



Report to: Development Services Committee

Meeting Date: June 29, 2020

SUBJECT: Report on Incoming Planning Applications for the period of February 16, 2020 to May 15, 2020.

PREPARED BY: Nathalie Orsi, Planning Department, ext. 8100

REVIEWED BY: Ron Blake, Senior Manager of Development, ext. 2600

RECOMMENDATION:

1. That the report entitled “Report of Incoming Planning Applications for the period of February 16, 2020 to May 15, 2020, be received and staff be directed to process the applications in accordance with the approval route outlined in the report;

EXECUTIVE SUMMARY:

Not applicable

PURPOSE:

The purpose of the report is to provide a brief summary of incoming planning applications and advise the route for each application is expected to proceed through.

BACKGROUND:

Not applicable

OPTIONS/ DISCUSSION:

This report is reporting on a total of:

- 6 -Zoning Amendments applications
- 4 -Official Plan Amendment application
- 16 -Site Plan Control applications
- 1 -Draft Plan of Subdivision application
- 1 -Draft Plan of Condominium applications

AMANDA file names have changed to accommodate the ePLAN digital application submission process as follows:

PLAN – Official Plan Amendment, Zoning By-Law Amendment, Draft Plan of Subdivision Applications (now combined for ePLAN digital application submission).

SPC – Site Plan Control Application

CNDO-application for Approval of Draft Plan of Condominium

Revision to reporting method proposed

Staff are proposing a new method of reporting on incoming applications. As an alternative to the Incoming Applications Report, which is tabled quarterly at Development Services Committee, staff are proposing to circulate the Incoming Applications Report to all members of Development Services Committee, via email, once every two months. By shortening the reporting timeframe, staff anticipate that Councillors will be provided with more up-to-date information on development application activity in the City without the requirement for formal reporting.

One of the purposes of the incoming applications report is to provide Councillors with the opportunity to consider elevating (“bumping up”) a staff-delegated approval to Development Services Committee and Council for approval. Development Services Committee members will still have that option available with the proposed reporting method revisions. If a Committee member wishes to request a staff-delegated approval to be “bumped up”, the request can be raised as a New Business item at the next Development Services Committee Meeting and the request can be approved through a two-thirds majority vote, as is currently the case with bump up requests. Once members of Council are in receipt of the e-mailed report, any questions can also be raised with staff through e-mail.

The chart below outlines each application type, the property location (ward, district and address), a brief description of the proposal/request and the approval route, for all development related applications received through the period of February 16, 2020 to May 15, 2019. A majority vote of Committee is necessary to move (bump up) an application from a staff approval route to the Committee approval route.

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
1	SPC 20-108817	3, Central	<ul style="list-style-type: none"> • 1031645 Ontario Inc c/o. HSK Design Inc. (Serouj Kaloustian) • 4 Oakcrest Avenue • Located south of Hwy 7 East, east of Main Street Unionville • Site Plan Control Application for two storey detached dwelling 	Staff
2.	SPC 20-108818	3, Central	<ul style="list-style-type: none"> • 1031645 Ontario Inc c/o. HSK Design Inc. (Serouj Kaloustian) • 4A Oakcrest Avenue • Located south of Hwy 7 East, east of Main Street Unionville • Site Plan Control Application for two storey detached dwelling 	Staff

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
3.	SPC 20-108871	3, Central	<ul style="list-style-type: none"> • Safe & Sound Self Storage Inc. c/o Amica Unionville (Annalisa Longo) • 34 Main Street Unionville • Located on the west side Main Street Unionville, north of Enterprise Boulevard • Site Plan Control Application for the expansion of existing parking lot. 	Staff
4.	PLAN 20-110587	8, West	<ul style="list-style-type: none"> • Emix Ltd. c/o Corbett Strategies Inc. (John Corbett) • 8400 Woodbine Avenue • Located south of Hwy 7 East, west of Woodbine Avenue • Official Plan Amendment related to a Zoning By-Law Amendment application (PLAN 20-132742) for the development of a commercial self-storage facility in an existing building. 	Council/ Committee
5.	SPC 20-110692	5, East	<ul style="list-style-type: none"> • 9781 Markham Road Limited Partnership c/o KLM Planning Inc. (Marshall Smith) • 9781 Markham Road • Located at east side of Markham Road and south side of Castlemore Avenue • Site Plan Control Application to develop two 22-storey mixed-use towers/701 m2 of ground floor commercial space and 527 apartment and 12 townhouse units. 	Council/ Committee

