

THE ROUGE PARK ALLIANCE
50 Bloomington Road West, Aurora, Ontario L4G 3G8
Tel: (905) 713-6038 Fax: (905) 713-6028

THE ROUGE PARK ALLIANCE MEETING #1/01

FRIDAY, JANUARY 19, 2001

9:00 a.m. - 12:00 p.m.

TORONTO ZOO

361A Old Finch Avenue, Scarborough
North Administration Building, Main Boardroom

A G E N D A

PAGES

MINUTES FROM MEETING #7/00, December 8, 2000 previously faxed, **please bring to meeting**
BUSINESS ARISING FROM THE MINUTES
DISCLOSURE OF PECUNIARY INTEREST

DELEGATIONS

- Jim Robb, Friends of the Rouge Watershed - Rouge North Management Plan
- David Donnelly, Canadian Environmental Defence Fund - Cemetery

- 1. A. Bryan Moncion, Ontario Realty Corporation - E.A. Process Presentation
B. ORC Sale of Provincially Owned Lands to Private Interests - (Deferred - December 8/00 Mtg.) 1B.1-1B.3
- 2. Environmental Significance of the Proposed Cemetery Site - Town of Markham
(Deferred - December 8/00 Meeting) 2.1-2.2
- 3. Box Grove Community Association 3.1-3.2
- 4. Provincial Dedication of Lands for Rouge Park Purposes - Map - INFORMATION ITEM 4.1-4.2
- 5. A. Bob Stephen, Cedar Brae Golf & Country Club Presentation
B. Cedar Brae Golf & Country Club - Staff Report 5B.1
- 6. A. Mark Schollen Presentation
B. Draft Rouge North Management Plan - (Revised Wording) 6B.1-6B.4
- 7. Communications Program Report 7.1-7.8
- 8. Roads Committee Report 8.1
- 9. General Manager's Report 9.1-9.2
- 10. Environmentally Significant Features of Lands 30m-300m from Little Rouge Creek
at Steeles Avenue and Reesor Road 10.1

NEW BUSINESS

CORRESPONDENCE

- a. Media Release dated December 6, 2000 from Conservation Authorities Moraine Coalition
- b. Copy of Letter dated December 8, 2000 to Tony Miele, ORC from Jim Robb, Friends of the Rouge Watershed re Request for Meeting and Prompt Transfer of Provincial Lands to TRCA/Rouge Park
- c. Letter dated December 20, 2000 to Rouge Park Alliance from Town of Whitchurch-Stouffville re Council Appointed Committees and Boards Representatives
- d. Letter dated December 20, 2000 to Rouge Park Alliance from Town of Whitchurch-Stouffville re Rouge Park Management Plan - Recommended Strategy and Plan
- e. Letter dated December 20, 2000 to Rouge Park Alliance from City of Pickering re Appointments to Committees
- f. Letter dated December 21, 2000 to R. Christie, Rouge Park Alliance from the Region of Durham re Regional Council Appointment to the Rouge Park Alliance
- g. Letter dated January 3, 2001 to R. Christie, Rouge Park Alliance from Urban Development Institute/Ontario re Rouge North Management Plan-Technical Review Committee - request for a UDI representative on the Committee

THE ROUGE PARK ALLIANCE

MINUTES #1/01 - January 19, 2001

The Rouge Park Alliance met at the Toronto Zoo, Main Boardroom, on January 19, 2001. Ron Christie, Chair, called the meeting to order at 9:06 a.m., and expressed appreciation to the Toronto Zoo for hosting the meeting.

