

MINUTES

REGULAR COUNCIL MEETING

CITY OF KANATA

TUESDAY, JUNE 13, 2000

7:00 p.m. Council Chambers

PRESENT

L. Mitchell	Acting Mayor
S.E. McKee	Councillor
R. Rutkowski	Councillor
P. Cripps	Councillor

ABSENT

Mayor M. Nicholds (Vacation)

STAFF

J. Robison	City Manager
R. Ottenhof	Deputy City Manager/City Treasurer
D. Krajaefski	Director of Planning & Development
R. Baker	Director of Community and Recreation
G. Kemp	Director, Protective Services/Fire Chief
B. Arthur	Director of Public Works/City Engineer
L. Donaldson	Acting City Clerk
W. Morris	Planner, Planning and Development
R. MacInnis	Planner, Planning and Development
L. Sweet-Lindsay	Planner, Planning and Development
P. Hall	Acting Administrative Officer

The meeting was called to order at 7:00 p.m.

- **PRAYER**

Acting Mayor Lance Mitchell opened the meeting with a prayer.

- **ADDITIONS/DELETIONS**

209. MOVED by S. McKee and SECONDED by R. Rutkowski

THAT the Rules of Procedure be waived to permit the following additions/deletions to this evening's Agenda:

ADD: UNDER CORRESPONDENCE:

L.3 Correspondence regarding street name change - Flamborough Way, dated June 9, 2000 from Hughes and Quinn, Solicitors

UNDER BY-LAWS:

Q.6 By-law No. Being a By-law to authorize the temporary closing of a highway for a recreational purpose, Springwater Drive from Inwood Drive to Moresby Drive, Saturday June 17, 2000 for a Community Street Party

CARRIED

- **DECLARATIONS OF INTEREST**

A. QUESTION PERIOD - 5 MINUTES

Mr. Peter McNichol, President of Katimavik-Hazeldean Community Association spoke about the fact that this Council meeting was not included on the Public Calendar published in the Kanata Standard Courier. Acting Mayor Mitchell responded that this oversight has been duly noted.

Mr. Mik Svilans, resident, asked why he did not have an address yet. He stated that on April 4th of this year, there was a Council meeting changing Richardson Side Road to Kenins Crescent. He continued by saying that staff undertook to notify residents of the new street numbers by the Friday following that meeting. Mr. Svilans also stated that had a conversation with the Director of Planning subsequent to that meeting promising that residents would be notified, and so far he has not received any official notification. He also stated that he noticed that the street sign has been changed today and he stated that he was aware that construction and other services have been circulated with draft plans for numbering since January and that they have also been officially notified of the address change by letter. He went on to say that he had received draft plans with street numbering from Mr. Mike Russett, Planner, on April 10th, which he had returned with comments and given suggested revisions and a diagram on April 13th, and no reply from staff has been received as yet.

Mr. Krajaefski was not aware of the facts Mr. Svilans was speaking about, however, he stated that he would look into it tomorrow. He stated that he did ask Mr. Russett this afternoon if he had sent a letter to the residents concerning Richardson Side Road which is now Kenins Crescent and Mr. Russett confirmed that he had communicated to the three property owners shortly after the Council meeting, which Mr. Krajaefski assumed was the April 10th letter mentioned earlier. He promised to get back to Mr. Svilans by the end of the week with an answer.

There being no more questions, Acting Mayor Mitchell declared Question Period CLOSED.

B. CONFIRMATION OF MINUTES

210. MOVED by P. Cripps and SECONDED by S. McKee

THAT the minutes of the Regular Council meeting of June 6, 2000, be adopted.

CARRIED

C. RATIFICATION OF DECISIONS

211. MOVED by R. Rutkowski and SECONDED by P. Cripps

THAT the decisions taken in the Committee of the Whole meeting of June 6, 2000, be adopted.

CARRIED

D. PRESENTATIONS/DEPUTATIONS**E. PUBLIC MEETINGS**

Mr. Krajaefski gave a brief outline of the protocol to be followed for public meetings. He went on to say that for the first part of the public meeting one of the planners would explain the background and rationale of what is

before Council tonight and for which staff are seeking input on. Following this the Chair will ask for public input either in support or opposition to the proposed change. When there are no further comments from the public, the Chair will declare the public meeting CLOSED. Later on in the meeting, Council will review the individual staff reports dealing with those applications amongst themselves and then a decision will be made.

1. PUBLIC MEETING - Street Name Change, Part of Klondike Road to Halton Terrace (Report 101-06-100)

Mr. Dave Krajaefski, Director of Planning and Development Services Group, stated that this is a Public Meeting as required under the Municipal Act with respect to a street name change.

Using display boards, Mr. Krajaefski gave a presentation and was available to answer questions on this report. He stated that this public meeting deals with a proposed street name change in Morgan's Grant and he added that there was some history on it. He stated that the subdivision has been in process since 1987 and there is an existing road named Klondike Road which has been there since the road has existed. Klondike Road goes both east and west of March Road and presently ends at Second Line Road. He continued by saying that when Morgan's Grant subdivision came on, the proposal was to subdivide around the road. When Great Gulf Homes began subdividing in late 1980's, they proposed a change in the road pattern, which involved the existing Klondike Road. He demonstrated on a map where the original Klondike Road and, as they subdivided, a new road was created coming off the Goulbourn Forced Road by Morgan's Grant Park which was going to come in and curve up and around into the old Klondike Road and the other part of Klondike Road was going to "T" in. He continued by saying that now Minto have a different plan for subdividing which has been the subject of community consultation and has been approved by Council would now have the new part of Klondike Road, which has about 25 homes on it today, coming into a "T" intersection. He stated that this means that the old Klondike Road stays the same as it was, and the new part of Klondike Road would be renamed to Halton Terrace to avoid confusion. He continued by saying that Halton Terrace was a street name that was consistent with the street name theme currently in that part of the community, which is names of towns in Scotland, Northern England and Ireland and the Region has been consulted to ensure there is no duplication.