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
6.	SPC 20-11854	5, East	<ul style="list-style-type: none"> • City of Markham c/o Counterpoint Engineering Inc. (Charlotte Bush) • 10192 9th Line • Located on the west side of 9th Line, north of Major Mackenzie Drive • Site Plan Control Application to develop a new salt and sand storage facility for City of Markham Operations Department. 	Staff
7.	SPC 20-110863	7, East	<ul style="list-style-type: none"> • Neamsby Investments Inc. c/o Remington Group Inc. (Anthony Sotomayor) • 5933 14th Avenue • Located on south side of 14th Avenue, east of Markham Road • Site Plan Control Application to facilitate the restoration of the George R. Cowie Heritage dwelling. 	Staff
8.	SPC 20-110868	2, Central	<ul style="list-style-type: none"> • Crestview Investment Corporation c/o Stark Architects Inc. (Paul Sipos) • 1301 Rodick Road • Located on the east side of Rodick Road, north of Cox Blvd. • Site Plan Control Application for a new one storey 3096 m² office and industrial building 	Staff

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
9.	SPC 20-110953	2, West	<ul style="list-style-type: none"> • Vetmar Limited c/o Gagnon Walker Homes Ltd. (Marc De Nardis) • Mobius Drive • Located north of Woodbine Avenue, west of Honda Boulevard. • Site Plan Control Application for two new industrial buildings 	Staff
10.	CNDO 20-111149	7, East	<ul style="list-style-type: none"> • TACC Developments c/o-Malone Givens Parsons by Anson chan • 530 Copper Creek Drive • Locate on the west of Donald Cousens Parkway, on the north side of Copper Creek • Draft Plan of Condominium for the registration of a development of 199 townhouse units. 	Staff
11.	PLAN 20-1140215	3, Central	<ul style="list-style-type: none"> • 2690622 Ontario Inc. (Kingdom – Markham Centre) c/o Macaulay Shiomi Howson (Nick Pileggi) • 4077 & 4101 Hwy 7 East • Located east of Birchmount Road on the south side of Hwy 7 East • Official Plan and Zoning By-Law Amendment Applications to increase unit count from 1225 to 2000 and permit increased height from 25 storeys to 47 storeys. 	Council/ Committee
12.	SPC 20-112580	3, Central	<ul style="list-style-type: none"> • 2690622 Ontario Inc. (Kingdom - Markham Centre) c/o Macaulay Shiomi Howson (Nick Pileggi) • 4077 – 4101 Hwy 7 East • Located on east of Birchmount Road, south side of Hwy 7 East • Site Plan Control Application for two six and eight-storey 326 unit apartment buildings 	Council/ Committee

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
13.	SPC 20-111709	2, West	<ul style="list-style-type: none"> • Woodbine Cachet West Inc. c/o Metrus Properties (Adam Grossi) • 351 Hillmount Road • Located south of 16th Avenue, west side of Markland Road. • Site Plan Control Application to site and install exterior power generators. 	Staff
14.	SPC 20-111999	7, East	<ul style="list-style-type: none"> • Condor Properties Inc. c/o Baldassarra Group Inc. (Milica Zekanovic) • 5950 14th Avenue • Located on north side of 14th Avenue and west of Markham Road • Site Plan Control Application for two storey Industrial building with offices. 	Staff
15.	PLAN 20-112387	2, West	<ul style="list-style-type: none"> • Livante Holdings (Victoria Square Woodbine) Inc. c/o Gatzios Planning + Development Consultants Inc. (James Koutsovitis) • 109978, 10988 and 11030 Victoria Square Boulevard • Located on the west side of Victoria Square Boulevard and south of Vetmar Avenue • Official Plan and Zoning By-Law Amendment Applications for 179 townhouses (169 stacked townhouse and 10 street townhouse units.) 	Council/ Committee

