



# Town of Aurora Council Meeting Minutes

Video Conference  
Tuesday, April 28, 2020

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## Attendance

**Council Members** Mayor Mrakas in the Chair; Councillors Gaertner, Gallo, Gilliland, Humfryes, Kim, and Thompson

**Members Absent** None

**Other Attendees** Doug Nadorozny, Chief Administrative Officer, David Waters, Director of Planning and Development Services, Robin McDougall, Director of Community Services, Techa van Leeuwen, Director of Corporate Services, Rachel Wainwright-van Kessel, Director of Finance, Allan Downey, Director of Operations, Michelle Outar, Acting Manager of Corporate Communications, Patricia De Sario, Town Solicitor, Michael de Rond, Town Clerk, Ishita Soneji, Council/Committee Coordinator

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This meeting was held electronically as per Section 20.1 of the Town's Procedure By-law No. 6228-19, as amended, due to the COVID-19 State of Emergency.

The Chair called the meeting to order at 7 p.m.

A moment of silence was observed in honour of National Day of Mourning.

Council consented to recess the meeting at 8:25 p.m. and reconvened the meeting at 8:33 p.m.

Mayor Mrakas relinquished the chair to Deputy Mayor Kim at 9:56 p.m. during the consideration of Motion (a) and resumed the chair at 10:02 p.m.

Council consented to extend the hour past 10:30 p.m.

## 1. Approval of the Agenda

**Moved by Councillor Humfryes**  
**Seconded by Councillor Gilliland**

That the agenda as circulated by Legislative Services, including the following additional item, be approved:

- Delegation (a) Mitch McGuire, Resident; Re: Item R2 – PDS20-012 – Application for Zoning By-law Amendment, Starlight Investments, 145 and 147 Wellington Street West, Part of Lot 28, Plan 264, File Number: ZBA-2018-01

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

## 2. Declarations of Pecuniary Interest and General Nature Thereof

There were no declarations of pecuniary interest under the *Municipal Conflict of Interest Act, R.S.O. 1990, c. M.50*.

## 3. Delegations

### (a) Mitch McGuire, Resident

**Re: Item R2 – PDS20-012 – Application for Zoning By-law Amendment,  
Starlight Investments, 145 and 147 Wellington Street West, Part of  
Lot 28, Plan 264, File Number: ZBA-2018-01**

Mr. McGuire provided a summary of parking concerns and spoke to the proposed on-site parking supply for tenants and visitors based on the parking survey from the developer. He expressed concern regarding the proposed parking ratio noting that either retaining the current parking ratio or decreasing the number of townhouses would alleviate the concerns regarding sufficient parking.

**Moved by Councillor Gaertner**  
**Seconded by Councillor Thompson**

That the comments of the delegation be received and referred to Item R2.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfries, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

#### **4. Consent Agenda**

**Moved by Councillor Gilliland  
Seconded by Councillor Thompson**

That the following Consent Agenda items, C1 to C5 inclusive, be approved:

##### **C1. Council Meeting Minutes of February 25, 2020**

1. That the Council meeting minutes of February 25, 2020, be adopted as circulated.

##### **C2. Special Meeting of Council Minutes of March 31, 2020**

1. That the Special Meeting of Council meeting minutes of March 31, 2020, be adopted as circulated.

##### **C3. Council Closed Session Public Minutes of March 3, 2020**

1. That the Council Closed Session Public minutes of March 3, 2020, be adopted as circulated.

##### **C4. Council Public Planning Meeting Minutes of February 11, 2020**

1. That the Council Public Planning meeting minutes of February 11, 2020, be adopted as circulated.

##### **C5. Council Public Planning Meeting Minutes of March 10, 2020**

1. That the Council Public Planning meeting minutes of March 10, 2020, be adopted as circulated.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
   Humfryes, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

## 5. Standing Committee Reports

### S1. General Committee Meeting Report of April 14, 2020

**Moved by Councillor Gilliland**  
**Seconded by Councillor Thompson**

1. That the General Committee meeting report of April 14, 2020, be received and the recommendations carried by the Committee approved, with the exception of sub-item R1, which was discussed and voted on separately as recorded below.