Acting Mayor Mitchell declared the public meeting OPEN.

Mr. Jim Roots, resident of Goulbourn Forced Road for one year, stated that he supported a name change, but would prefer to see another name considered. He stated that he contacted staff six months ago, in November or December last year, asking how he would go about requesting a name change of some of the streets. He stated that he did receive a reply and followed up with correspondence in January or February of this year and was told he would receive further information, but he did not receive it. He said that he made 3 follow-up requests, which still were not responded to. He stated that one of the reasons he is proud to live in Kanata was because of the tradition of naming roads after famous Canadians. He continued by saying that his reason for the street names he was proposing for both the Klondike Road and the Goulbourn Forced Road, as well as two new roads in the new development area, was to honour deaf Canadians. The suggested names he gave were David Peacock Way, Eleanor McPeak Avenue, Howard Lloyd Avenue and Dorothy Bahm Crescent. He went on to describe the history and achievements of these people in regards to the deaf community. He said he would like to see Kanata be the first municipality to recognize famous

deaf Canadians, which was the reason for him coming to Council tonight.

Mr. Neil Thurston, one of the 8 residents of Goulbourn Forced Road affected by the name change. He asked if Council would consider a motion that would see the City compensate residents for the name change as Minto is doing for the people on Klondike Road.

There being no further comments from the public, Acting Mayor Mitchell declared the public meeting CLOSED.

2. PUBLIC MEETING - Street Name Change, Part of Goulbourn Forced Road Between Terry Fox Drive and Klondike Road, to Flamborough Way, South March Community (Report 102-06-00)
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Mr. Dave Krajaefski, Director of Planning and Development Services Group, stated that this is a Public Meeting as required under the Municipal Act with respect to a street name change.

Using display boards, Mr. Krajaefski gave a presentation and answered questions on this report. Mr. Krajaefski stated that Goulbourn Forced Road has existed for a long time in Kanata. He continued by saying that the road is obviously changing in character since its beginning and in 1987 when Great Gulf Homes got draft approval of the subdivision, one of the conditions of approval was that Goulbourn Forced Road be renamed to Goulbourn Road, that never happened. He stated that the Region has informed us of a duplication as there is already a Goulbourn Avenue in Ottawa. He stated that there are other segments of Goulbourn Forced Road which someday will be discontinued, the part of the road where it turns to gravel, south of Terry Fox Drive and makes its way through the Monk Woods, that road will become a pathway or a cycle path at some point. He stated that a new road is proposed in our Official Plan to go along the edge of the woods and take traffic around the wooded area up to Terry Fox Drive and out to March Road. He stated that the proposed name of Flamborough is consistent with the street name theme in this area and the Region has confirmed there is no duplication elsewhere in Ottawa.

Acting Mayor Mitchell declared the public meeting OPEN.

There being no comments from the public, Acting Mayor Mitchell declared the public meeting CLOSED.

3. PUBLIC MEETING - Actum Limited, Proposed Amendment to Zoning By-law 140-93 to Add a Variety of Industrial Uses, 26 Edgewater Street, Hazeldean Industrial Park (Report 094-06-00)
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A replacement for page H-1.2 was distributed before the Council meeting began.

Ms. Roxane MacInnis stated that if a person or public body that files an appeal to a decision of the City of Kanata in respect of the proposed amendment being heard at this meeting, does not make an oral submission at this public meeting or does not make written submissions to the City of Kanata before the proposed zoning by-law amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal(s).

Ms. MacInnis stated that notice of this Public Meeting was published in the May 19, 2000 edition of the Kanata Courier Standard.

Ms. MacInnis, using display boards and an overhead projector, gave a presentation and was available to answer questions on this report. She stated that this zoning by-law amendment would assign the same zoning on the subject property at 26 Edgewater Street as that which was applied to the property at 30 Edgewater Street in 1998. She stated that these will now be developed as one continuous property, therefore, they both require the same zoning. She also stated that the application is for one single storey, multi-tenant office building and also there will be two free standing buildings as well. Ms. MacInnis stated that the current zoning allows for a variety of industrial uses and some commercial uses and the proposed zoning would add a number of uses which are much more residential friendly as it abuts the Katimavik-Hazeldean community. She went on to state the uses that will be added as outlined in her report on page H-1.2. She stated that there are a variety of parking centres associated with this that go from 1 per 20 square metres to a total of 1 per 90 square metres.

Acting Mayor Mitchell declared the Public Meeting OPEN.

Mr. Peter McNichol, President, Katimavik-Hazeldean Community Association, stated that they had only one concern about the zoning by-law amendment and that was to keep this as a low traffic site, not for restaurants, etc. He added that he would be back to speak to the site plan later on in the meeting.

Mr. Chris Nolan, owner of 29 and 33 Young Road, which backs on to this property, had some concerns about the buffer zone. He was asked to address this concern later on in the meeting during the site plan portion of the meeting.

There being no further comments from the public, Acting Mayor Mitchell declared the Public Meeting CLOSED.

