



MINUTES

PLANNING & DEVELOPMENT COMMITTEE

THE CORPORATION OF THE CITY OF MISSISSAUGA

MONDAY, NOVEMBER 16, 2009

AFTERNOON SESSION – 1:30 P.M.

EVENING SESSION – CANCELLED

COUNCIL CHAMBER, 2ND FLOOR - CIVIC CENTRE
300 CITY CENTRE DRIVE, MISSISSAUGA, ONTARIO L5B 3C1

<http://www.mississauga.ca>

Members Present:

- Councillor Carmen Corbasson (Ward 1)
- Councillor Pat Mullin (Ward 2)
- Councillor Frank Dale (Ward 4)
- Councillor Eve Adams (Ward 5)
- Councillor Carolyn Parrish (Ward 6)
- Councillor Nando Iannicca (Ward 7) (Chair)
- Councillor Katie Mahoney (Ward 8)
- Councillor Pat Saito (Ward 9)
- Councillor Sue McFadden (Ward 10)
- Councillor George Carlson (Ward 11)
- Mayor Hazel McCallion

Members Absent:

- Councillor Maja Prentice (Ward 3)

Contact: Jessica Reid, Legislative Coordinator, Office of the City Clerk
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E-Mail: jessica.reid@mississauga.ca

STAFF PRESENT:

Mr. E. R. Sajecki, Commissioner of Planning and Building
Ms. E. Irvine, Planner, Policy Planning
Ms. M. Ball, Director, Development & Design
Ms. L. Pavan, Manager, Development Team North
Mr. R. Hughes, Planner, Development & Design
Ms. K. Dedman, Manager of Development Engineering T&W
Mr. D. Marcucci, Manager, Planning & Heritage Community Services
Mr. M. Minkowski, Legal Counsel, Litigation
Ms. J. Reid, Legislative Coordinator, Office of the City Clerk
Ms. S. Smith, Legislative Coordinator, Office of the City Clerk

PLANNING & DEVELOPMENT COMMITTEE – NOVEMBER 16, 2009

CALL TO ORDER – 1:30 p.m.

DECLARATIONS OF (DIRECT OR INDIRECT) PECUNIARY INTEREST - Nil

MATTERS CONSIDERED

AFTERNOON SESSION – 1:30 P.M.

1. PUBLIC MEETING - Official Plan Amendment and Rezoning Applications, 1150 and 1200 Derry Road East, south side of Derry Road East, east of Tomken Road, Owner: 1759787 Ontario Inc. (By Offer to Sell Agreement), Applicant: Greg Dell and Associates, OZ 09/008 W5, Bill 51

Councillor Nando Iannicca called this public meeting to order at approximately 1:30 p.m.

Greg Dell, the applicant, addressed Committee and provided a brief overview of these applications. He advised that a site plan has been submitted and details of that are being worked out with staff. He advised that they are incorporating approximately twelve items of the LEED program on this development.

Councillor Eve Adams moved the following verbal motion, which was voted upon and carried:

PDC-0094-2009

That the Report dated October 27, 2009, from the Commissioner of Planning and Building regarding the applications to amend the Official Plan from "Private Open Space" to "Business Employment" and to change the Zoning from "OS3" (Cemetery) to "E2" (Employment), to permit a 5-storey hotel and a 1-storey multi-tenant industrial building under file OZ 09/008 W5, 1759787 Ontario Inc. (By Offer to Sell Agreement), 1150 and 1200 Derry Road East, south side of Derry Road East, east of Tomken Road, be received for information and notwithstanding planning protocol, that the supplementary report be brought directly to a future Council meeting.

This public meeting closed at approximately 1:35 p.m.

Amended (Councillor Eve Adams)
OZ 09/008 W5

2. SIGN VARIANCE APPLICATIONS - Sign By-law 0054-2002, as amended

Councillor Eve Adams moved the following verbal motion, which was voted upon and carried:

That the Report dated October 27, 2009 from the Commissioner of Planning and Building regarding Sign By-law 0054-2002, as amended, and the requested six (6) Sign Variance Applications described in Appendices 1 to 6 to the Report, be adopted in accordance with the following:

1. That the following Sign Variances be granted:
 - (a) Sign Variance Application 09-05746
Ward 2
Bell Canada
1466 Southdown Rd.
To permit the following:
 - (i) One (1) illuminated fascia sign with an area of 1.25 sq. m. (13.41 sq. ft.) erected higher than the upper limits of the first storey.
 - (b) Sign Variance Application 09-05651
Ward 4
HSBC
4550 Hurontario Street
To permit the following:
 - (i) Five (5) illuminated fascia signs each with a sign area of 0.4 sq. m. (4.3 sq. ft.).
 - (ii) Four (4) fascia sign located above the upper limits of the first storey of the building.
 - (c) Sign Variance Application 09-05967
Ward 5
Daniels Gateway Rental Communities
720 Avonwick Ave.
To permit the following:
 - (i) One (1) ground sign not displaying the municipal address and displays commercial advertising.
 - (ii) One (1) ground sign with a sign area of 2.97 sq. m. (31.95 sq. ft.).
 - (d) Sign Variance Application 09-05990
Ward 5
Bath & Body Works
5950 Rodeo Dr.
To permit the following:
 - (i) One (1) roof sign supported by and projecting above a canopy.
 - (e) Sign Variance Application 09-05548
Ward 6
Origin Evergreen
820 Scollard Crt.
To permit the following:
 - (i) One (1) ground sign containing a changing copy sign.

