



MINUTES

PLANNING & DEVELOPMENT COMMITTEE

THE CORPORATION OF THE CITY OF MISSISSAUGA

MONDAY, APRIL 15, 2013 - 7:00 P.M.

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

<http://www.mississauga.ca>

Members Present

Councillor Jim Tovey	Ward 1 (Chair)
Councillor Pat Mullin	Ward 2
Councillor Chris Fonseca	Ward 3
Councillor Frank Dale	Ward 4
Councillor Nando Iannicca	Ward 7
Councillor Katie Mahoney	Ward 8
Councillor Pat Saito	Ward 9
Councillor Sue McFadden	Ward 10
Councillor George Carlson	Ward 11

Members Absent

Mayor Hazel McCallion	
Councillor Bonnie Crombie	Ward 5
Councillor Ron Starr	Ward 6

Mumtaz Alikhan, Legislative Coordinator, Office of the City Clerk
905-615-3200 ext. 5425 / Fax 905-615-4181
email: mumtaz.alikhan@mississauga.ca

STAFF PRESENT:

Mr. Ed Sajecki, Commissioner, Planning and Building
Mr. Chris Rouse, Development and Design Division
Mr. John Calvert, Director, Policy Planning
Ms. Kelly Yerxa, Legal Services
Mr. Mark Toliao, Acting Supervisor, Sign Unit
Mr. Dave Marcucci, Manager, Park Planning
Mr. Darren Morita, Manager, Development Engineering
Ms. Eva Kliwer, Policy Planner
Ms. Karen Crouse, Policy Planner
Ms. Stephanie Segreti, Development Planner
Ms. Mumtaz Alikhan, Legislative Coordinator
Ms. Julie Lavertu, Legislative Coordinator

PLANNING & DEVELOPMENT COMMITTEE MINUTES – April 15, 2013**CALL TO ORDER**

Councillor Tovey called the meeting to order at 7:03 p.m.

DECLARATIONS OF (DIRECT OR INDIRECT) PECUNIARY INTEREST

Nil

MATTERS TO BE CONSIDERED

1. Sign Variance Applications – Sign By-law 0054-2002, as amended
File: BL.03-SIG (2011)

Councillor Iannicca moved the following motion which was voted on and carried:

PDC-0026-2013

That the report dated March 26, 2013 from the Commissioner of Planning and Building regarding Sign By-law 0054-2002, as amended, and the requested eight (8) Sign Variance Applications described in the Appendices of the report, be adopted in accordance with the following:

1. That the following Sign Variances **be granted**:
 - (a) Sign Variance Application 12-03327
Ward 1
Riocan Development Inc.\Starsky Fine Foods
2040 Dundas Street East
To permit the following:
 - (i) An addition to an existing ground sign creating a total sign area of 17.41 sq. m (187.41 sq. ft.) per sign face.
 - (b) Sign Variance Application 12-02207
Ward 1
RBC
220 Lakeshore Road West
To permit the following:
 - (i) Three (3) directional signs to have a sign area of 0.78 sq. m (8.39 sq. ft.) and a height of 1.4 m (4.58 ft.).
 - (c) Sign Variance Application 13-03698
Ward 5
International Centre
6900 Airport Road

To permit the following:

- (i) One (1) ground sign internal to the property with changing copy message board with a height of 8.23 m (27 ft.).

(d) Sign Variance Application 12-03483

Ward 9

First Gulf

6925 Century Avenue

To permit the following:

- (i) One (1) temporary real estate sign facing a Provincial highway (Hwy. 401) for a period of one (1) year.

(e) Sign Variance Application 13-03629

Ward 9

Meadowpine Land GP Inc.

2727 Meadowpine Blvd.

To permit the following:

- (i) One (1) ground sign located in the rear or side yard of a lot in a commercial or industrial zone located adjacent to a Provincial highway (Hwy. 401) for a period of one (1) year.

(f) Sign Variance Application 12-03492

Ward 9

First Gulf Corporation

2380 Meadowvale Blvd.

To permit the following:

- (i) One (1) ground sign located in the rear or side yard of a lot in a commercial or industrial zone located adjacent to Provincial highway (Hwy. 401) for a period of one (1) year.

