







### **PUBLIC MEETING**

#### PROPOSED MIXED-USE DEVELOPMENT

4438 Steeles , Markham, Ontario March 4<sup>th</sup>, 2025





| <ul> <li><b>1.0 PROPOSED DEVELOPMENT</b></li> <li>1.1 BLOCK PLAN</li> <li>1.2 SITE PLAN</li> <li>1.3 GROUND FLOOR PLAN</li> <li>1.4 GROUND FLOOR AMENITY PLAN</li> </ul> | 3<br>4<br>5-6<br>7<br>8 |
|--|-------------------------|
| <ul><li>1.5 PODIUM AMENITY PLANS</li><li>1.6 SECTIONS</li><li>2.0 RENDERS</li></ul>  | 9<br>10-11<br>12-18     |
| <ul> <li><b>3.0 DESIGN CONSIDERATIONS</b></li> <li>3.1 RAIL SAFETY DESIGN</li> <li>3.2 AGE-FRIENDLY DESIGN</li> <li>3.3 BIRD SAFE DESIGN</li> </ul>                      | 19<br>20-21<br>22<br>23 |











## 1.0 PROPOSED DEVELOPMENT

2607549 ONTARIO INC.



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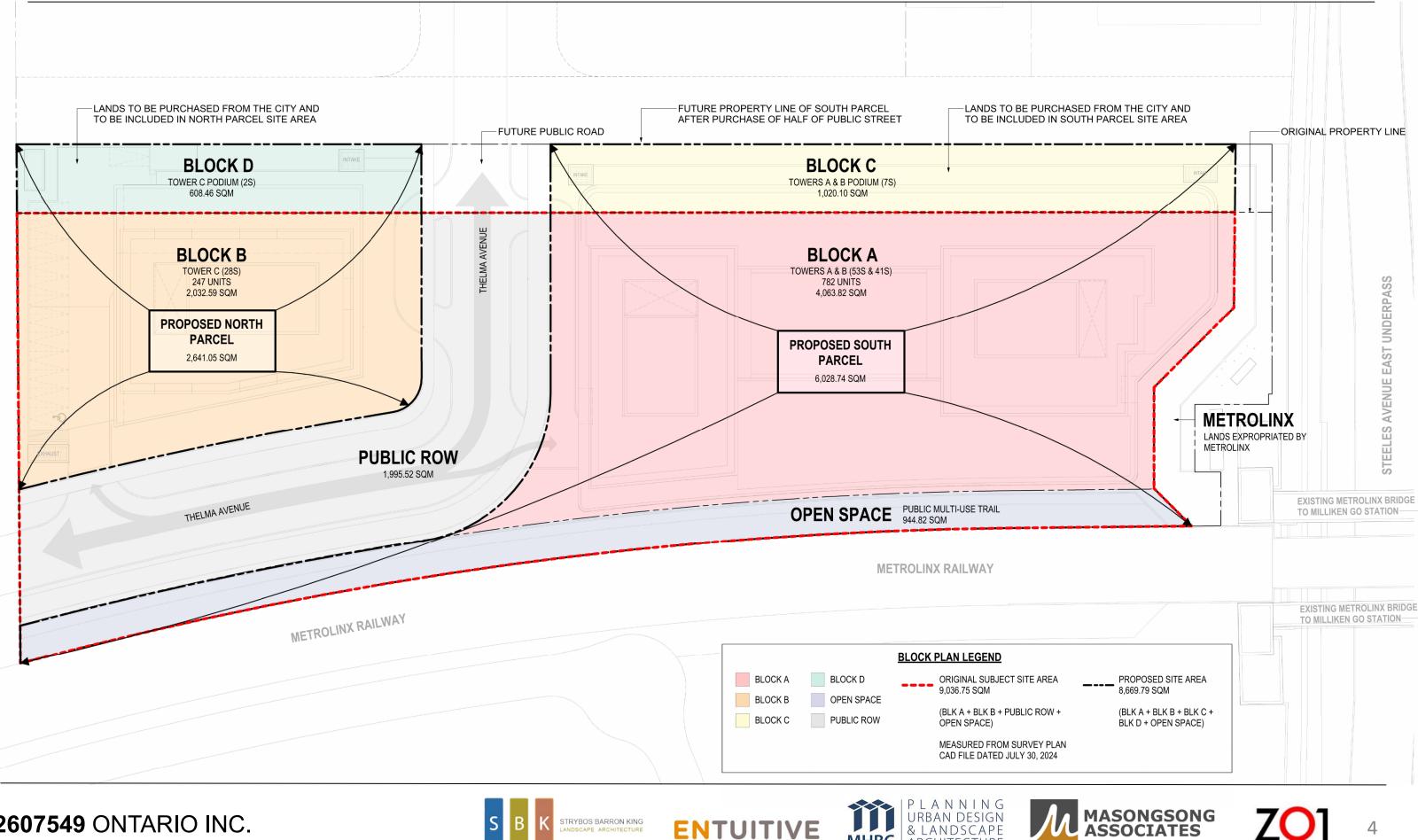