- (ii) One (1) ground sign with a sign area of 3.07 sq. m. (33 sq. ft.) displaying the municipal address and commercial advertising.
- (f) Sign Variance Application 09-04903
Ward 11
Maple Leaf
6897 Financial Dr.
To permit the following:
 - (i) One (1) additional ground sign fronting Financial Dr.
 - (ii) One (1) ground sign that does not display the municipal address.
- 2. That the following Sign Variance not be granted:
 - (a) Sign Variance Application 09-05548
Ward 6
Origin Evergreen
820 Scollard Crt.
To permit the following:
 - (i) One (1) fascia sign located on the south elevation of the building.

Subsequently, Councillor Eve Adams moved a verbal motion to reconsider this matter. This motion was voted upon and carried. She commented that the proposed illuminated signs under Sign Variance Application 09-05967 for Avonwick Avenue are inappropriate as it is a residential street. There is a sign currently on Mavis Road which is appropriate. Councillor Eve Adams moved the following verbal motion, which was voted upon and carried:

PDC-0095-2009

That the Report dated October 27, 2009 from the Commissioner of Planning and Building regarding Sign By-law 0054-2002, as amended, and the requested six (6) Sign Variance Applications described in Appendices 1 to 6 to the Report, be adopted in accordance with the following:

- 1. *That the following Sign Variances be granted:*
 - (a) *Sign Variance Application 09-05746*
Ward 2
Bell Canada
1466 Southdown Rd.
To permit the following:
 - (i) *One (1) illuminated fascia sign with an area of 1.25 sq. m. (13.41 sq. ft.) erected higher than the upper limits of the first storey.*
 - (b) *Sign Variance Application 09-05651*
Ward 4
HSBC
4550 Hurontario Street
To permit the following:
 - (i) *Five (5) illuminated fascia signs each with a sign area of 0.4 sq. m. (4.3 sq. ft.).*

- (ii) *Four (4) fascia sign located above the upper limits of the first storey of the building.*
 - (c) *Sign Variance Application 09-05990*
Ward 5
Bath & Body Works
5950 Rodeo Dr.
To permit the following:
 - (i) *One (1) roof sign supported by and projecting above a canopy.*
 - (d) *Sign Variance Application 09-05548*
Ward 6
Origin Evergreen
820 Scollard Crt.
To permit the following:
 - (i) *One (1) ground sign containing a changing copy sign.*
 - (ii) *One (1) ground sign with a sign area of 3.07 sq. m. (33 sq. ft.) displaying the municipal address and commercial advertising.*
 - (e) *Sign Variance Application 09-04903*
Ward 11
Maple Leaf
6897 Financial Dr.
To permit the following:
 - (i) *One (1) additional ground sign fronting Financial Dr.*
 - (ii) *One (1) ground sign that does not display the municipal address.*
- 2. *That the following Sign Variance not be granted:*
 - (a) *Sign Variance Application 09-05548*
Ward 6
Origin Evergreen
820 Scollard Crt.
To permit the following:
 - (i) *One (1) fascia sign located on the south elevation of the building.*
 - (b) *Sign Variance Application 09-05967*
Ward 5
Daniels Gateway Rental Communities
720 Avonwick Ave.
To permit the following:
 - (i) *One (1) ground sign not displaying the municipal address and displays commercial advertising.*
 - (ii) *One (1) ground sign with a sign area of 2.97 sq. m. (31.95 sq. ft.).*

Please note that recommendation PDC-0095-2009 was amended by Council on November 25, 2009 (see Committee Reports section of Council Minutes).

Amended (Councillor Eve Adams)
BL.03.SIG (2009)

3. REGIONAL OFFICIAL PLAN AMENDMENT 24 (ROPA 24) – Places to Prosper, Proposing Changes Related to Growth Management, Employment Lands, and Greenbelt Policies

Councillor Katie Mahoney moved the following verbal motion which was voted upon and carried:

PDC-0096-2009

1. *That the proposed Regional Official Plan Amendment 24 - Places to Prosper, Proposing Changes Related to Growth Management, Employment Lands, and Greenbelt Policies, attached under separate cover, be supported subject to the modifications identified and detailed in Appendix 1 of the report titled “Regional Official Plan Amendment 24 (ROPA 24) - Places to Prosper, Proposing Changes Related to Growth Management, Employment Lands, and Greenbelt Policies” dated October 27, 2009 from the Commissioner of Planning and Building.*
2. *That the report titled “Regional Official Plan Amendment 24 (ROPA 24) - Places to Prosper, Proposing Changes Related to Growth Management, Employment Lands, and Greenbelt Policies”, dated October 27, 2009 from the Commissioner of Planning and Building, be forwarded by the City Clerk, to the Region of Peel, the City of Brampton and the Town of Caledon.*

Approved (Councillor Katie Mahoney)
CD.01.REG

ADJOURNMENT - 1:38 p.m.

EVENING SESSION – CANCELLED