PRESENT

Members:

Ron Christie, Chair
Regional Councillor David Barrow, Town of Richmond Hill
Councillor Bas Balkissoon, City of Toronto
Pauline Browes, Waterfront Regeneration Trust Corp.
Councillor Raymond Cho, TRCA
Mayor Don Cousens, Town of Markham
Glenn De Baeremaeker, Save the Rouge Valley System
Councillor Peter Dobrich, Town of Whitchurch-Stouffville
Steve Gilchrist, MPP, Province of Ontario
Councillor Jack Heath, Town of Markham
Derek Lee, MP, Federal Government
Dick O'Brien, City of Toronto

Staff:

Pam Fulford, Prog.Mgr., Natural & Cultural Heritage
Doreen McCarty, Administrative Assistant

Observers:

R.B. (Tom) Atkins, Oak Ridges Moraine Land Trust
Linda Carscadden, SRVS
Paul Cerrone, Lawyer for Rural Farmers
Perry Chao, Office of Gerry Phillips, MPP
Joe Clasadonte, Ontario Realty Corporation
Jane Clohecy, TRCA
Silvio DeGasperi, Box Grove Dev.
Karen Deer, Green Door
Lila Deer, Green Door
Ron Dewell, Toronto & Region Conservation Authority
Lilli Duoba, Town of Markham
Tom Farrar, Box Grove Community Association
David Farrow, Trinison
Jack Gallagher, Cedar Brae Golf & Country Club
William Gerrard, Ontario Realty Corporation

ABSENT

Members:

Councillor Mark Holland, Region of Durham

Members: (Continued ...)

Councillor David Ryan, City of Pickering
Regional Councillor Frank Scarpitti, Region of York
Calvin White, Toronto Zoo

Alternates:

Jim Baird, Town of Markham
Brian Denney, TRCA
Tom Melymuk, City of Pickering
Rob Messervey, Ministry of Natural Resources - Aurora

Maryam Nassar, Public Relations Coordinator
Gord Weeden, General Manager, Rouge Park

Observers: (Continued...)

Dave Hollinger, Farmer
Joyce Hu, Office of Derek Lee, MP
Tobin Lambie, Ontario Realty Corporation
Bernadette Manning, Observer
Roy Mason, KLM Planning Partners Inc.
Bryan Moncion, Ontario Realty Corporation
John O'Gorman, MCC/MEA
Don Prince, Oak Ridges Moraine Land Trust
Ashmore Reesor, Farmer
Jim Robb, Friends of the Rouge Watershed
Kion Rovineth, Observer
Mark Schollen, Schollen & Company Inc.
Bob Stephen, Cedar Brae Golf & Country Club
Rob Watt, Box Grove Community Association
Mike Whittamore, Farmer

Alternates:

Councillor Harry Bowes, Town of Whitchurch-Stouffville
Nestor Chornobay, Region of Durham
Regional Councillor Michael DiBiase, Region of York
Tom Farrell, Ministry of Natural Resources, Aurora
Bob Loptson, Federal Government
Robert Marshall, Save the Rouge Valley System
John McKay, MP, Federal Government

Before proceeding with the meeting:

S Ron Christie, Chair, welcomed everyone and new members, Councillors David Ryan, City of Pickering, and Jack Heath, Town of Markham.

BUSINESS ARISING FROM THE MINUTES

Two items that were deferred to this meeting are on the agenda.

Pauline Browes referred to item (Res. #94/00) that was passed at the last meeting regarding the Village Securities Property - that this item be referred to the Historic Sites Society and Monuments Board. The preliminary hearing for the OMB has already been held and the hearing date has been set for this property. There is some urgency for the Historic Sites and Monuments Board to look into this issue. She wondered if there has been any report back.

Derek Lee said that the matter has been taken to the federal ministry and the ministry has indicated that they are assembling information data. Derek Lee said that he will try to have some information regarding this property from the Historic Sites and Monuments Board by the end of January.

MINUTES FROM MEETING #7/00, December 8, 2000

First item on the agenda is the minutes of the meeting held on December 8, 2000, which was sent to you.

MOTION
Res. #01/01

Moved by: Dick O'Brien
Seconded by: Glenn De Baeremaeker

THAT the minutes of Meeting #7/00, DECEMBER 8, 2000, be approved.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST

None

Before the delegations were presented, Glenn DeBaeremaeker asked that agenda item #2 and agenda item #10 be considered together. They will be discussed one after the other.

Also, item 3, Box Grove Community Association, will be dealt with following the presentation by Mr. Tom Farrar.