4. PUBLIC MEETING - Signature Ridge Developments Inc., Proposed Amendment to Zoning By-law 167-93 to Permit Semi-detached Dwelling Units on Private Streets and Fully-detached Dwellings as Additional Uses in Area Enclosed by Goldridge Drive, Heritage Hills Subdivision, Marchwood Community (Report 099-06-00)

Ms. Louise Sweet-Lindsay stated that if a person or public body that files an appeal to a decision of the City of Kanata in respect of the proposed amendment being heard at this meeting, does not make an oral submission at this public meeting or does not make written submissions to the City of Kanata before the proposed zoning by-law amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal(s).

Using an overhead projector, Ms. Sweet-Lindsay gave a presentation on this report and was available to answer questions. Ms. Sweet-Lindsay stated that the City had received an application from Signature Ridge Developments Corp. to amend a empty parcel of land in their Heritage Hills Subdivision. She stated that the subject lands are referred to as the Central Plateau Lands which are located in an upper plateau area, surrounded by an existing eastern leg of Goldridge Drive and she pointed out the proposed western leg of Goldridge Drive. She went on to say that to the north is a proposed school site and Goldridge Park and immediately to the east are 8 single family homes which front on Afton Place. She went on to describe the surrounding Heritage Hills subdivision and the uniqueness of the plateau area. She stated that the current zoning permits town houses and apartments and that the proposed amendment would be to add an additional use, that of semi-detached dwellings. She

went on to say that the applicant wants to develop an active life-style seniors retirement community of 133 linked bungalow and town house units. She went on to say the development is proposed on a network of private streets and she also stated that staff and the developer had worked together to come up with the best solution to preserve the uniqueness and natural environment of this particular area. She stated that the application was circulated to all external and internal agencies, as well as being presented to the Kanata Lakes Community Association and that there were subsequent meetings held by staff with residents on Afton Place to discuss and satisfy their concerns with this development.

Acting Mayor Mitchell declared the Public Meeting OPEN.

Mr. Andy Crighton, resident of Afton Place, stated that he did not feel the concerns of the residents have been addressed by Phoenix and they are far from agreeing to this plan. He added that he felt misleading information was provided to the residents by Phoenix due to the fact that residents were under the impression that the majority of this land would be left untouched.

Mr. Robert Conrad, resident of Afton Place, wanted to reiterate what Mr. Crighton had said. He spoke about the information he was given about the rock formations when he purchased this property, which he was told were very deep and extensive, and too costly to remove and, therefore, that the land would be left in its natural state. He went on to say that now the last plan that was seen from Phoenix, the buildings would be abutting the properties on Afton Place, and, therefore, it was felt that the developer had not acted in good faith to keep their promises.

There being no further comments from the public, Acting Mayor Mitchell declared the Public Meeting CLOSED.

5. PUBLIC MEETING - Proposed Amendment to Kanata's Official Plan and Zoning By-law to Permit the Development of Fully Detached Dwelling Units, Southwest Corner of Goulbourn Forced Road and Klondike Road, South March Community, Minto Land Development Corporation (Report 100-06-00)

Mr. Wayne Morris noted that if a person or public body that files an appeal to a decision of the City of Kanata in respect of the proposed amendments being heard at this meeting, does not make an oral submission at this public meeting or does not make written

submissions to the City of Kanata before the proposed official plan amendment and zoning by-law(s) are adopted, the Ontario Municipal Board may dismiss all or part of the appeal(s).

Mr. Morris, using an overhead projector, gave a presentation on this report and was available to answer questions. Mr. Morris stated that approximately 6-8 months ago Minto submitted a zoning by-law and official plan amendment on the subject lands which are unique. He identified where the lands are on the overhead map. He stated that a large portion of the lands are currently owned by the City of Kanata and we are in the process of transferring these lands to Minto for an equal exchange of 13 acres of land that the City will acquire along March Road which abuts the old Town Hall site. He stated that the two applications that are before Council tonight are the official plan and zoning by-law amendment and they apply generally to the same area, he also identified the Phase 5B lands on the overhead map, that will be coming before Council in the next couple of months. He stated that the zoning by-law amendment before Council tonight applies to the entire parcel of land and the official plan amendment applies to lands in the middle, the difference being 5 lots which do not require an official plan amendment. Minto is requesting, by way of this official plan amendment, to develop fully detached dwellings on the subject lands. He stated that when Minto initially submitted the application, staff were somewhat concerned that there would be a loss of multiple-attached units, 30% of the dwelling units is the percentage which is set out as policy in the official plan for this area. Minto has since developed a revision to their concept plan and they have identified future multiple-attached developments along Klondike Road and the new Klondike Road, three sites in total. He stated that on the subject lands there would be about 70 multiple-attached dwellings and with the other proposed sites, there would be a total of approximately 125 multiple-attached dwellings. He went on to describe other aspects of the zoning by-law amendment. He stated that all agencies and the community association have been circulated with these applications.

Acting Mayor Mitchell declared this Public Meeting OPEN.

Mr. Jim Roots, resident, stated that he lives almost next door to where this development is going up, and he spoke about his concern for a community centre and lack of other recreational areas in and around this development. Mr. Morris stated that the 13 acres that the City will acquire is envisioned as a small Walter Baker Park with sports fields, etc. and there is another park designated in the official plan which would include a soccer pitch and baseball diamond and adjacent to the school is a tennis court and soccer pitch and this is where a rink would go in the future. Mary Jarvis, Planner, Minto stated that she was in support of the staff's recommendation and that she was available to answer any questions.

There being no further comments from the public, Acting Mayor Mitchell declared this Public Meeting CLOSED.

