



**Town of Whitchurch-Stouffville**  
**Council Minutes**

**April 2, 2025, 1:00 p.m.**  
**Council Chambers**  
**111 Sandiford Drive**

Members Present: Mayor Iain Lovatt  
Councillor Hugo Kroon  
Councillor Maurice Smith  
Councillor Keith Acton  
Councillor Rick Upton  
Councillor Sue Sherban

Members Absent: Councillor Richard Bartley

Staff Present: Sunny Bains, Chief Administrative Officer  
Becky Jamieson, Commissioner, Corporate Services & Town Clerk  
Dwayne Tapp, Commissioner, Development of Services  
Rob Braid, Commissioner, Community Services  
Jeremy Harness, Commissioner, Finance/Treasurer  
Jack Graziosi, Commissioner, Engineering & Public Works  
William Snowball, Fire Chief  
Claudette Banks, Director, Human Resources  
Cassandra Paps, Corporate Communications Supervisor  
Margaret Wallace, CEO, Whitchurch-Stouffville Public Library  
Davneet Rai, Council/Committee Coordinator

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**1. Call to Order**

Mayor Lovatt called the meeting to order at 1:24 p.m.

**2. Town Land Acknowledgement**

The Town of Whitchurch-Stouffville acknowledges this land is the treaty territory of the Williams Treaty First Nations. It is also the traditional territory of other Anishinaabeg peoples, the Wendat, and the Haudenosaunee. We also recognize

the contributions of all Indigenous peoples to this place and commit to a continued dialogue and greater respect for the land we have come to share. Recognition of the contributions and historic importance of Indigenous peoples must also be clearly and overtly connected to our collective commitment to make the promise and the challenge of Truth and Reconciliation real in our community.

### **3. Declaration of Pecuniary Interest**

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

### **4. Adoption of Minutes**

#### **4.1 Regular Council Minutes - March 19, 2025**

**Moved by:** Councillor Upton

**Seconded by:** Councillor Acton

That the Regular Council Minutes of March 19, 2025 be approved, as circulated.

**Carried**

### **5. Recognitions**

#### **5.1 King Charles III's Coronation Medal Recipient - Chief William Snowball**

The Mayor recognized Fire & Emergency Services Chief William Snowball for receiving the Coronation Medal, awarded by Member of Parliament Dr. Helena Jaczek. This prestigious honour commemorates the Coronation of His Majesty King Charles III and is given to individuals who have made significant contributions to their community and country.

Chief Snowball has dedicated 51 years to fire and emergency services, beginning as a volunteer firefighter in Markham in 1974. After a distinguished career with the City of Markham, he retired in 2016, only to return in 2019 as Interim Chief of Fire & Emergency Services, a role he has now held for six years.

His extensive volunteer work, including 40 years with the Markham Fair, highlights his deep commitment to the community. Highly respected in his field, Chief Snowball's receipt of the Coronation Medal is a well-deserved recognition of his outstanding service and dedication. Council congratulates Chief Snowball on this remarkable achievement.

### **6. Presentations**

#### **6.1 Presentation by Cassandra Tornabene, re: Service Excellence Framework Project Update**

Cassandra Tornabene, Manager of Customer Service provided a presentation to Council on the Service Excellence Framework Project Update. With consent of Council, Mayor Lovatt brought forward Item 9.1, Report No. CS-001-25. A question and answer period with members of Council ensued.

***With the consent of Council, Item 9.1 was brought forward and dealt with at this time.***

**9.1 CS-001-25 - Service Excellence Framework Project Update**

This item was dealt with under Item 6.1.

**Moved by:** Councillor Upton

**Seconded by:** Councillor Acton

1. That Council receive the presentation and Report No. CS-001-25 for information.

**Carried**

**7. Deputations**

**7.1 Sandra Liaros, Board Chair, Stouffville Library Board**

Nadine Willams, Vice Chair of the Stouffville Library Board provided a deputation thanking council for their support of the Library and Arts Centre and highlighted accomplishments. With consent of Council, Mayor Lovatt brought forward Item 8.2, Report No. PL-001-25. A question and answer period with Members of Council ensued.

***Item 8.2 was brought forward and dealt with at this time.***

**8.2 Report No. PL-001-25 Library and Latcham Strategic Plan Accomplishments 2024**

This item was dealt with under Item 7.1.

**Moved by:** Councillor Smith

**Seconded by:** Councillor Upton

That Council receive the deputation and Report No. PL-001-25 for information.

**Carried**

**8. Consent Agenda**

**Moved by:** Councillor Acton

**Seconded by:** Councillor Smith

That Council approve Item 8.1 on the Consent Agenda and adopt the recommendation contained therein.

**Carried**

#### **8.1 Report No. EPW-006-25 Mohawk Gate Realignment Land Swap**

**Moved by:** Councillor Acton

**Seconded by:** Councillor Smith

1. That the Town enter into a tri-party Land Transfer Agreement with Frontdoor Developments (Cam Fella) Inc. and Frontdoor Developments (Cam Fella 2) Inc. (collectively the “Developer”), setting out the terms of the land exchange including that the Developer shall pay for all of the Town’s legal fees; and
2. That Council approve the transfer of the 0.3 metre reserves being Blocks 98 and 99 on Plan 65M-2296 from the Region to the Town; and
3. That Council authorize the Mayor and Clerk to sign all documents to effect the land transfers to dedicate Part of Lot 45 on Plan 65M-2296, being Parts 1, 2, and 3 on Draft R-Plan 65R-XXX- West to the Town in support of Draft Plan of Subdivision 19T(W)-22.006, and Part of Mohawk Gate and Part of Blocks 94 and 99 on Plan 65M-2296 being Parts 1, 2 and 4 on Draft R-Plan 65R-XXXX- East to the Developer in support of the Draft Plan of Subdivision 19T(W)-22.007 after the Transfer of the 0.3m reserves from the Region is complete; and
4. That after the Transfer of the 0.3m reserves from the Region is complete, a by-law be passed stopping up and closing Parts 1 and 2 on the draft R-Plan for Draft Plan of Subdivision 19T(W)-22.007, and further declaring as surplus Parts 1, 2 and 4 on the draft R-Plan for Draft Plan of Subdivision 19T(W)-22.007.