DELEGATIONS/PRESENTATIONS

Jim Robb, Friends of the Rouge Watershed:

Jim Robb made a presentation regarding the Friends of the Rouge Watershed comments on the Draft Rouge North Management Plan.

Jim Robb submitted a letter (Attachment #1) regarding the public consultation process. He complained that Friends of the Rouge Watershed's comments are not included in the "comprehensive analysis of all comments" and UDI's comments are summarized and addressed under the "Commenting Agency" section.

Friends of the Rouge Watershed is largely supportive of the Rouge Park staff recommendations on the Rouge Park matter, with some additional comments. These comments are listed as Focus Items 1-14 (Attachment #2) in his handout.

Friends of the Rouge Watershed would like to be included on the Technical Review Committee for the Rouge North Management Plan.

Tom Farrar, Box Grove Community Association:

Tom Farrar spoke about the Box Grove Community Association which represents over 700 homes in Box Grove, of which approximately 120 homes do not have access to Town water.

The Box Grove Community water supply was contaminated this summer. This has caused great anxiety and concerns for the residents. Over the years, the community has tried several ways to resolve their water problems which have all ended in dead-ends.

The community has found that approval of a secondary plan for the remainder of Box Grove to the south east of the main community would provide them the opportunity to acquire Town water at no cost to the homeowners that currently reside there. The approval of the Box Grove Secondary Plan would alleviate the community's water and transportation problems. As part of this process, to get approval, there is the need to relocate the catholic cemetery lands from that location to Steeles Avenue (and Reesor Road). The Box Grove Community Association is asking for Rouge Park Alliance's endorsement of the relocation of the catholic cemetery, and support of their community obtaining municipal water and a proper road infrastructure.

MOTION:
Res. #02/01

Moved by: Steve Gilchrist
Seconded by: Dick O'Brien

KEY ISSUE

Draft response to Box Grove Community Association letter of December 5, 2000 (received by the Alliance at December 8, 2000 meeting, Res. #100/00).

THAT the Rouge Park Alliance approves the attached draft response to Box Grove Community Association's letter of December 5, 2000.

CARRIED

ACTION

- Rouge Park staff to send this letter to Mr. Farrar, Box Grove Community Association.

MOTION:
Res. #03/01

Moved by: Glenn De Baeremaeker
Seconded by: Jack Heath

THAT the Rouge Park Alliance requests the Town of Markham to investigate ways to assist local residents of Box Grove in ensuring access to potable water as soon as possible, and independent of any development proposals;

AND THAT the Rouge Park Alliance is supportive of Markham's position of the initiative of dealing with the residents trying to solve the water problem.

CARRIED

MOTION:

Moved by: Glenn De Baeremaeker
Seconded by:

THAT the Rouge Park Alliance requests the Town of Markham to indicate whether a secondary plan can move forward with a cemetery located within the secondary plan area.

..... **NO SECONDER, MOTION NOT VOTED ON**

DELEGATIONS/PRESENTATIONS (Continued)

Paul Cerrone, Lawyer:

Mr. Cerrone addressed item 1B, ORC Sale of Provincially Owned Lands to Private Interests. He is representing two farmers in the area, Mr. Hollinger and Mr. Reesor.

Mr. Cerrone wanted to express his clients' involvement and continuing interest in the Tenant-Purchase Program with the provincial government. Under the Tenant-Purchase Program some of the lands have been offered on the Pickering side and Mr. Cerrone said his clients hope the program continues on the Markham side.

Mr. Cerrone talked about one of his clients who has been farming for over six generations and wishes to continue to have the opportunity to purchase this land under the tenant-purchase program; keep it agricultural, and keep continuing to farm. His other client, Mr. Reesor, has lived and farmed in the area for many, many years. They are genuinely interested in continuing their agricultural business.

The area involves the main on the west side of Durham Townline and north of Taunton Road on the Pickering side and Steeles Avenue on the Markham side.

