



**The Corporation of the Township of King  
Council Meeting Agenda**

**Meeting #10  
Monday, June 17, 2024 at 6:00 p.m.  
Council Chambers  
2585 King Road, King City, ON**

To view the meeting, you may attend in-person or watch virtually at [king.ca/meetings](http://king.ca/meetings).

To submit written comments, email the Township Clerk at [clerks@king.ca](mailto:clerks@king.ca) by 12:00 p.m. (noon) on the day of the meeting. Comments will be circulated to Council and Staff prior to the meeting.

To speak to a staff report on the agenda in-person or virtually, pre-register with the Township Clerk at 905-833-4068 or email [clerks@king.ca](mailto:clerks@king.ca) by 12:00 p.m. (noon) on the day of the meeting.

Note: If you are pre-registering, you must indicate the item you wish to speak to, how you wish to participate (video, phone, or in-person), and provide your full name, address, telephone number, and speaking notes. Upon receipt of your registration, you will receive a confirmation email.

Comments addressed to Council are considered public information and noted in the public record.

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1. [Call to Order](#)

2. [Roll Call](#)

3. [Introduction of Addendum Items](#)

4. [Approval of Agenda](#)

Recommendation:

That the agenda for the June 17, 2024 Council Meeting as presented be approved.

5. [Declarations of Pecuniary Interest](#)

6. [Mayor's Comments](#)

7. [Adoption of Minutes](#)

Recommendation:

That the items listed under Section 7, Adoption of Minutes, on the June 17, 2024 Council Meeting Agenda all be approved and passed under consent.

7.1 [May 27, 2024 Working Session \(draft\)](#) 

Recommendation:

That the May 27, 2024 Council Working Session minutes be adopted.

7.2 [May 27, 2024 Council \(draft\)](#) 

Recommendation:

That the May 27, 2024 Council Meeting minutes be adopted.

7.3 [June 3, 2024 Council Public Planning \(draft\)](#) 

Recommendation:

That the June 3, 2024 Council Public Planning Meeting minutes be adopted.

8. [Presentations and Deputations](#)

8.1 [Mayor Pellegrini and Members of Council](#)

Re: Dr. Paul Randall - In Recognition of Over 40 Years of Health Care Service to the King Community

Recommendation:

That the presentation from Mayor Pellegrini and Members of Council be received for information.

8.2 [Altaf Stationwala, CEO, Mackenzie Health](#)

Re: Annual Update on Hospital Operations

Recommendation:

That the presentation from Altaf Stationwala, CEO, Mackenzie Health be received for information.

8.3 [Supt. Russ Bellman and Inspector Stu Garner - 1 District, York Regional Police](#)

Re: An Overview of Policing within York Region and the Area of King Township

Recommendation:

That the presentation from Supt. Russ Bellman and Inspector Stu Garner 1 District, York Regional Police be received for information.

9. [Action Items](#)

Recommendation:

That the items listed under Section 9, Action Items, on the June 17, 2024 Council Meeting Agenda all be approved and passed under consent.

**9.1 [PW-AMP-2024-001 - Asset Management Plan Non-Core Assets](#)**



Recommendation:

1. Report Number PW-AMP-2024-001 be received.
2. Council approve the Township's Asset Management Plan for Non-Core Assets.
3. Council approve the updated Corporate Asset Management Policy.
4. Council authorize the Director of Public Works or Chief Administrative Officer to approve future Asset Management Policy updates.

**9.2 [GMS-DEV-2024-007 - Metrolinx - Whistle Cessation](#)**



Resolution and By-law to Stop Train Whistling at Station Road, 15th Sideroad, and Dufferin Street

Recommendation:

1. That Council authorize the cessation of train whistling at three public grade crossings in the Township of King: Station Road, Dufferin Street, and 15th Sideroad.
2. That Council enact By-law 2024-051, being a by-law to prohibit the use of train whistles at specified railway/roadway crossings situated within the boundaries of the Township of King.
3. That the Township Clerk send a copy of this resolution and By-law 2024-051 to Metrolinx, the Regional Municipality of York, all relevant associations and organizations, and Transport Canada's Rail Safety Directorate headquarters subject to final acceptance by the relevant approval authorities of the crossing safety upgrades for the public grade crossings as listed above.

**9.3 [GMS-PL-2024-20 - Heritage Permit for Laskay Sessionist Cemetery Restoration Works](#)**



Recommendation:

1. That Report GMS-PL-2024-20 be received.
2. That Heritage Permit Application HP-24-01 for the Secessionist Presbyterian Laskay Cemetery be approved to permit the repair and restoration works to be completed in accordance with the Conservation Plan, as attached as Appendix A.