- **COMMITTEE OF THE WHOLE**

212. MOVED by P. Cripps and SECONDED by S. McKee

THAT Council move into Committee of the Whole to deal with Special Committees, Reports of Municipal Officers and Notices of Motion.

CARRIED

Committee of the Whole Chairperson - Councillor R. Rutkowski

F. **MATTERS TABLED/DEFERRED**

G. SPECIAL COMMITTEES

REPORTS OF MUNICIPAL OFFICERS

H. REGULAR REPORT AGENDA

1. 094-06-00 Public Meeting, Actum Limited, Proposed Amendment to Zoning By-law 140-93 to Add a Variety of Industrial Uses, 26 Edgewater Street, Hazeldean Industrial Park

This report was presented by Roxane MacInnis earlier during the Public Meeting.

MOVED by P. Cripps

THAT the By-law which forms Attachment No. 5 to Report No. 094-06-00, being an Amendment to Zoning By-law 140-93 as it applies to the lands legally described as Part 1, Plan 5R-3161, Concession 12, Part Lot 30, former Township of Goulbourn, now in the City of Kanata, be listed for adoption on the June 20th, 2000 Council agenda.

CARRIED
(on a later recorded vote)

Councillor Mitchell asked for clarification of the definition for the added use, included on the replacement page handed out tonight, which is covered under the business park retail outlet definition. Ms. MacInnis gave a description of the provisions under this definition.

RECORDED VOTE

<u>NAME OF MEMBER OF COUNCIL</u>	<u>YEAS</u>	<u>NAYS</u>
Councillor McKee	X	
Councillor Rutkowski	X	
Councillor Cripps	X	
Councillor Mitchell	X	

CARRIED UNANIMOUSLY

2. 097-06-00 Actum Limited, Site Plan Approval of a 1 Storey, 6,129m2, Industrial Complex Consisting of 3 Buildings in 5 phases, 30 Edgewater Street, Hazeldean Industrial Park

Ms. MacInnis gave a presentation on this report and was available to answer questions. Mr. Peter McNichol, President of Katimavik-Hazeldean Community Association, spoke about concerns, which have been outlined in his e-mail, which is included in tonight's Council package. Mr. Chris Nolan, owner of 29 and 33 Young Road asked a question about a chain link fence on the back of the subject property and why it stops where it does. Mr. Grant Woolsey, Actum Ltd., was available to answer questions on this report.

MOVED by P. Cripps

- A. That the site plan application filed on April 7th, 2000 by Grant Woolsey of Actum Limited requesting the development of a 6129 m², one storey industrial complex on a 2.4 hectare parcel of land in the Hazeldean Industrial Park, legally known as Part 1 on plan 5R-3161

and Part 1 on plan 5R-1753, Part of Lot 30, Concession 12, Township of Goulbourn, now in the City of Kanata, be approved subject to the following conditions:

1. That approval of this site plan be conditional upon the zoning by-law amendment for 26 Edgewater Street being adopted and coming into full force and effect.
 2. That the Owner shall enter into a Site Plan Agreement with the City of Kanata and that the Standard Conditions of Site Plan Approval as outlined in Parts A and C of City Managers Report # 93-05-97, dated May 13, 1997 shall apply.
 3. That the Owner shall revise all required plans to the satisfaction of the Director of Planning and Development Services.
 4. That the Owner shall submit all fees, securities, and a certificate of insurance as determined by the Director of Planning and Development Services.
- B. That the following special conditions pertaining to the proposed development outlined in Recommendation A to CM Report #097-06-00 be included in the Site Plan Agreement between and the City of Kanata:
1. That a "Composite Utility Drawing" be prepared and circulated to all pertinent utility companies for confirmation of their approval prior to the approval of the drawing by the City of Kanata.
 2. That the owner agrees to install and maintain, in good repair, a manhole designed and constructed so as to allow observation, sampling and measurement of the flow of sanitary sewage therein. The structure is to be placed within the owners lands, in close proximity to the property line, adjacent to Edgewater Street to the satisfaction of R.M.O.C.
 3. That the owner agrees to undertake routine maintenance of the stormwater management facilities as outlined in the stormwater report.
 4. That the owner acknowledge any sanitary or storm drainage from the site must comply with the provisions of Section 5.2 of the Regional Regulatory Code.
 5. That the owner complete and submit a Waste Survey Report as required by Section 5.2.5 of the Regional Regulatory Code prior to discharge of sewage into the sewer system.
 6. That the owner acknowledge the disposal of transported liquid material to a sewage works is prohibited, except as permitted by Section 5.2.4 of the Regional Regulatory Code.
 7. That the owner agrees to prepare and implement an erosion and sediment control plan to the satisfaction of the City of Kanata, appropriate to the site conditions, prior to undertaking any site alterations (filling, grading, removal of vegetation, etc.) and during all phases of site preparation and construction in accordance with the current Best Management Practices for Erosion and Sediment Control.
 8. That the owner acknowledges in accordance with the Regional Regulatory Code, all existing services that will not be utilized, shall

be capped at the watermain by the Region. The owner shall be responsible for all applicable costs.