Mr. Reesor talked about leasing the land for about 30 years. Mr. Reesor expressed that he would like to buy back some of the lands he now leases and continue doing what they are doing now - farming. Mr. Reesor said he would not object to having agricultural easements on these properties.

Bryan Moncion, Senior Marketing Manager, Real Estate Marketing, ORC:

Bryan Moncion informed the group that he has been assigned to facilitate the transfer of the properties of the Province to the Rouge Park. He has been working closely with the Rouge Park staff and the TRCA staff and other stakeholders over the past year to facilitate the transfer. ORC has done a lot of work, walking the corridor and properties and dealing with issues with the tenants, etc. He informed the Alliance that they are here today to deal with a few issues that were brought up at the last Alliance meeting and to give an overview of the Ontario Realty Corporation's Environmental Assessment Process for Realty Activities and address any concerns that the Alliance may have about environmental features at the Steeles Avenue and Reesor Road location.

Since the Province made the announcement in April 1999 for the transfer to the Park, ORC has been working with Rouge Park staff. The Park transfer area is a total commitment of 3,380 acres, which breaks down to 1,550 acres in the north and 1,750 acres in the south and an additional 80 acres for the Milne Creek property. In the north, this will affect 106 properties and in the south, 152 properties. The majority of these properties will be severances that will be created by the transfer from the bulk of the holdings that ORC has. The area we are dealing with is from Steeles Avenue northwards along the Little Rouge Creek Corridor to 9th Line. In total, it involves 258 properties, for which ORC has to develop legal descriptions and have partial survey plans, and 126 tenants will become the responsibility of TRCA. TRCA will be managing those existing leases.

In regards to the current status, ORC has completed site walks with the Rouge Park, TRCA and ORC staff and ORC survey contractor, J.D. Barnes and their staff, to determine the limits. In the north, ORC has completed 10 draft plans that go from 9th Line to 14th; completed review with the Rouge Park staff and the TRCA; indicated areas that ORC has concerns with; will do a photo mosaic overlay with the boundaries of the properties, to complete the assessment to make sure that ORC can key in on any features and look at which ones are included in the Park, etc. The surveying review in the north should be completed over the next two weeks. In the south, most of the properties will be transferred by PIN numbers, for which ORC will have legal descriptions. Surveys have been completed where necessary. Environmental site assessments are being conducted now, and this has been going on since the summer. Gartner Lee was retained and they have completed their phase I assessments and are moving on some sites into identifying which sites require a phase II. Gartner Lee site walks have been completed. In the south, all the tenants have been contacted to provide additional information as per ORC's requirements, and in the north, Gartner Lee is presently making contacts with the tenants. In addition to the environmental site assessment, ORC is doing a lease review with Del Management. Del Management is ORC's service provider that deals with the day to day property management activities in the Rouge Park area. Del Management and ORC are going

over the lease issues of various issues, rentals, etc. and are finalizing them for the assignment of the leases. ORC is going over mandatory approvals that are required before the transfers can be completed, which applies to both the properties in the north and the south. This will be done over the next several months.

The next step ORC has is to resolve an existing EA bump up request that was submitted to the Minister of the Environment. ORC is continuing consultation with stakeholders involved with the Park transfers and ORC will establish and finalize an MOU. ORC has direction to work out all the details very specifically for the terms and conditions of the transfer of the properties and report back to its Board, and ultimately to the Ontario Government. The MOU that ORC will have with the TRCA will address financial, conveyancing, and any further relevant issues, and will be submitted in the form of a legal document with the formal transfer agreement and schedules attached to the MOU for approval.

William Gerrard, Environmental/Cultural Heritage Coordinator, ORC:

William Gerrard presented ORC's Environmental Assessment obligations to the Environmental Assessment Process. He discussed the Environmental Assessment Act, which gives a very, very broad definition of the environment as encompassing air, land, water, plant, animal life, social, economic, cultural conditions that influence human or community life, any building, structure, machine or device, etc. From that definition, the EA Act goes on to talk about what is important, defines "undertaking", which is virtually any enterprise or activity by or on behalf of Her Majesty the Queen in the Right of Ontario and any major commercial enterprise or activity. The Act makes provision for the protection, wise management, conservation of the environment and it requires for any activity or undertaking that an Environmental Assessment be undertaken, or conversely that a class of undertakings be subjected to a Class EA Process, and makes allowance for this.

