



Statutory Public Meeting

OFFICIAL PLAN AND ZONING BY-LAW APPLICATIONS

Primont Homes (Leslie/John) Inc.

2300 John Street (Ward 1)

File PLAN 21 146653

November 19, 2024



- 1.14 ha (2.8 ac)
- surface parking lot, two vacant commercial buildings

Surrounding Uses Include:

- CN Rail Corridor
- R.J. Clatworthy Arena
- Bishops Cross Park
- Low-rise residential
- Mid-rise residential



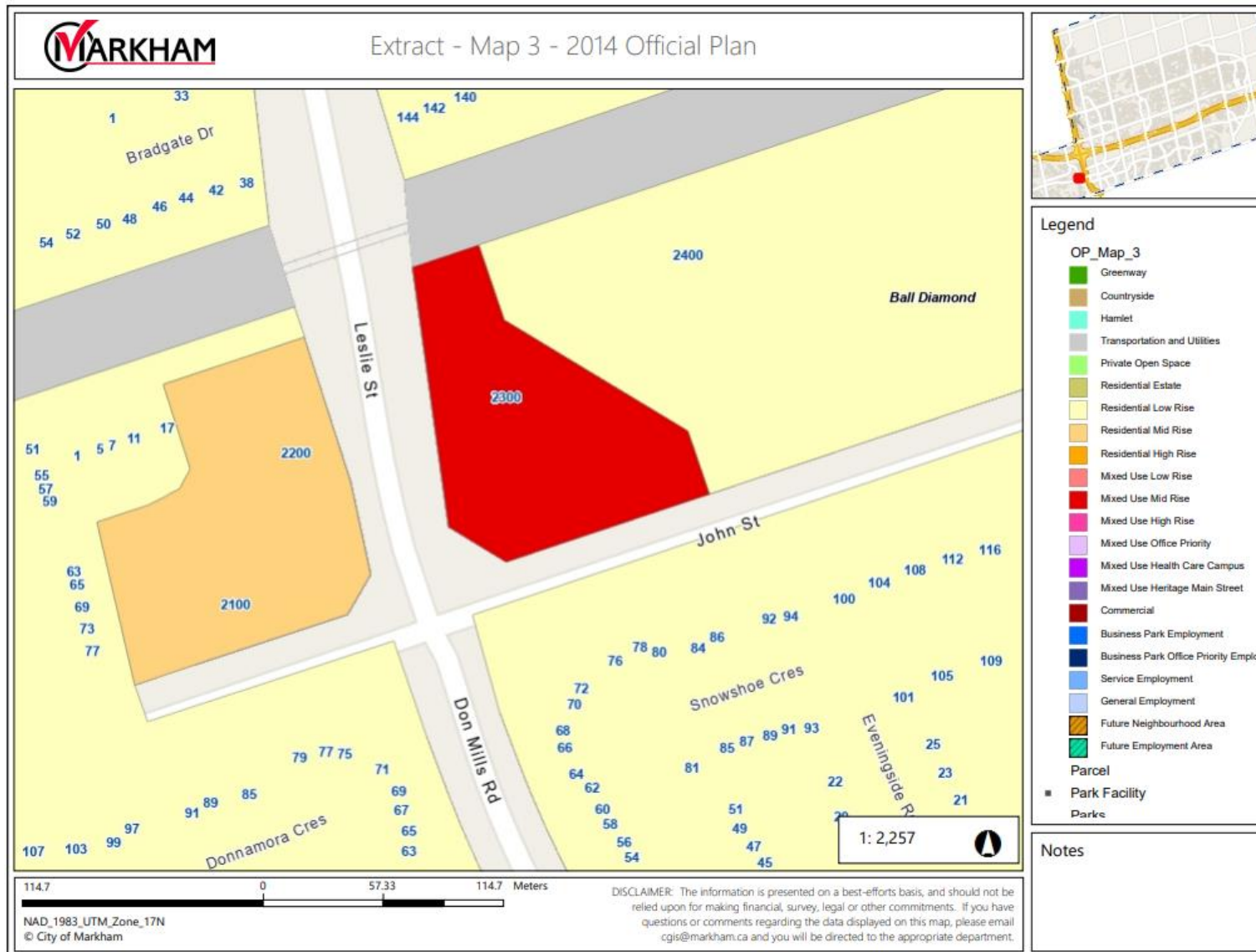
 SUBJECT LANDS



“Mixed-Use Mid-Rise”

- permits mixed use development up to 8 storeys and 2.0 FSI

Proposal requires an Official Plan Amendment to redesignate the subject lands from Mixed-Use Mid-Rise to Mixed-Use High-Rise





Required Zoning Amendment

Strategic Plan 2020-2026

Building Markham's Future Together

“Local Community Commercial” (By-law 2571)

The Owner submitted an amendment to permit the following:

- to permit the development of a mixed-use high-rise building that proposes 4 residential towers with heights of 9,10, 12 and 24 storeys for 723 apartment units





1. Staff will continue to review the Proposal

- Appropriateness of height, built form, location of proposed buildings at 2300 John Street

2. Committee may refer the Application back to Staff

- Staff will prepare a Recommendation Report on the overall development at a future DSC

3. Applicant will provide a detailed presentation on the Proposal



Thank you