#### PUBLIC MEETING **1.1 BLOCK PLAN**



MHBC ARCHITECTURE

ENGINEERING SUSTAINABLE FUTURES

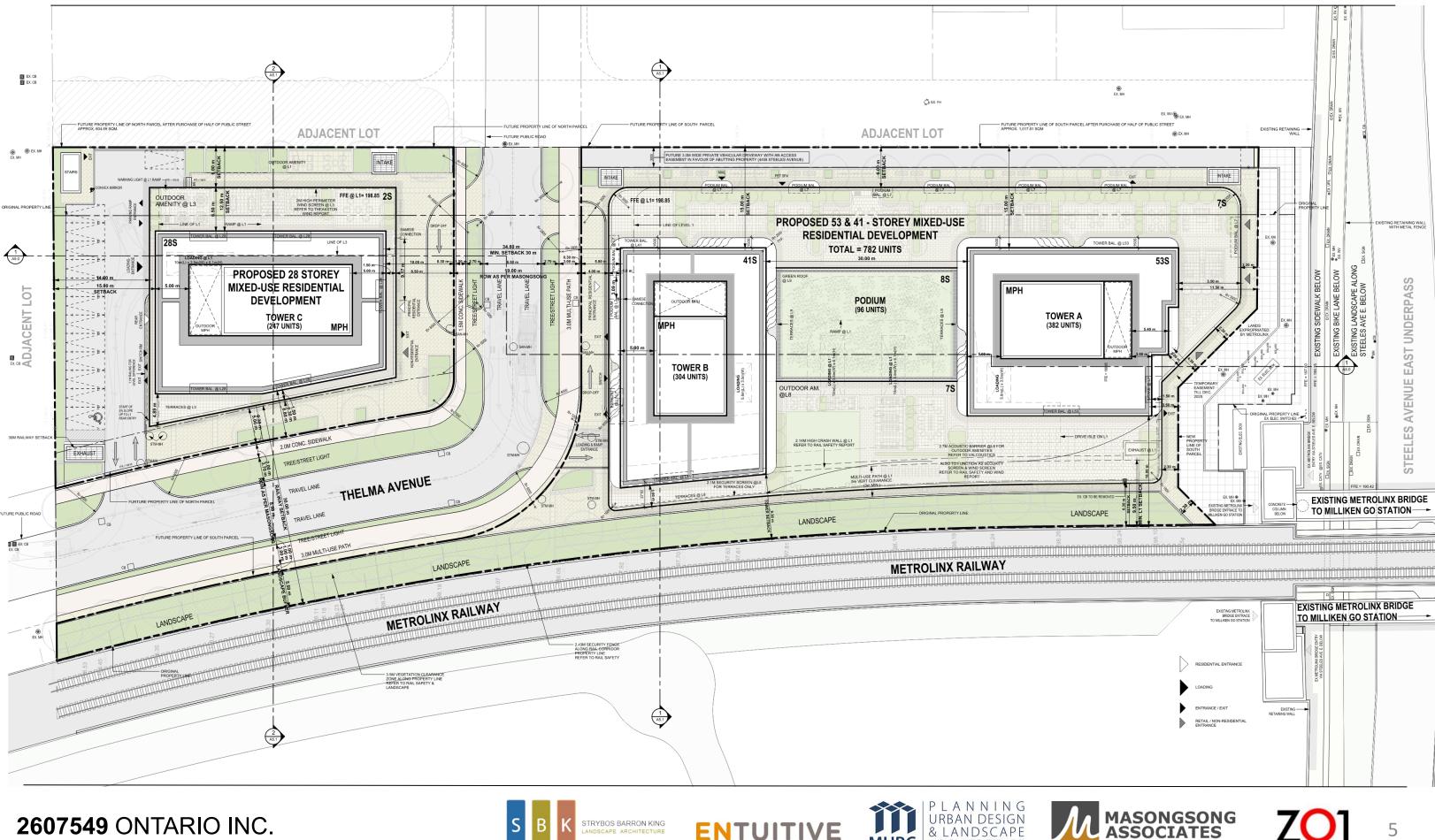
2607549 ONTARIO INC.



