



## Community Notice Development Services Committee

### Public Meeting

A change is proposed for 5871 Highway 7 East. The City of Markham received a complete Official Plan Amendment and Zoning By-law Amendment applications, submitted by Gatzios Planning + Development Consultants Inc. on June 14, 2022. You are receiving this notice because you live within 200 metres of the property and are being invited to participate in the review process.

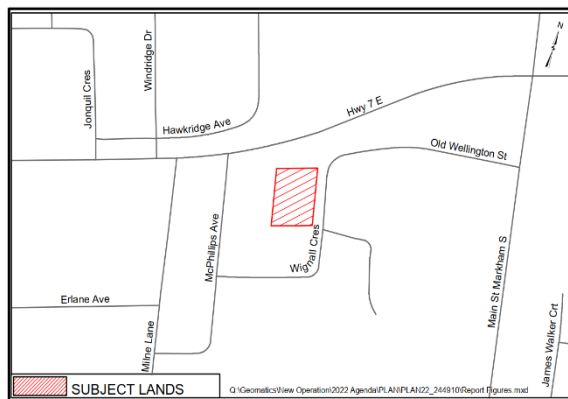
#### Tell us what you think

A Public Meeting to consider the applicant's proposal for the subject property will take place on:

**Date:** February 27, 2023  
**Time:** 7:00 p.m.  
**Place:** Council Chambers  
Anthony Roman Centre  
101 Town Centre Boulevard  
Markham, Ontario, L3R 9W3

#### Property Description

The 0.29 ha (0.73 ac) subject lands are located on the south side of Highway 7 and west side of Wignall Crescent. The subject lands are currently developed with three (3) existing commercial buildings. Surrounding land uses include a mix of residential and commercial uses to the north, low rise residential uses to the east and south; residential apartment buildings on the north side of Highway 7; and commercial uses along both sides Highway 7 East including restaurant uses (i.e., KFC, Tim Horton's, Starbucks, etc.), service commercial uses (i.e. automotive services, gas station, etc.).



#### Applicant's Proposal

The applicant is proposing to amend the Official Plan and Zoning By-law to redevelop the subject lands with a thirteen (13) storey residential apartment building stepping down to eight (8) storeys to the south of the property. The proposed building will contain 146 units, two (2) levels of below grade parking, visitor parking provided at grade, outdoor amenity space, and vehicle and pedestrian access to both Highway 7 and Wignall Crescent. The applicant is not proposing any commercial uses.

#### Public Meeting Information Report

For additional information about the application open Public Meeting Information Report from this link to find Application File Number PLAN 22 244910: <https://www.markham.ca/PlanningApplications>.

#### Additional Information

A copy of the Official Plan Amendment and Zoning By-law Amendment applications is available for public viewing at the Development Services Front Counter of the City Municipal Offices between the hours of 8:30 a.m. and 4:30 p.m.



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If you cannot attend the meeting but wish to provide comments or speak with the Planner, please contact:

Brashanthe Manoharan, Planner II East District  
Planning & Urban Design Department  
[bmanoharan@markham.ca](mailto:bmanoharan@markham.ca)  
(905) 477-7000 ext. 2190  
Refer to application number PLAN 22 244910

Written submissions may be mailed or personally delivered to the Clerk's Department at the address noted below, or by e-mail to [notifications@markham.ca](mailto:notifications@markham.ca) quoting file number PLAN 22 244910 by not later than 4:30 p.m. on February 24, 2022.

The City of Markham  
101 Town Centre Boulevard  
Markham, Ontario, L3R 9W3

### Future Notification

If you wish to be notified of the decision of the City of Markham, or approval authority, on the proposed Official Plan Amendment and Zoning By-law Amendment applications, you must make a written request to the Clerk's Department at the address noted above or by email to [notifications@markham.ca](mailto:notifications@markham.ca).

### Information about Appeals

- i. If a person or public body would otherwise have an ability to appeal the decision of the Council of the City of Markham, or the approval authority, to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the City of Markham before the proposed official plan amendment is adopted or the by-law is passed, the person or public body is not entitled to appeal the decision.
- ii. If a person or public body does not make oral submissions at a public meeting, or make written submissions to the City of Markham before the proposed official plan amendment is adopted or the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

That means if this this official plan amendment or by-law is appealed to Ontario Land Tribunal and you would like to participate in the appeal in some form, you **must** make an oral submission at a public meeting, or submit written comments to the City Clerk, before the official plan amendment is adopted or the by-law is passed by Markham City Council.

### Notice to Landlords

If you are a landlord of lands containing seven (7) or more residential units, please post a copy of this notice in a location that is visible to all of the residents.

### Personal Information

Personal information collected in response to this planning notice will be used to assist City staff and Council to process this application and will be made public.

Date of Notice: February 7, 2023

Arvin Prasad, MCIP, RPP  
Commissioner of Development Services

Jim Jones  
Chair  
Development Services Committee

**Suggested Draft Resolutions  
for Consideration of the Development Services Committee**

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**Resolution if the applications are to be referred back to staff for a report and recommendation**

1. That the “PUBLIC MEETING INFORMATION REPORT – Official Plan Amendment and Zoning By-law Amendment applications to develop a thirteen (13) storey residential apartment building containing 146 units (Ward 4), (File No. PLAN 22 244910) at 5871 Highway 7 East, submitted by Gatzios Planning + Development Consultants Inc”. be received;
2. That the Record of the Public Meeting held on February 27, 2023, with respect to the proposed applications for Official Plan Amendment and Zoning By-law Amendment submitted by Gatzios Planning + Development Consultants Inc. for 5871 Highway 7 East (File No. PLAN 22 244910), be received;
3. That the applications by Gatzios Planning + Development Consultants Inc. for the proposed Official Plan Amendment and Zoning By-law Amendment (File No. PLAN 22 244910), be referred back to staff for a report and a recommendation;
4. And that staff be authorized and directed to do all things necessary to give effect to this resolution.

**Resolution if the proposed Official Plan Amendment and Zoning By-law Amendment are to be enacted without further notice**

1. That the “PUBLIC MEETING INFORMATION REPORT – Official Plan Amendment and Zoning By-law Amendment applications to permit a thirteen (13) storey residential apartment building containing 146 units (Ward 4), (File No. PLAN 22 244910) at 5871 Highway 7 East, submitted by Gatzios Planning + Development Consultants Inc.” be received;
2. That the Record of the Public Meeting held on February 27, 2023, with respect to the proposed applications for Official Plan Amendment and Zoning By-law Amendment submitted by Gatzios Planning + Development Consultants Inc. for 5871 Highway 7 East, be received;
3. That the applications by Gatzios Planning + Development Consultants Inc. for the proposed Official Plan Amendment and Zoning By-law Amendment (File No. PLAN 22 244910), be approved;

4. And that staff be authorized and directed to do all things necessary to give effect to this resolution.