**Carried**

### **9. Action Items Requiring Separate Discussion**

#### **9.2 Correspondence from Township of Adjala-Tosorontio, re: Additional Residential Units in the Oak Ridges Moraine**

**Moved by:** Councillor Smith

**Seconded by:** Councillor Kroon

1. That the Correspondence from Township of Adjala-Tosorontio, re: Additional Residential Units in the Oak Ridges Moraine, be endorsed and circulated.

**Carried**

**8.3 Report No. DS-005-25 2024 Housing Indicators Monitoring**

**Moved by:** Councillor Sherban

**Seconded by:** Councillor Smith

1. That Council receive the 2024 Housing Indicators Monitoring Report for information.

**Carried**

**10. Member Motions**

**10.1 Member Motion, re: Federation of Canadian Municipalities (FCM) – Re-Election to the Board of Directors**

**Moved by:** Mayor Lovatt

**Seconded by:** Councillor Smith

**WHEREAS** the Federation of Canadian Municipalities (FCM) represents the interests of member municipalities on policy and program matters that fall within federal jurisdiction; and

**WHEREAS** FCM's Board of Directors is comprised of elected municipal officials from all regions and sizes of communities to form a broad base of support and provide FCM with the united voice required to carry the municipal message to the federal government; and

**WHEREAS** Mayor Iain Lovatt was elected to the Board of Directors at FCM's Annual General Meeting (AGM) in June 2024; and

**WHEREAS** Mayor Lovatt's term on the Board of Directors ends in June 2025; and

**WHEREAS** Mayor Lovatt would like to put his name forward for re-election to the Board of Directors for the June 2025 to June 2026 term,

**NOW THEREFORE BE IT RESOLVED THAT** Council of the Town of Whitchurch-Stouffville endorses Mayor Iain Lovatt to stand for re-election to FCM's Board of Directors for the term starting in June 2025 and ending June 2026; and

**THAT** the Town of Whitchurch-Stouffville will continue to assume the costs not covered by York Region associated with Mayor Iain Lovatt attending FCM's Board of Director and Committee meetings.

**Carried**

**11. By-laws**

**Moved by:** Councillor Upton  
**Seconded by:** Councillor Acton

That Council read the By-laws, Items 11.1 to 11.3 (inclusive), a first, second, and third time and passed.

**Carried**

That Council read the By-law, Item 11.4 as amended with an enactment date of May 1, 2025, a first, second, and third time and passed.

**Carried**

- 11.1 2025-024-FR BEING A BY-LAW to prohibit the sale of fireworks and the discharge of family fireworks, and to regulate the holding of fireworks displays and to repeal By-law 2019-077-FR (CPS-003-25).**
- 11.2 2025-025-OP BEING A BY-LAW to adopt Official Plan Amendment No.168 to the Official Plan for the Town of Whitchurch-Stouffville Planning Area which, on the 1st day of January 1971 comprised all the lands within the municipal boundary of the area municipality of The Corporation of the Town of Whitchurch-Stouffville (6031-6037 Main Street) (DS-004-25).**
- 11.3 2025-026-ZO BEING A BY-LAW to amend By-law No. 2010-001-ZO of the Town of Whitchurch-Stouffville (Comprehensive Zoning By-law) for the lands located at 6031 and 6037 Main Street (DS-004-25).**
- 11.4 2025-027-AP BEING A BY-LAW to appoint an Integrity Commissioner for the Town of Whitchurch-Stouffville and to repeal By-law 2018-034-AP.**

**12. New/Other Business**

Councillor Sherban and Councillor Smith recognized Saanvi Tonse. She was awarded the King Charles III Coronation Medal.

**13. Closed Session**

**Moved by:** Councillor Upton  
**Seconded by:** Councillor Smith

That Council recess into Closed Session at 2:30 p.m. to consider Items 13.1 and 13.2 with the following exception:

- A proposed or pending acquisition or disposition of land for municipal or local board purposes - *Municipal Act*, Sec. 239(2)(c)

**Carried**

**13.1 Closed Meeting Minutes - February 19, 2025**

**13.2 Presentation, re: Opportunity for Potential Land Acquisition**

**14. Reconvene in Public Session**

Council reconvened in Public Session at 2:54 p.m. with all Members of Council except for Councilor Bartley in attendance.

**Closed Meeting Minutes - February 19, 2025**

**Moved by:** Councillor Sherban

**Seconded by:** Councillor Kroon

1) That the Closed Meeting Minutes of February 19, 2025 be approved, as circulated.

**Carried**

**Presentation, re: Opportunity for Potential Land Acquisition**

**Moved by:** Councillor Acton

**Seconded by:** Councillor Upton

1) That Council receive the Presentation, re: Opportunity for Potential Land Acquisition for information.

**Carried**

**15. Confirmatory By-law**

**Moved by:** Councillor Kroon

**Seconded by:** Councillor Acton

That Council read Confirmatory By-law 2025-028-MS a first, second and third time and passed.

**Carried**

**16. Adjournment**

**Moved by:** Councillor Sherban

**Seconded by:** Councillor Acton

That there being no further business, Council adjourned the meeting at 2:57 p.m.

**Carried**

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Iain Lovatt, Mayor

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Becky Jamieson, Clerk