9. That the owner agrees to prepare and implement a Stormwater Site Management Plan to address run-off quantity and quality to the satisfaction of the City of Kanata, RMOC, and the MVC. Such Stormwater Site Management Plan shall be in accordance with the Stormwater Best Management Practices by the MOE.
10. That the owner shall note that the Ministry of Environment approval is required for any proposed on-site stormwater management facility to service this project. No construction on these works shall commence until the Owner has secured a Certificate of Approval from the Ministry of the Environment.
11. That the owner may be required to undertake an engineering analysis certified by a professional engineer, to ensure that the water supply meets municipal/regional standards. This analysis may be required because fire flow records indicate a flow of approximately 1200 IGPM at 20 PSI from the hydrant located on Edgewater Street. This test was performed in May 1999. This test reflects system conditions on the test date; however, there may be variations in flow and pressure depending on the time of day.
12. That if the owner chooses to develop the project in phases, then the extent of servicing, landscaping and securities for each phase shall be provided to the satisfaction of the City Engineer. The City of Kanata shall not be bound to issue building permits for each subsequent phase prior to receiving the required securities.
13. That the owner shall agree, if development of the site is to be, where disturbed, any undeveloped portion shall have 150mm of topsoil be placed on it and shall be hydro-seeded in accordance with City standards.
14. That the owner shall provide on-site pavement markings and traffic control signage for internal traffic circulation to the satisfaction of the City Engineer.
15. That all on-site HVAC units shall be adequately designed to ensure that sound levels on adjacent residential properties are maintained within the acceptable Ministry of Environment guidelines for outdoor living areas. Such designs shall be carried out to the satisfaction of the City Engineer.
16. That the owner submit a Site Lighting Design plan at the plan approval stage of development to the City Engineer for review and approval. The lighting is to be designed so as to prevent light glare and spillage onto adjacent properties.

17. That site lighting be directed downward so as to minimize spillage onto abutting properties and into the night sky in accordance with the principles established by the Royal Astronomical Society.
18. That the owner shall be responsible for executing an Electrical Distribution Agreement with the Kanata Hydro-Electric Commission incorporating such items and conditions as the Kanata Hydro-Electric Commission deems appropriate. The owner acknowledges that the Kanata Hydro Electric Commission will require the payment of funds to design the Electrical Distribution System and will further require the payment of funds prior to the purchase of any materials and prior to the installation of any part of the said system.
19. That the owner shall be responsible for all costs associated with the relocation/protection of existing Kanata Hydro facilities which may be affected by the development, particularly the installation of the new driveways to be constructed on Edgewater Street.
20. That the owner acknowledges that an Electrical Facilities Distribution Charge shall be assessed by the Commission, under the Development Charges Act, in an amount to be determined at the current Kanata Hydro rate in effect at the time of actual construction. The assessment shall be dependent upon the service entrance capacity requested by the applicant.
21. That the owner be responsible for the conveyance of easements over the lands to be occupied by the Commission's facilities which are required to supply electrical service to the proposed building.
22. That the owner will be responsible for the relocation of Rogers plant should it be necessary.
23. That the owner agrees to identify areas for snow storage on the site to the satisfaction of the City Engineer. If on-site snow storage is not possible, the owner shall agree to have it removed to an off-site facility.
24. That the owner provide garbage enclosures to be constructed of materials consistent with those of the main building to the satisfaction of the Director of Planning and Development Services.
25. That the owner agrees to take all reasonable measures to retain and preserve existing vegetation along the boundaries of the property to the satisfaction of the Director of Planning and Development Services.
26. That the owner shall supplement areas where screening is deemed to be insufficient with the neighbouring residential area with either new or transplanted trees and shrubs, to the satisfaction of the Director of Planning and Development Services.
27. That the owner agrees to replace any transplanted trees that fail or deemed to be unsatisfactory, with nursery stock to the satisfaction of the Director of Planning and Development Services.
28. That the owner agree to apply sod to all areas to be grassed with the exception of those areas indicated to be hydroseeded and , in the event of failure of the seed to take, the owner agrees to replace

it with nursery sod to the satisfaction of the Director of Planning and Development Services.

29. That the City reserves the right, once the existing vegetation has been removed to the limits indicated on the Landscape Plan, to assess the impact on adjacent residential lots and the owner agrees to take whatever remedial measures deemed appropriate by the Director of Planning and Development Services.

30. That the owner, as a condition of development, provide the City with a cash in lieu payment for parkland dedication on the recently acquired property, subject to verification of the value of the subject lands.

31. That the Architectural Design submission and exterior materials for the proposed building be approved as outlined in the City Manager's Report No.097-06-00.

LOST
(on a later recorded vote)

MOVED by P. Cripps

THAT Recommendation No. 26 be amended to read:

That the owner shall supplement areas where screening is deemed to be insufficient with the neighbouring residential area with either new or transplanted trees and shrubs and a continuous fence, to the satisfaction of the Director of Planning and Development Services."

CARRIED

Councillor Mitchell requested a recorded vote, which was now taken on the amended motion.

RECORDED VOTE

<u>NAME OF MEMBER OF COUNCIL</u>	<u>YEAS</u>	<u>NAYS</u>
Councillor McKee		X
Councillor Rutkowski	X	
Councillor Cripps	X	
Councillor Mitchell		X

LOST 2 TO 2

- 3. 099-06-00 Public Meeting, Signature Ridge Developments Inc., Proposed Amendment to Zoning By-law 167-93 to Permit Semi-detached Dwelling Units on Private Streets and Fully-detached Dwellings as additional Uses in an Area Enclosed by Goldridge Drive, Heritage Hills Subdivision, Marchwood Community

This report was presented by Louise Sweet-Lindsay earlier during the Public Meeting.

MOVED by S. McKee

THAT the By-law which forms Attachment No. 3 to Report 099-06-00, being an amendment to Zoning By-law 167-93 as it relates to Part of Block 27, Plan 4M-790 within the Heritage Hills subdivision of the Marchwood

Community, be listed for adoption on the June 20, 2000 agenda of City Council.