**9.4** [COR-CLK-2024-008 - Schomberg Brew Works Inc - AGCO Application](#)



Recommendation:

1. That Report CLK-COR-2024-008 be received.
2. That the request from Schomberg Brew Works Inc. regarding its application to the Alcohol and Gaming Commission of Ontario (AGCO) for a “By-the-Glass” endorsement to sell and serve their products for consumption at its manufacturing site at 203 Main Street, Unit 1C, be approved.
3. That the Township Clerk be authorized to execute the Municipal Information for Retail Store Authorization.
4. That the Township Clerk send a copy of this resolution to Schomberg Brew Works Inc. for inclusion with their application.

**9.5** [COR-CLK-2024-006 - Application for Tile Loan under the Drainage Act](#)



Recommendation:

1. That Report Number COR-CLK-2024-006 be received.
2. That the Application for Tile Loan, attached as Appendix A, under the Tile Drainage Act submitted by A R Homes Inc. for the property municipally known as 325 Lipchey Road, be approved.
3. That Borrowing By-law 2024-053, to authorize the borrowing of funds for the Tile Drain Loan Program, be enacted.
4. That Council request the Regional Municipality of York to approve the loan and issue the debenture on behalf of the Township of King.
5. That staff bring forward a Ratings By-law at a future meeting of Council to impose a special annual drainage rate upon land in respect of which money is borrowed under the Tile Drainage Act.
6. That the Mayor and Clerk and/or Treasurer be authorized to execute any documents to give effect to these recommendations.

**9.6** [GMS-DEV-2024-004 - Fifth Ave Homes \(King City\) Inc Subdivision Agree](#)




Recommendation:

1. Report Number GMS-DEV-2024-004 be received.
2. Council enact By-Law 2024-048, to authorize the Mayor and Clerk to sign the Subdivision Agreement between the Township of King and Fifth Avenue Homes (King City) Inc. once Draft Plan Approval has been finalized.

**9.7** [GMS-DEV-2024-003 - Fifth Ave Homes \(King City\) Inc Pre-Servicing Agree](#) 

Recommendation:

1. Report Number GMS-DEV-2024-003 be received.
2. Council enact By-Law 2024-049, to authorize the Mayor and Clerk to sign the Pre-Servicing Agreement with Fifth Avenue Homes (King City) Inc.

**9.8** [COR-CLK-2024-007 - Municipal Street Name \(Fifth Avenue Homes\)](#) 

Recommendation:

1. Report Number COR-CLK-2024-007 be received.
2. Council APPROVE the assignment of one (1) street name for a private road within the Fifth Avenue Homes Plan of Subdivision, in the Village of King City, Ontario, as follows:  
Street 'A': Simona Elisa Lane

**9.9** [GMS-DEV-2024-006 - King Jane Industrial Holdings Ltd Pre-Servicing Agreement](#) 

Recommendation:

1. Report Number GMS-2024-006 be received.
2. Council enact By-Law 2024-050 to authorize the Mayor and Clerk to sign the final Pre-Servicing Agreement between the Township of King and King Jane Industrial Holdings Ltd., when finalized by the Director of Growth Management Services.

**9.10** [GMS-DEV-2024-005 - Torca King Inc Pre-Servicing Agreement](#) 

Recommendation:

1. Report Number GMS-DEV-2024-005 be received.
2. Council enact By-Law 2024-055, to authorize the Mayor and Clerk to sign the final Pre-Servicing Agreement with Torca King Inc. for the construction of the Sanitary Pumping Station and associated sanitary servicing, when finalized by the Director of Growth Management Services.

**9.11** [FIN-2024-15 - 2025 Budget Direction Report and Schedule](#) 

Recommendation:

1. Report Number FIN-2024-15 be approved regarding the direction and timelines for developing and approving the 2025 Operating Budget Cycle.
2. That the Township's estimated tax levy increase is between 4% - 5% for 2025, subject to change.

**9.12** [FIN-2024-13 - January-April 2024 Closed Capital Summary](#)



Recommendation:

1. Report Number FIN-2024-13 be received.
2. That the 8 capital projects listed on Appendix A be closed and the unaudited net capital project surplus of \$163,993 be transferred to/(from) to the original sources of funding.
3. If any additional costs or technical adjustments are required, the Treasurer be authorized to re-open the capital project(s) to adjust within budget.

**10.** [Communications](#)

**10.1** [Staff Communications](#)

Recommendation:

That the items listed under Section 10.1, Staff Communications, on the June 17, 2024 Council Meeting Agenda all be approved and passed under consent.

10.1.1 [Community Services Department - King Fire and Emergency Services Division](#)



Re: Emergency Management Annual Compliance Reporting

Recommendation:

That the memorandum regarding Emergency Management Annual Compliance Reporting be received for information.

10.1.2 [Public Works Department - Capital Division](#)



Re: Bylaw 2024-054 to Revise Traffic By-law re Community Safety Zone Schedule

Recommendation:

That the memorandum regarding By-law 2024-054 to revise Community Safety Zone Schedule be received for information.

10.1.3 [Community Services Department - Nobleton Community Hall](#)



Recommendation:

That the memorandum regarding the Nobleton Community Hall be received for information.

