Officer; N. Trim, Chief Financial Officer and Commissioner, Corporate Services; D. Labrecque, Commissioner, Public Works; H. West, Committee Clerk

H. West, Committee Clerk presided.

1. ELECTION OF CHAIR AND VICE-CHAIR

RECOMMENDATION IMPSC-1-2012:

That Councillor Paterak be appointed Chair of the Inter-Municipal Planning Subcommittee for the term ending November 30, 2014, or until a successor is appointed by Regional Council.

RECOMMENDATION IMPSC-2-2012:

That Councillor Moore be appointed Vice-Chair of the Inter-Municipal Planning Subcommittee for the term ending November 30, 2014, or until a successor is appointed by Regional Council.

Councillor Paterak assumed the Chair.

2. DECLARATIONS OF CONFLICTS OF INTEREST - Nil

3. APPROVAL OF AGENDA

RECOMMENDATION IMPSC-03-2012:

That the agenda for the April 5, 2012 Inter-Municipal Planning Subcommittee (IMPSC) meeting include the added delegation of Patricia Foran, Counsel, Aird & Berlis LLP, on behalf of the Vales of Humber Landowners Group, to be dealt with under Item 4;

And further, that the agenda for the April 5, 2012 IMPSC meeting be approved, as amended.

See also Delegations – Item 4a)

4. DELEGATIONS

Additional Item – Item 4a

- a) **Patricia Foran, Counsel, Aird & Berlis LLP**, on behalf of the Vales of Humber Landowners Group Regarding Vales of Humber Secondary Plan and Block Plan Appeals to the Ontario Municipal Board – City of Brampton, Ward 10

Received

See also Approval of Agenda

Tom Slomke, Director, Development Services, Region of Peel provided information on the Town of Caledon's appeal to the Ontario Municipal Board (OMB) regarding the City of Brampton's Official Plan Amendment (OPA) for the Vales of Humber Secondary Plan, indicating the appeal is based on the number of accesses onto Mayfield Road from the proposed development. He stated that the City of Brampton draft OPA conforms to the Regional Official Plan policies.

Patricia Foran, Counsel, Aird and Berlis, LLP stated she represents the landowners of the Vales of Humber Group, which owns 90 per cent of the 270 hectare development. Patricia Foran provided background information regarding the planning process and development of the secondary plan which she stated is critical to understanding the issues at hand. She stated that The Town of Caledon had numerous opportunities to identify any issues early in the process and that the appeal has been filed last minute. Patricia Foran advised that her client is not prepared to entertain any changes to the secondary plan due to the hard work and lengthy process undertaken to achieve the City of Brampton's final approval in November, 2011.

Councillor Thompson stated that Mayfield Road is a very important east west transportation corridor. He noted there are many ongoing studies, such as the extension of Highway 427 which may provide additional truck traffic to Mayfield Road. There are currently two inter-modals at Mayfield Road and the road is heavily used for agricultural transportation. Councillor Thompson raised concern stating that Town of Caledon staff have provided concerns in the past to the City of Brampton and requested clarification.

Patricia Foran clarified that there have been at least one dozen public opportunities to provide comments and staff at the Town of Caledon did not express concern during the process other than the one comment received in September, 2011.

5. REPORTS

- a) Vales of Humber Secondary Plan and Block Plan Appeals to the Ontario Municipal Board – City of Brampton, Ward 10

Received

Councillor Morrison stated that the Region of Peel is reviewing the Peel Strategic Goods Movement Network Study and the Goods Movement Task Force has expressed concerns with subdivision entrances accessing major arterial roads. She noted that Mayfield Road will be over capacity by 2031 and will prevent the movement of goods and services.

Tom Slomke stated that Peel is reviewing policies related to the functionality of the road network. Damian Albanese, Director, Transportation Division indicated that there are a number of studies such as the Peel Goods Movement Network Study (PGMNS) and the Road Characterization Study (RCS) to address future guidelines.

Councillor Thompson inquired if the City of Brampton access routes for Mayfield Road were presented at the public meeting for the Mayfield Environmental Assessment. Damian Albanese undertook to confirm this with Councillor Thompson.

In response to a question raised by Councillor Thompson, Damian Albanese stated that the two studies regarding the PGMNS and the RCS have commenced and the first draft should be presented in 12 months with a completion date at approximately 18 months.

Councillor Morrison expressed concern that the Control Access By-law is out of date and should be updated. Dan Labrecque, Commissioner, Public Works responded that a report regarding the Access By-law will be brought forward at the Arterial Roads Review Ad hoc Steering Committee (ARRASC) meeting in June, 2012.

Councillor Thompson inquired if the PGMNS and RCS and the control access by-law will address Mayfield Road. Damian Albanese responded that the results of the studies will address existing and future needs of the road network.

Councillor Thompson stated he would like to present a motion to place an Interim Control By-law for Mayfield Road for any future developments to permit only one access between concessions, until the studies are completed and policies are put in place.

Councillor Thompson requested Town of Caledon staff to provide clarification of the concerns presented to the City of Brampton for the Vales of Humber development.

Haiging Xu, Manager of Planning Policy and Sustainability, Town of Caledon stated that staff have provided concerns through the process at two levels; 1) through numerous emails to staff at the City of Brampton and Region of Peel, and 2) by providing a letter dated August 19, 2011 to the City of Brampton at the public meeting held September 15, 2011.

Councillor Moore requested that Councillor Thompson's motion for an Interim Control By-law be presented as a Notice of Motion at Regional Council in order to receive full discussion. Councillor Thompson agreed to bring forward a Notice of Motion to the April 12, 2012 Regional Council Meeting.

6. COMMUNICATIONS

7. IN CAMERA MATTERS

8. OTHER BUSINESS

9. NEXT MEETING

To be determined.

10. ADJOURNMENT

The meeting adjourned at 10:50 a.m.