In 1992, Ontario Realty Corporation obtained approval from the Ministry of the Environment for its Class Environmental Assessment Process for Realty Activities. Realty activities are those associated normally with real estate, such as buying and selling of real estate, leasing, appraising activities, building, demolition, etc.

William Gerrard further explained the requirements of ORC Class EA Process, approved by the Ministry of the Environment - to categorize activities into four categories (A, B, C, D); complete a checklist; consult with affected public(s); mitigate any adverse effects, etc. He also discussed its goals, planning categories, levels of assessment, Class EA working method, six-point checklist, land sales - categorization, bump-ups, bump-up procedure, etc. Please see Attachment #3 - copy of his presentation.

Joe Clasadonte, ORC

The Duffin Rouge Agricultural Assembly is bounded by the West Duffins Creek to the east, Highway 7 to the north, CPR railway to the south in Pickering, and Steeles Avenue to the south in Markham, and the Little Rouge River.

The rest of the lands are not subject to the Tenant-Purchase Program. Those are public assets. ORC has the right, through announced programs, to dispose of its public assets. The way ORC does that is through a public process, such as tender, listing of properties through real estate agencies. The lands west of the Little Rouge River are not in the Tenant-Purchase Program - it is only lands to the east. The Duffin-Rouge Agricultural Preserve has been identified for a long time - that is the area that was selected in order to preserve the lands through an agricultural program, and return those lands to people who have a serious interest in maintaining those lands in agriculture as well as continuing their livelihoods - that is a provincial direction.

1B. ORC Sale of Provincially Owned Lands to Private Interests

MOTION: **Moved by: Raymond Cho**
 Seconded by:

THAT the Rouge Park Alliance defers this item until a future meeting, and sends a recommendation to the Province not to dispose of the land until after a public meeting is called and the Rouge Park Alliance sends a final recommendation to the Province.

..... **NO SECONDER, MOTION NOT VOTED ON**

Steve Gilchrist requested that the first two recommendations be split.

MOTION: **Moved by: Glenn De Baeremaeker**
 Seconded by: Jack Heath

THAT the Rouge Park Alliance object to the disposal of publicly owned land in the former Duffin-Rouge Agricultural Preserve and instead recommend their inclusion in the Rouge Park as part of the Agricultural Preserve

Support of Mover withdrawn WITHDRAWN

MOTION: **Moved by: Glenn De Baeremaeker**
 Seconded by: Jack Heath

THAT the Rouge Park Alliance request a full individual Environmental Assessment be completed prior to any disposal of publicly owned lands within the former Duffin-Rouge Agricultural Preserve to private interests

Support of Mover Withdrawn WITHDRAWN

MOTION: **Moved by: Dick O'Brien**
Res. #04/01 **Seconded by: David Barrow**

THAT the Rouge Park Alliance petition the Town of Markham to ensure that lands, wherever possible, east of the Little Rouge Creek be protected by both agricultural and

conservation easements or such other alternative protection controls that would achieve the same end.

CARRIED

ACTION

- Rouge Park staff to write a letter petitioning the Town of Markham to place agricultural and conservation easements or alternate protection controls on lands east of the Little Rouge Creek.
- Rouge Park staff directed to update, as soon as possible, the Alliance on surplus provincial and federal lands in and around the Little Rouge Corridor.

2. Environmental Significance of the Proposed Cemetery Site - Town of Markham

Agenda Item 2 and Item 10 will be dealt with consecutively.

MOTION:
Res. #05/01

Moved by: Steve Gilchrist
Seconded by: Derek Lee

KEY ISSUE

The environmental significance of the Proposed Cemetery Site at Reesor Road and Steeles Avenue in the Town of Markham.