(g) Sign Variance Application 12-03335

Ward 11

IZOD

775 Britannia Road West

To permit the following:

- (i) One (1) fascia sign located on a false screen wall of the loading area, located parallel to the side (west) elevation of the unit.

2. That the following Sign Variance **not be granted**:

(a) Sign Variance Application 12-03140

Ward 5

Bombay Chopsticks

30 Bristol Road East

- (i) One (1) fascia sign attached to an exterior wall which is not forming a part of the unit occupied by the business.

ADOPTED – (Councillor Iannicca)

File: BL.03-SIG (2011)

2. Proposed Amendments to Mississauga Official Plan and Zoning By-Law 0225-2007 for the Meadowvale Village Neighbourhood Character Area (Ward 11)
File: CD.03MEA

Councillor Carlson noted that this was the beginning of the process and by no means the end.

Councillor Carlson moved the following motion which was voted on and carried:

PDC-0027-2013

That a public meeting be held to consider proposed official plan and zoning by-law amendments as recommended in the report titled "*Proposed Amendments to Mississauga Official Plan and Zoning By-law 0225-2007 for the Meadowvale Village Neighbourhood Character Area*" dated March 26, 2013 from the Commissioner of Planning and Building.

APPROVED – (Councillor G. Carlson)
File: CD.03MEA

3. Natural Areas Survey 2012 Update
File: EC.10.ENV (2012)

Councillor Mullin requested staff to comment on any concerns. Eva Kliwer, Policy Planner, advised that there has been no loss of the City's natural areas and that a comprehensive review will be conducted on how to actively manage them.

Councillor Carlson commented that he was encouraged by the report.

Councillor Mullin moved the following motion which was voted on and carried:

PDC-0028-2013

That staff be directed to hold a public meeting at the Planning and Development Committee to consider amendment of Schedule 1: Urban System, Schedule 1a: Urban System-Green System and Schedule 3: Natural System of Mississauga Official Plan, to include revised boundaries of lands in the Natural Areas System, as shown on Appendix 1 of the report titled "Natural Areas Survey 2012 Update", dated March 26, 2013 from the Commissioner of Planning and Building.

APPROVED – (Councillor P. Mullin)
File: EC.10.ENV (2012)

4. Additional Agenda Item

This report was deferred from the April 2, 2013 Planning and Development Committee Meeting.

SUPPLEMENTARY REPORT

Official Plan Amendment and Rezoning Applications to permit a two-storey motor vehicle repair facility, Part of Lot 11, Concession 1, W.H.S. designated as Parts 1 & 2, Plan 43R-13493, Northwest corner of Derry Road West and Hurontario Street

Owner: Antorisa Investments Ltd.

Applicant: Bousfields Inc., **Bill 51**, (Ward 5)

File: OZ 11/018 W5

Councillor Iannicca questioned the outcome of the deferral. Ed Sajecki, Commissioner of Planning and Development, advised that staff had met with the property owner who wishes to continue to pursue the application, therefore the recommendation stands for a refusal. Councillor Dale suggested that this matter be referred to Council.

Councillor Dale moved the following motion which was voted on and carried:

PDC-0029-2013

That the Report dated March 12, 2013, from the Commissioner of Planning and Building recommending refusal of the applications under File OZ 11/018 W5, Antorisa Investments Ltd., Part of Lot 11, Concession 1, W.H.S, designated as Parts 1 & 2, Plan 43R-13493, northwest corner of Derry Road West and Hurontario Street, be received and that it be referred to Council for recommendation in accordance with the following:

1. That City Council direct the City Solicitor, representatives from the appropriate City Departments and any necessary consultants, to attend the Ontario Municipal Board hearing on the subject applications in support of the recommendations outlined in the report dated March 12, 2013 from the Commissioner of Planning and Building.
2. That City Council provide the Planning and Building Department with the authority to instruct Legal Services staff on any modifications to the position deemed necessary during the Ontario Municipal Board hearing process, however, if there is a potential for settlement, then a report shall be brought back to Council by the City Solicitor.

ADOPTED – (Councillor F. Dale)

File: OZ 11/012 W3

ADJOURNMENT – 7:11 p.m.
(Councillor N. Iannicca)