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
16.	SPC 20-112635	2, West	<ul style="list-style-type: none"> • 10057428 Canada Corp. c/o Corbett Land Strategies Inc. (Nick Wood) • 220 Cachet Woods Court • Located on the east side of Hwy 404, north of 16th Avenue, west side of Cachet Woods Court • Site Plan Control Application to construct a 5 storey office building 	Council/ Committee
17.	SPC 20-150051	4, Heritage	<ul style="list-style-type: none"> • Lorraine Dixon • 31 Peter Street • Located east side of Peter Street, south of 16th Avenue • Site Plan Control Application for 2nd storey revisions to existing dwelling 	Staff
18.	SPC 20-113250	2, West	<ul style="list-style-type: none"> • Livante Holdings (Victoria Square Woodbine) Inc. c/o Gatzios Planning + Development Consultants Inc. (James Koutsovitis) • Vetmar Avenue, Block 95, 65M-4328 • Located on the north side of Vetmar Avenue – west of Victoria Square Boulevard • Site Plan Control Application for 8-storey mixed-use building with 200 m² of ground floor commercial, 193 apartment units and two levels of underground parking 	Council/ Committee
19.	SPC 20-113665	4, Heritage	<ul style="list-style-type: none"> • James Hipps • 19 Peter Street • Located east side of Peter Street, south of 16th Avenue • Site Plan Control Application for detached garage 	Staff

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
20.	SPC 20-113739	4, Heritage	<ul style="list-style-type: none"> • Sharon Chilcott c/o Trevor Keir Design (Trevor Keir) • 45 Peter Street • Located east side of Peter Street, south of 16th Avenue • Site Plan Control Application for a garage and a one-storey addition to the existing house. 	Staff
21.	PLAN 20-113780	6, North Markham	<ul style="list-style-type: none"> • Major Kennedy South Developments Limited, Major Kennedy Developments Limited and 4551 Elgin Mills Developments Limited c/o Malone Given, Parsons Ltd. • 4638 Major Mackenzie Drive East, 10225-10227 Kennedy Road and 4551 Elgin Mills Road East • Located east of Kennedy Road on the north side of Major Mackenzie Drive in the Robinson Glen Secondary Plan Area. • Zoning By-Law Amendment and Draft Plan of Subdivision Applications for 2,305 dwelling units, residential and mixed use blocks for future development, a community park/secondary school co-location site, an elementary school, parks, storm water management facilities, an open space system, and a network of collector and local roads. 	

	Application Type & File #	Ward & District Team	Description of Development Proposal	Approval Route
22.	PLAN 20-113948	3, Central	<ul style="list-style-type: none"> • Enterprise Boulevard Inc. c/o Gatzios Planning + Development Consultants Inc. (James Koutsovitis) • Enterprise Boulevard • Located west of Main Street Unionville, on north side of Enterprise Blvd., immediately east of Metrolinx GO Transit Line. • Official Plan and Zoning By-Law Amendment Applications seek revisions to site-specific permissions to increase the number units and building storeys, and reduced parking. Several other zone modifications are also requested. 	

FINANCIAL CONSIDERATIONS

Not applicable

HUMAN RESOURCES CONSIDERATIONS

Not applicable

ALIGNMENT WITH STRATEGIC PRIORITIES:

Not applicable

BUSINESS UNITS CONSULTED AND AFFECTED:

Not applicable

RECOMMENDED BY:

Biju Karumanchery, M.C.I.P., R.P.P.
Director, Planning and Urban Design

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Commissioner of Development
Services

ATTACHMENTS:

Not applicable