THAT the Rouge Park Alliance receives the report on the environmental significance of the ORC property at Reesor Road and Steeles Avenue;

AND THAT the agricultural or conservation easements, including , but not limited to, the use of organic based material for landscaping purposes, and a cemetery-use only easement, used to protect the areas shall be consistent with criteria in the Rouge North Management Plan;

AND THAT the Rouge Park Alliance requests the Town of Markham to address the following issues:

- S Any groundwater issues that arise through site plan approvals;**
- S Prompt natural landscaping of the cemetery property with native trees and plants;**
- S Strict control of water use to avoid depletion of groundwater and Rouge Fisheries;**
- S Continued access to existing homes and farms;**
- S Protection of archeological sites and historic homes or cultural settings;**
- S Protection of Cedar Grove Community;**

AND FURTHER THAT the Province be informed of this report.

CARRIED

ACTION

- Rouge Park staff to write a letter to the Town of Markham.
- Rouge Park staff to advise the province.

10. Environmentally Significant Features on the Land 30 m to 300 m from the Little Rouge Creek at Steeles Avenue and Reesor Road

MOTION:
Res. #06/01

Moved by: Derek Lee
Seconded by: Brian Denney

KEY ISSUE

Environmentally Significant Features on the Land 30 m to 300 m from the Little Rouge Creek.

THAT the Rouge Park Alliance receives the report on the features on the land 30 m to 300 m from the Little Rouge Creek;

AND FURTHER THAT the Rouge Park Alliance advises the Province that there are no Environmentally Significant Areas on this land, as defined by the Ontario Realty Corporation (ORC) Environmental Assessment Process.

CARRIED

ACTION

- Rouge Park staff to write a letter to the Province.

5. Cedar Brae Report - December 8, 2000, Agenda Item #4

Bob Stephen presented his letter of January 19, 2001 to the Alliance (Attachment #4). He discussed the Runnymede property adjacent to the Cedar Brae Golf and Country Club. The woodlot (approximately 10 acres) on the Runnymede property adjoins about 5 acres of woodlot on the Cedar Brae property, which has remained in that state since the 1960s. Cedar Brae is asking the Rouge Park Alliance to reconsider its decision of December 8, 2000 in light of the errors in staff report and his presentation today.

MOTION:
Res. #07/01

Moved by: Frank Scarpitti
Seconded by: Bas Balkissoon

KEY ISSUE

Incorrect information and details in the staff report, agenda item #4, December 8, 2000.

THAT the Rouge Park Alliance receives the letter dated January 19, 2001 from Bob Stephen, President, Cedar Brae Golf and Country Club;
AND THAT the Rouge Park Alliance requests staff to update and correct the previous report, that being agenda item #4 of Alliance meeting #7/00, December 8, 2000, and report back to the next Rouge Park Alliance meeting.

CARRIED

ACTION

- Rouge Park staff to correct previous report and report back to the Alliance with its recommendation.

MOTION:
Res. #08/01

Moved by: Bas Balkissoon
Seconded by: Frank Scarpitti

THAT the rest of the agenda items (#6, #7, #8 and #9) be deferred to the next Rouge Park Alliance meeting of March 9, 2001.

CARRIED

Pauline Browes requests that if there is a map that shows the ESAs and ANSIs within the Park that this be brought to the next meeting or be placed on the agenda for information. This information is required to see if the Alliance could look at means of raising the Rouge Park as a special ecological area. Pauline Browes also suggested that Gord Weeden write a letter to the Olympic Bid to say that it should include the Rouge Park as a significant area to be included in the Olympic Bid.

ACTION

- Rouge Park staff to prepare map showing ESAs and ANSIs within the Rouge Park.
- Gord Weeden to write a letter to the Olympic Bid regarding the Rouge Park.

NEW BUSINESS

Ron Christie announced the retirement of Gord Weeden, General Manager, Rouge Park, effective May 3, 2001.

TERMINATION

ON MOTION, the meeting terminated at 12:50 p.m., January 19, 2001.

Ron M. Christie
Chair

Gord Weeden
General Manager