CARRIED
(on a later recorded vote)

Councillor Cripps asked a question about the need for double car garages at this location and whether any research had been done on this. Ms. Sweet-Lindsay stated that the double car garage was a request by the applicant. Ms. Sweet-Lindsay inquired whether the Councillor's concern was about snow storage and went on to say that the applicant will have to meet the site plan condition of 50% area being left for snow storage and she added that these lots have a wider frontage.

Councillor Cripps then spoke about the residents of Afton Place, and what could be built in this location if this zoning by-law amendment was not approved. Ms. Sweet-Lindsay responded that the current zoning allows for town homes and apartments with site plan approval. Councillor Cripps then questioned the Kanata Lakes Community Association's concerns and whether they were satisfied. Ms. Sweet-Lindsay stated that the applicant has agreed to have a 12m setback to address their concerns, which would be made up of a 6m open rear yard area adjacent to the unit and a 6m buffer area that would contain a lot of the existing vegetation and also some supplementary planting.

Councillor Cripps asked whether there was any way to protect the rock ridge, which was spoken about earlier by a resident from this area. Ms. Sweet-Lindsay stated that there is a significant rock area there and that we definitely want to protect it. The applicant has carried out some pre-engineering studies to look at how to preserve this rock area and by having the homes on the plateau set back 12m, this will help to ensure that the rocky area is preserved, however, she did state that there will have to be subsequent engineering work done to ensure it can all work.

Councillor McKee asked for reassurance whether the plateau would be staying. Ms. Sweet-Lindsay replied that the whole plateau will not be flattened, however, portions of it will have to be excavated to allow for the development of some of the units. Councillor McKee asked whether these units would be overlooking the residences on Afton Place. Ms. Sweet-Lindsay stated that the fact that these units are only one storey and that they are setback 12m from the rear lot line, there should be no problem with overlooking.

Councillor Mitchell asked when the Site Plan application would be coming before Council. Ms. Sweet-Lindsay responded that it would most likely be in early fall. Councillor Mitchell inquired about what opportunities existed in this area for higher density housing. Ms. Sweet-Lindsay spoke about the El-pine homes and also stated that there are opportunities further north of the development that will allow for town homes and that there should be sufficient opportunity for a variety in housing in this area, without seeing any highrise apartments.

RECORDED VOTE

<u>NAME OF MEMBER OF COUNCIL</u>	<u>YEAS</u>	<u>NAYS</u>
Councillor McKee	X	
Councillor Rutkowski	X	
Councillor Cripps	X	
Councillor Mitchell	X	

CARRIED UNANIMOUSLY

MOVED by P. Cripps

THAT the Rules of Procedure be waived to allow Items I.2 and I.3 on the Consent Agenda to be moved ahead of both Item H.4 on the Regular Report Agenda and I.1 on the Consent Agenda in order for Council to deal with them first.

CARRIED

I. CONSENT AGENDA ITEM

- I.2 101-06-00 Public Meeting, Street Name Change, Part of Klondike Road to Halton Terrace
-

A public meeting was held on these reports earlier in the meeting.

MOVED by P. Cripps

1. THAT Klondike Road on Plan 4M-744 be renamed Halton Terrace; and
2. THAT the By-law forming Attachment #1 to Report 101-06-00, be listed for adoption by Council on the June 20th agenda.

CARRIED
(on a later vote)

Councillor Mitchell asked how amenable the City was to the possibility of following through on Mr. Root's suggestion of having a new theme of famous deaf Canadian's for street naming in Kanata. Mr. Krajaefski apologized to Mr. Roots for lack of response to his letters for street name changes and he said that he would follow up on that and reply. He also stated that there are lots of opportunities in the City to establish new themes and there may be opportunities in Morgan's Grant, north of Klondike Road, as a new neighbourhood, as Kanata tends to use themes by neighbourhoods and there should also be opportunities in Kanata Lakes. He stated that Mr. Root's suggestion was an excellent one and, as it was the first time he had heard these names, the duplication issue would have to be verified, however, he agreed it definitely merits consideration and investigation by staff to see if we can accommodate this suggestion.

Councillor Mitchell inquired about the name of Klondike Park being changed as well as the name of the road. Mr. Krajaefski responded that it could well be that if the name of the street changes, the park could take the name of the school that is adjacent to it that is just being built, but he was unaware if the existing name was the final name for that park.

Councillor Cripps, Councillor McKee and Councillor Rutkowski all agreed that this suggestion ranked merit by recognizing these well deserving deaf Canadians and that they would support Planning staff looking into this

theme for the naming of streets in future subdivisions in Kanata. Councillor Rutkowski added that this was only a start and that there is many physically challenged people out there that could be recognized in this way and that direction should be given to the Transition Board by staff to ensure that this is followed through with when we become part of the new City of Ottawa.

3. 102-06-00 Public Meeting, Street Name Change, Part of Goulbourn Forced Road Between Terry Fox Drive and Klondike Road, to Flamborough Way, South March Community
-

MOVED by P. Cripps

1. THAT Goulbourn Forced Road between Terry Fox Drive and Klondike Road, being Part Lots 9 and 10, Concession 3 and Blocks 227, 228 and 299 on Plan 4M-625 in the City of Kanata, formerly Township of March, Regional Municipality of Ottawa-Carleton, be renamed Flamborough Way; and
2. THAT the By-law forming Attachment #1 to Report 102-06-00, be listed for adoption by Council on the June 20th agenda.