**On a recorded vote the motion**  
**Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
   Humfryes, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

### **(A1) Accessibility Advisory Committee Meeting Minutes of February 12, 2020**

1. That the Accessibility Advisory Committee meeting minutes of February 12, 2020, be received for information.

**Carried**

### **(A2) Community Advisory Committee Meeting Minutes of February 20, 2020**

1. That the Community Advisory Committee meeting minutes of February 20, 2020, be received for information.

**Carried**

### **(A3) Finance Advisory Committee Meeting Minutes of March 10, 2020**

1. That the Finance Advisory Committee meeting minutes of March 10, 2020, be received for information.

**Carried**

**(A4) Accessibility Advisory Committee Meeting Minutes of March 11, 2020**

1. That the Accessibility Advisory Committee meeting minutes of March 11, 2020, be received for information.

**Carried**

**(R1) OPS20-006 – 276 and 310 Hartwell Way – Non-Programmed Park Design**

**Moved by Councillor Thompson  
Seconded by Councillor Kim**

1. That Report No. OPS20-006 be received; and
2. That staff be directed to go out for public consultation on the two proposed park concept plans prior to approval.

**On a recorded vote the motion**

**Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfries, Kim, and Thompson, Mayor  
Mrakas

Voting Nays: None

**(R2) CMS20-011 – Request for Information Re: Construction and Operation of an Indoor Baseball Training Facility on the Hallmark Lands**

1. That Report No. CMS20-011 be received; and
2. That Director of Community Services be authorized to issue a Request for Information regarding the construction and operation of an indoor multipurpose facility on the Hallmark Lands.

**Carried**

**(R3) PDS20-021 – Application for Site Plan Approval, Whitwell Developments Ltd., 157 First Commerce Drive, Part of Block 2, Plan 65M3819, Parts 1-9, RP 65R31257, File Number: SP-2019-04**

1. That Report No. PDS20-021 be received; and
2. That Site Plan Application File SP-2019-04 (Whitwell Developments Ltd.), to permit a one-storey daycare facility, be approved in principle.

**Carried**

**(R4) CS20-005 – Regional Council Composition Review**

1. That Report No. CS20-005 be received; and
2. That the Town of Aurora Council does not consent to an additional member of the Regional Municipality of York Council for the City of Vaughan; and
3. That the Town Clerk be directed to circulate the Town's decision to York Region and all York Region Municipalities.

**Carried**

**(R5) FIN20-009 – 2021 Budget Process and Timeline**

1. That Report No. FIN20-009 be received; and
2. That the changes to the budget process and format be approved; and
3. That the proposed budget timeline as detailed in Table 1, be approved.

**Carried**

**(R6) FIN20-005 – Administrative Changes to Development Charges under Bill 108 and Bill 138**

1. That Report No. FIN20-005 be received; and
2. That authority be delegated to the Treasurer to administer the charging of interest and setting of the rate pursuant to sections 26.1 and 26.2 of the *Development Charges Act, 1997*; and
3. That a new development charge Administration Fee be approved for the processing and management of the requirements of Bills 108 and 138 to date.

**Carried**

## **6. Consideration of Items Requiring Discussion (Regular Agenda)**

Council consented to consider Item R2 prior to the consideration of Item S1(R1).

### **R1. FIN20-011 – COVID-19 Financial Impact Forecast**

Ms. Rachel Wainwright-van Kessel presented an overview of the financial impacts on the Town due to the COVID-19 pandemic including a month-by-month breakdown of the estimated tax levy operating deficit, impact from deferring the 2020 water, wastewater and storm water rate increases, and outlined the effects on capital asset management. She provided details on the financial measures put in place thus far and noted that staff will continue to monitor the ongoing impacts from the COVID-19 pandemic and report back to Council on a regular basis.

#### **Main motion**

**Moved by Councillor Humfryes**

**Seconded by Councillor Kim**

1. That Report No. FIN20-011 be received for information.

#### **Amendment No. 1**

**Moved by Councillor Thompson**

**Seconded by Councillor Kim**

That the main motion be amended by adding the following clauses:

“That a copy of this report be sent to the Aurora Public Library, Aurora Historical Society, Aurora Cultural Centre, Aurora Sports Hall of Fame and the Joint Council Committee for Central York Fire Services; and

That a request be made to these organizations to do what they can to reduce expenditures and engage in discussions with the Town on how they may be able to assist in balancing the Town’s potential operating budget deficit.”