**11.** [Notices of Motion](#)

No member of the public shall be permitted to speak on a Notice of Motion

**12.** [New Business](#)

**13. [Motion to Convene into Closed Session](#)**

Recommendation:

That in accordance with Section 239 of the Municipal Act, 2001, and Section 9 of Procedural By-law 2023-029, Council convene into Closed Session at \_\_\_\_:\_\_\_\_ p.m. to consider the following items:

**13.1 Section 9, Subsection 9.3.1(e); Municipal Act s.239(2)(e)**

Litigation or Potential Litigation Affecting the Municipality

Growth Management Services Department - By-law Enforcement  
Division and Township Solicitor Report

Re: Potential Litigation Matter, Direction Required  
(16620 & 16660 Highway 27)

**13.2 Section 9, Subsection 9.3.1(e); Municipal Act s.239(2)(e)**

Litigation or Potential Litigation Affecting the Municipality

Growth Management Services - Planning Division Verbal Report

Re: Potential Litigation Matter, Direction Required

Committee of Adjustment Decision - Minor Variance Appeal, File  
No. A-24-02  
(41 Wilkie Avenue)

**13.3 Section 9, subsection 9.3.1(b); Municipal Act s.239(2)(b)**

Personal Matters about an Identifiable Individual

Growth Management Services Department Verbal Report

Re: Personal Matter

**13.4 Approval of Closed Session, Confidential Reports/Notes**

- Closed Session - May 13, 2024

**14. [Re-Convene Council Meeting](#)**

Recommendation:

That Council reconvene from Closed Session at \_\_\_\_:\_\_\_\_ p.m. into Open Session.

**15. [Business Arising from Closed Session](#)**

**15.1 [Approval of Closed Session Matters](#)**

Recommendation:

That Items #15.1, 15.2 and 15.3 be received and staff proceed as directed.

**15.2 [Approval of Closed Session, Confidential Reports/Notes](#)**








Recommendation:

That the Closed Session Confidential Reports/Notes of May 13, 2024 be approved.

**16. [By-Laws](#)**

Recommendation:

That Council read a first, second, and third time, and enact By-laws 2024-048, 2024-049, 2024-050, 2024-051, 2024-053, 2024-054, 2024-055.

- 16.1** [#2024-048](#)   
A By-law to Authorize the Mayor and Clerk to Execute the Subdivision Agreement between Fifth Avenue Homes (King City) Inc. and the Corporation of the Township of King, when Draft Plan Approval is Finalized  
*(Ref. Growth Management Services Dept. - Development Division Report Number GMS-DEV-2024-004, June 17/24)*
- 16.2** [#2024-049](#)   
A By-law to Authorize the Mayor and Clerk to Execute the Pre-Servicing Agreement between Fifth Avenue Homes (King City) Inc. and the Corporation of the Township of King  
*(Ref. Growth Management Services Dept. - Development Division Report Number GMS-DEV-2024-003, June 17/24)*
- 16.3** [#2024-050](#)   
A By-law to Authorize the Mayor and Clerk to Execute the Pre-Servicing Agreement between King Jane Industrial Holdings Ltd. and the Corporation of the Township of King, when finalized by the Director of Growth Management Services  
*(Ref. Growth Management Services Dept. - Development Division Report Number GMS-DEV-2024-006, June 17/14)*
- 16.4** [#2024-051](#)   
A By-law to Prohibit the Use of Train Whistles at Specified Railway/Roadway Crossings situated within the Boundaries of the Township of King  
*(Ref. Growth Management Services Dept. - Development Division Report Number GMS-DEV-2024-007 - Whistle Cessation)*
- 16.5** [#2024-053](#)   
A By-law to Borrow Funds to Aid in the Construction of Drainage Works under the *Tile Drainage Act*  
*(Ref. Corporate Services Dept. - Clerks Division Report Number COR-CLK-2024-006, Tile Drain Load re 325 Lipchey Rd. - June 17/24)*
- 16.6** [#2024-054](#)   
A By-law to Amend Traffic By-law 2017-103 (Schedule B), as amended, to Authorize the Revision of Community Safety Zone Areas  
*(Ref. Public Works Dept. – Capital Division Report Number PW-CAP-2023-009, Council Oct. 16/23, Community Safety Zones)*
- 16.7** [#2024-055](#)   
A By-law to authorize the Mayor and Clerk to execute a Pre-Servicing Agreement between Torca King Inc. and the Corporation of the Township of King, when finalized by the Director of Growth Management Services  
*(Ref. Growth Management Services Dept. – Development Division Report Number GMS-DEV-2024-005, June 17/24)*



17. [Confirmation By-law](#)

Recommendation:

That Council read a first, second, and third time, and enact confirmation by-law 2024-052.

17.1 [#2024-052](#)



A by-law to confirm the proceedings of Council at its meeting held on June 17, 2024.

18. [Adjournment](#)

19. [Notices](#)



20. [Correspondence](#)