CARRIED
(on a later vote)

Referring to page 2 of this report, under financial considerations, Councillor Mitchell asked whether there were any plans for compensation for this street name change. Mr. Krajaefski stated that Minto is voluntarily offering compensation, but it is not a City policy to compensate for street name changes. Councillor Mitchell stated that it was his understanding that the Transition Board was promoting the principle of not compensating home owners or businesses for street name changes under the amalgamation and he asked if this was true. Mr. Gord Kemp said that this is still in the working stages and has not been adopted, but that it is one of the recommendations from the project team.

Councillor McKee asked if Goulbourn Forced Road would cease to exist in Kanata if we do this. Mr. Krajaefski replied that it would exist from Richardson Side Road north going towards Terry Fox Drive, but then veering to the west around Monk Woods. He added that this road will continue to exist, however, with the transition issue of a Goulbourn Road in Ottawa, it may not be able to continue to exist as Goulbourn Forced Road. Acting City Clerk, Larry Donaldson reminded Council about the piece of correspondence that was added to tonight's agenda as L.3 on this subject and which was duly noted by Council. Councillor McKee asked how many houses were affected by the street name change and Mr. Krajaefski responded that it was eight.

H. REGULAR REPORT AGENDA(CONT'D)

- 4. 100-06-00 Public Meeting, Proposed Amendment to Kanata’s Official Plan and Zoning By-law to Permit the Development of Fully-detached Dwelling Units, Southwest Corner of Goulbourn Forced Road and Klondike Road, South March Community, Minto Land Development Corporation

A public meeting was held on this report earlier in the evening.

MOVED by L. Mitchell

- 1. THAT the By-law which forms Attachment No. 5 to City Manager’s Report No. 100-06-00, being a By-law to adopt Amendment No. 54 to the Official Plan of the City of Kanata as it relates to part of Lot 10, Concession 3, formerly in the Township of March, now in the City of Kanata, generally located southwest of the Goulbourn Forced Road and Klondike Road intersection within the South March Community, be listed for adoption on the agenda of the 13th of June, 2000 meeting of Council; and
- 2. THAT the By-law which forms Attachment No. 6 to City Manager’s Report No. 100-06-00, being an Amendment to Zoning By-law 161-93, as it relates to part of Lot 10, Concession 3, formerly in the Township of March, now in the City of Kanata, generally located southwest of Goulbourn Forced Road and Klondike Road intersection within the South March Community, be listed for adoption on the agenda of the 13th of June, 2000 meeting of Council.

CARRIED
(on a later recorded vote)

Councillor Mitchell asked about the multiple-attached dwelling units that will be lost due to this redesignation in this area, and wanted to know how we could ensure or enforce that these units are made up elsewhere in the community. Mr. Morris stated that the City has requested, and Minto has submitted, a zoning by-law amendment application that we now have and will start to circulate to rezone those blocks as multiple-attached dwelling units and in 4-5 months Council should see the report in front of them to redesignate those sites for multiple-attached units.

Councillor Cripps had left the Council table and did not participate in this recorded vote.

RECORDED VOTE

<u>NAME OF MEMBER OF COUNCIL</u>	<u>YEAS</u>	<u>NAYS</u>
Councillor McKee	X	
Councillor Rutkowski	X	
Councillor Mitchell	X	

CARRIED

Councillor Cripps now returned to the Council table.

I. CONSENT AGENDA ITEM (CONT'D)

Councillor Rutkowski stated that an amendment to this report had been

handed to him this evening. The amendment affects the second last sentence under the Consultation Section and it should read "This will be topped by 75mm" and not 150mm.

Mr. Wayne Morris gave a presentation on this report and was available to answer questions. Mr. Wayne Jennings from Canderel, was also available to answer questions on this report.

MOVED by S. McKee

THAT the following Consent Agenda Item(s) be adopted by a consent motion:

- I.1 089-06-00 North Tech Campus Subdivision- Amendment to Subdivision Agreement, Sidewalk Type and Width, Kanata North Business Park, North Tech Land Development Inc.

THAT the Subdivision Agreement registered on March 30, 2000 as Instrument No. 1272455, known as Plan 4M-1075 between Northtech Land Development Inc. and the City of Kanata, be amended by revised the conditions as follows:

- 1. That Schedule "I" of the Subdivision Agreement be amended by deleting the reference to constructing concrete sidewalks on both sides of Innovation Drive and inserting the following in it's place.

"That the Owner agrees to construct a 3.0 metre wide asphalt sidewalk on the south side of Innovation Drive and a 2.0 metre wide asphalt sidewalk on the north side of Innovation Drive."

CARRIED

J. NOTICE OF MOTION

- COMMITTEE OF THE WHOLE RISES

MOVED by P. Cripps

THAT this Committee rise.

CARRIED

CORRESPONDENCE AND PETITIONS

K. REFERRALS

L. MOTIONS FOR DIRECTION

- 1. Fax dated June 6, 2000 from the Association of Municipalities of Ontario regarding Brockton Humanitarian Aid Begins

- 213. MOVED by R. Rutkowski and SECONDED by S. McKee

THAT Kanata City Council direct the City Treasurer and the Acting Mayor to forward a commitment of \$5,000.00 to the Relief Assistance Program and further that this Council direct the Acting Mayor to forward a challenge to other area municipalities to match the contribution on a per capita basis.