**On a recorded vote the motion**

**Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor  
Mrakas

Voting Nays: None

**Amendment No. 2**  
**Moved by Councillor Gallo**  
**Seconded by Councillor Gaertner**

That the main motion be amended by adding the following clause:

“That the retail water rate, retail wastewater rate, storm flat rate – residential, and storm flat rate – non-residential, be reverted back to the revised break-even rate until the end of June 2020.”

**On a recorded vote the motion**  
**Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfries, Kim, and Thompson, Mayor  
Mrakas  
Voting Nays: None

**Main motion as amended**  
**Moved by Councillor Humfries**  
**Seconded by Councillor Kim**

1. That Report No. FIN20-011 be received; and
2. That a copy of this report be sent to the Aurora Public Library, Aurora Historical Society, Aurora Cultural Centre, Aurora Sports Hall of Fame and the Joint Council Committee for Central York Fire Services; and
3. That a request be made to these organizations to do what they can to reduce expenditures and engage in discussions with the Town on how they may be able to assist in balancing the Town’s potential operating budget deficit; and
4. That the retail water rate, retail wastewater rate, storm flat rate – residential, and storm flat rate – non-residential, be reverted back to the revised break-even rate until the end of June 2020.

**On a recorded vote the motion**  
**Carried**



3. That the application does not maintain current parking rate standard and nor does it address the concerns raised by Council.

**On a recorded vote the motion was  
Defeated**

Yeas: 3      Nays: 4

Voting Yeas: Councillors Gaertner, Humfryes, and  
Thompson

Voting Nays: Councillors Gilliland, Gallo, Kim, and Mayor  
Mrakas

**Motion to waive procedure and reconsider**

**Moved by Councillor Gaertner**

**Seconded by Councillor Thompson**

1. That the timing and notice provisions in Section 45 of the Procedure By-law 6228-19, as amended, be waived to permit a motion to reconsider; and
2. That the Zoning By-law Amendment application for 145 and 147 Wellington Street West be reconsidered (Main motion No. 1), requiring a vote in the affirmative of two-thirds majority of the members present.

**On a recorded vote the motion was  
Defeated (did not receive two-thirds majority vote)**

Yeas: 4      Nays: 3

Voting Yeas: Councillors Gallo, Gaertner, Humfryes, and  
Mayor Mrakas

Voting Nays: Councillors Gilliland, Kim, and Thompson

**Main motion No. 3**

**Moved by Councillor Gilliland**

**Seconded by Councillor Humfryes**

1. That Report No. PDS20-012 be received.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas

Voting Nays: None

## 7. Motions

### (a) Mayor Mrakas

**Re: Financial Support of the Aurora Cares Community Action Team**

**Moved by Mayor Mrakas**

**Seconded by Councillor Humfryes**

Whereas the COVID-19 pandemic will have a significant impact on the most vulnerable and at risk in our community; and

Whereas the Aurora Cares Community Action Team has recently been created to assess the needs of the most vulnerable and at risk in our community and help fill in the gaps where needed; and

Whereas the Aurora Mayor's Charity Golf Classic fund's balance of \$59,286 is sufficient to accommodate a \$25,000 contribution to the Aurora Cares Community Action Team;

1. Now Therefore Be it Hereby Resolved That \$25,000 be transferred from the Aurora Mayor's Charity Golf Classic Fund to the Aurora Cares Community Action Team in support of its identified initiatives; and
2. Be It Further Resolved That the Aurora Cares Community Action Team report back to Council on its results achieved from these transferred monies.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas

Voting Nays: None

## 8. Regional Report

**York Regional Council Highlights – February 27, 2020 and April 2, 2020**

**Moved by Councillor Humfryes**

**Seconded by Councillor Kim**

That the Regional Report of February 27, 2020 and April 2, 2020 be received for information.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

## **9. New Business**

### **New Business Motion No. 1**

**Moved by Councillor Gilliland  
Seconded by Councillor Humfryes**

That the timing and notice provisions in Section 45 of the Procedure By-law 6228-19, as amended, be waived to permit a motion to reconsider, requiring a vote in the affirmative of two-thirds majority of the members present.

**On a recorded vote the motion  
Carried**

Yeas: 7      Nays: 0  
Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas  
Voting Nays: None

### **New Business Motion No. 2**

**Motion to reconsider  
Moved by Councillor Gallo  
Seconded by Councillor Humfryes**

That the motion to deny the Zoning By-law Amendment application for 145 and 147 Wellington Street West be reconsidered (Main motion No. 2), requiring a vote in the affirmative of two-thirds majority of the members present.

**On a recorded vote the motion was  
Defeated (did not receive two-thirds majority vote)**

Yeas: 3      Nays: 4  
Voting Yeas: Councillors Gallo, Gaertner, and Humfryes  
Voting Nays: Councillors Gilliland, Kim, Thompson, and  
Mayor Mrakas

Councillor Gilliland announced the formation of an Arts and Culture working group noting that its first meeting is forthcoming.

Councillor Gilliland extended her appreciation to staff for partnering with **earthday.ca** to promote Earth Day 2020.

Councillor Gilliland expressed concerns regarding excessive litter around Town and inquired about the possibility of exploring more options beyond community cleanup, and staff provided a response.

Councillor Gilliland offered her condolences to the families of those deceased due to COVID-19.

Councillor Gallo referred to Town of Georgina's Emergency Response Benefit to support local businesses and inquired about the possibility of offering similar options for local businesses in Aurora, and staff provided a response.

Councillor Gallo offered his condolences to the family of Jan Freedman who recently passed away. Jan was the Vice President of the Aurora Seniors Centre and a board member of the Aurora Public Library and Aurora Farmers Market.

Councillor Gaertner noted that in honour of National Day of Mourning, a worker memorial is permanently displayed in the main mezzanine at the York Mills subway station.

Councillor Humfryes extended a reminder to all members of public to follow the social distancing guidelines and adhere to the municipal regulations with respect to public space closures around Town due to the COVID-19 pandemic.

Councillor Humfryes requested that information regarding closures and all COVID related updates from Town be refreshed and re-circulated, and staff agreed to follow up.

Councillor Humfryes announced that the Aurora Farmers Market and Artisan Fair opening day will be on May 23, 2020 and further information regarding the event will be forthcoming.

Councillor Gallo inquired about decisions made under delegated authority since declaring a state of emergency, and staff provided a response noting a report would be brought forward in May 2020.

Councillor Gilliland sought clarification on which trails are open during the state of emergency and requested that the information be updated on the Town's website.

Mayor Mrakas offered his condolences to the families of those deceased due to COVID-19.

Mayor Mrakas extended his appreciation to all essential workers, volunteers, and local businesses providing support to the Aurora community during the pandemic.

## 10. By-laws

**Moved by Councillor Thompson**

**Seconded by Councillor Kim**

That the following by-laws be enacted, with the amendment that all rates in Schedule A of By-law (a) be reverted to the revised break-even rate until the end of June 2020:

- (a) **By-law Number 6250-20** Being a By-law to amend Municipal Waterworks Distribution By-law Number 3305-91, as amended.
- (b) **By-law Number 6251-20** Being a By-law to amend Parking and Traffic Control By-law Number 4574.04T, as amended and erect stop signs at the intersection John West Way and Amberhill Way.
- (c) **By-law Number 6252-20** Being a By-law to establish lands on Plan 65M-4424 as highways – TACC Developments (Aurora) Inc. – Phase 1.
- (d) **By-law Number 6253-20** Being a By-law to assume highways on Plan 65M-4424 for public use – TACC Developments (Aurora) Inc. – Phase 1.

**On a recorded vote the motion**

**Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfries, Kim, and Thompson, Mayor Mrakas

Voting Nays: None

## 11. Closed Session

None

## 12. Confirming By-law

**Moved by Councillor Thompson**  
**Seconded by Councillor Gilliland**

That the following confirming by-law be enacted:

**By-law Number 6254-20** Being a By-law to Confirm Actions by Council  
Resulting from a Council Meeting on April 28, 2020.

**On a recorded vote the motion**  
**Carried**

Yeas: 7      Nays: 0

Voting Yeas: Councillors Gaertner, Gallo, Gilliland,  
Humfryes, Kim, and Thompson, Mayor Mrakas

Voting Nays: None

## 13. Adjournment

**Moved by Councillor Kim**  
**Seconded by Councillor Gilliland**

That the meeting be adjourned at 10:46 p.m.

**Carried**

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**Tom Mrakas, Mayor**

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**Michael de Rond, Town Clerk**