CARRIED

(with the following amendment)

The following amendment was made by Councillor Rutkowski to his previous motion:

THAT Kanata City Council direct the City Treasurer and the Acting Mayor to forward a letter of commitment of \$5,000.00 to the Relief Assistance Program, initiated by Barb Fisher at the Brockton Response Centre to be funded from the Working Reserve Fund and further that this Council direct the Acting Mayor to forward a challenge to other neighbouring municipalities to match the contribution on a per capita basis.

A vote was taken on the amended motion, and the motion was CARRIED.

2. Resolution adopted June 6, 2000 from Township of Ashfield Regarding Province-Wide Moratorium on Liquid Manure Facilities
-

214. MOVED by P. Cripps and SECONDED by S. McKee

THAT Council support and action this resolution.

CARRIED

3. Correspondence regarding street name change - Flamborough Way, dated June 9, 2000 from Hughes and Quinn, Solicitors
-

215. MOVED by P. Cripps and SECONDED by S. McKee

THAT correspondence regarding street name change - Flamborough Way, dated June 9, 2000 from Hughes and Quinn, Solicitors, be received and filed

CARRIED

N. COUNCILLORS ENQUIRIES

Councillor McKee asked about the incident at the Mlacak Centre last Friday. Mr. Rick Baker started by personally complementing staff on how quickly they reacted to this accident. He continued by saying that a major accident report is currently being compiled on this accident, which started about 11:30 a.m. on Friday, June 9th. He stated that a misdirected blasting occurred which punctured the main water line, and flooded the Mlacak Centre significantly. The areas affected were the arena floor, the library, the main floor and also the art gallery. He stated that staff have worked very diligently with the general contractors and also that the services of a company called Service Master were procured to come in and do a major clean up and sanitation of the property because of the pollutants that come along with the waterflow and we wanted to make sure the property was put back in its best condition. There have been a number of meetings with the insurance brokers to try to assess the final damage, however, a final tally is not yet available. Mr. John Goodman will be working with them on this. The responsibility for the payment of the final bill will be with the insurance of the contracting company that is liable for the damage. He reiterated again how quickly the staff acted to get the word out to our patrons that utilize this facility, who were either informed or moved, where possible, to another location. He stated that as of today people had started to move back into the facility and hopefully by the end of this week, except for the library and art gallery, should be in full operation again. The library and the art gallery have to be totally

recarpetted as well as returning and organizing all the books and he added that he did have some photographs that he would be willing to show Council following the meeting tonight.

Councillor Mitchell had two development related questions, one was concerning the Kanata South Business Park regarding the connecting road to Michael Copeland and he asked staff for a note on what the status of this road was. Secondly he talked about the Town Centre lands and the high tech uses in that area. He stated that he would like a note from staff on how soon that subdivision plan, with its types of proposed uses, would be coming to Council and would this be a relief for the next 6-18 months for industrial land use.

O. MOTION TO ADOPT DECISIONS/REPORTS & RELEVANT BY-LAWS

216. MOVED by P. Cripps and SECONDED by R. Rutkowski

THAT the following report(s) be adopted this evening:

1. 089-06-00 North Tech Campus Subdivision- Amendment to Subdivision Agreement, Sidewalk Type and Width, Kanata North Business Park, North Tech Land Development Inc.
2. 094-06-00 Public Meeting, Actum Limited, Proposed Amendment to Zoning By-law 140-93 to Add a Variety of Industrial Uses, 26 Edgewater Street, Hazeldean Industrial Park
3. 100-06-00 Public Meeting, Proposed Amendment to Kanata's Official Plan and Zoning By-law to Permit the Development of Fully-detached Dwelling Units, Southwest Corner of Goulbourn Forced Road and Klondike Road, South March Community, Minto Land Development Corporation

CARRIED

Q. BY-LAWS

217. MOVED by P. Cripps and SECONDED by S. McKee

THAT the following by-law(s) be and they are hereby ENACTED and PASSED:

1. By-law 68-00 Being a by-law to authorize the temporary closing of a highway for recreational purpose, Bannock Crescent, June 17, 2000 4:00pm-10:00pm .
2. By-law 69-00 Being a by-law to authorize the temporary closing of a highway for a recreational purpose, Springwater Drive, from Inwood Drive to Moresby Drive, June 17, 2000 from 3:00pm-12:00am.
3. By-law 70-00 Being a by-law to amend Fire Route By-law 90-89 Schedule "B", 100 Helmsdale Road (Report # 091-06-00- June 6, 2000)
4. By-law 71-00 Being a by-law to amend Zoning By-law 140-93 to add a variety of Industrial Uses, 26 Edgewater Street, Hazeldean Industrial Park (Report #094-06-00- June 13, 2000)
5. By-law 72-00 Being a by-law to amend Kanata's Official Plan and

Zoning By-law to permit the development of fully detached dwelling units , Southwest Corner of Goulbourn Forced Road and Klondike Road, South March Community, Minto Land Development Corporation (Report #100-06-00- June 13, 2000)

CARRIED

R. CONFIRMATION

218. MOVED by P. Cripps and SECONDED by R. Rutkowski

THAT By-law No. 73-00 to confirm the proceedings of the Regular Council meeting of June 13, 2000, be and it is hereby ENACTED and PASSED.

CARRIED

S. ADJOURNMENT

219. MOVED by S. McKee and SECONDED by P. Cripps

THAT this Regular meeting of Council does now adjourn until Tuesday, June 20, 2000 at 7:00 p.m. in the Council Chambers.

CARRIED

The meeting adjourned at 9:58 p.m.

L. Donaldson, Acting City Clerk

M. Nicholds, Mayor