#### **PROPOSED MIXED-USE DEVELOPMENT**

4438 Steeles, Markham, Ontario

#### PUBLIC MEETING **1.2 SITE PLAN**



2607549 ONTARIO INC.



STRYBOS BARRON KING **ENTUITIVE** 

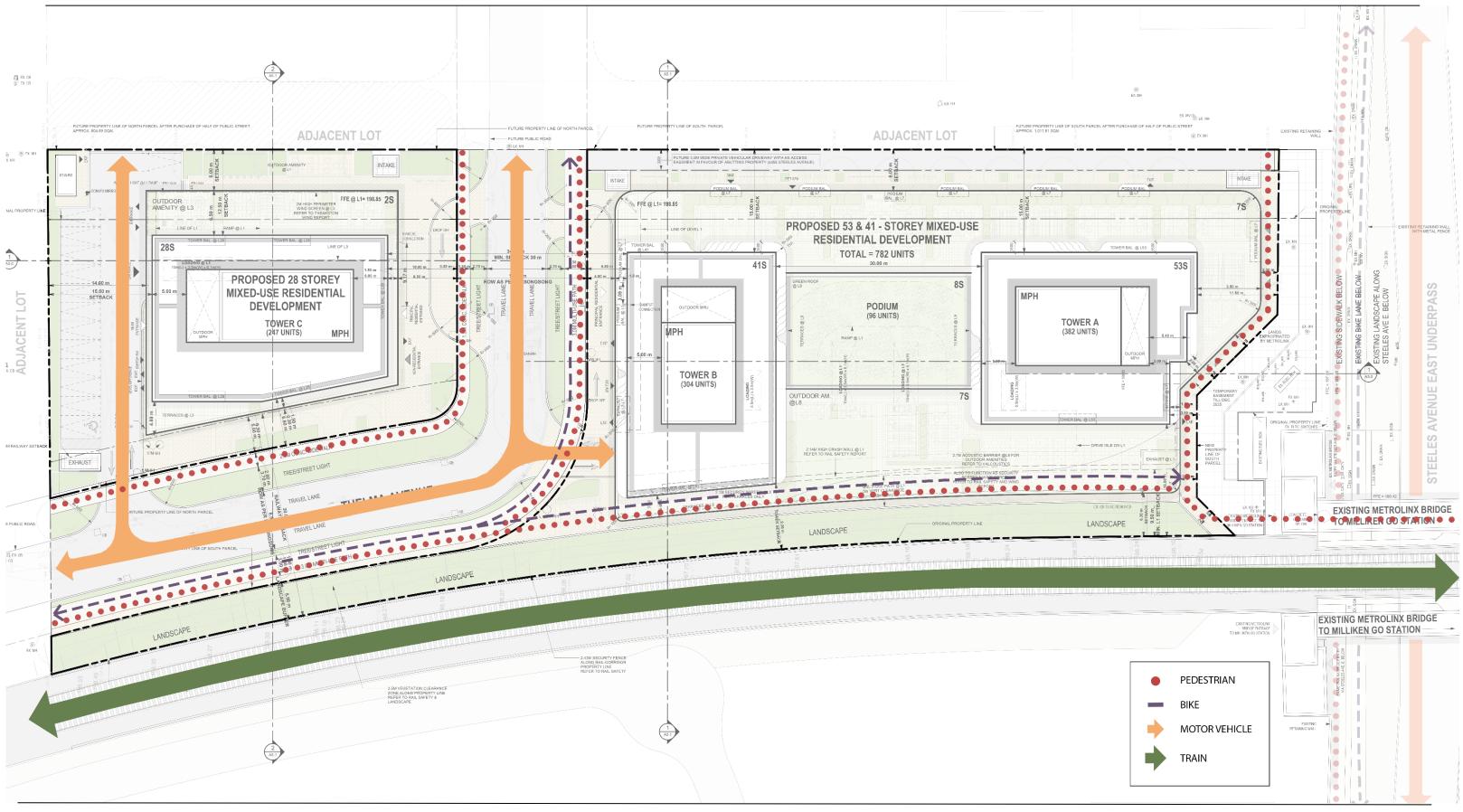


ENGINEERING SUSTAINABLE FUTURES

#### **PROPOSED MIXED-USE DEVELOPMENT**

4438 Steeles, Markham, Ontario

#### PUBLIC MEETING 1.2 SITE PLAN – MOBILITY



2607549 ONTARIO INC.



STRYBOS BARRON KING LANDSCAPE ARCHITECTURE ENTUITIVE



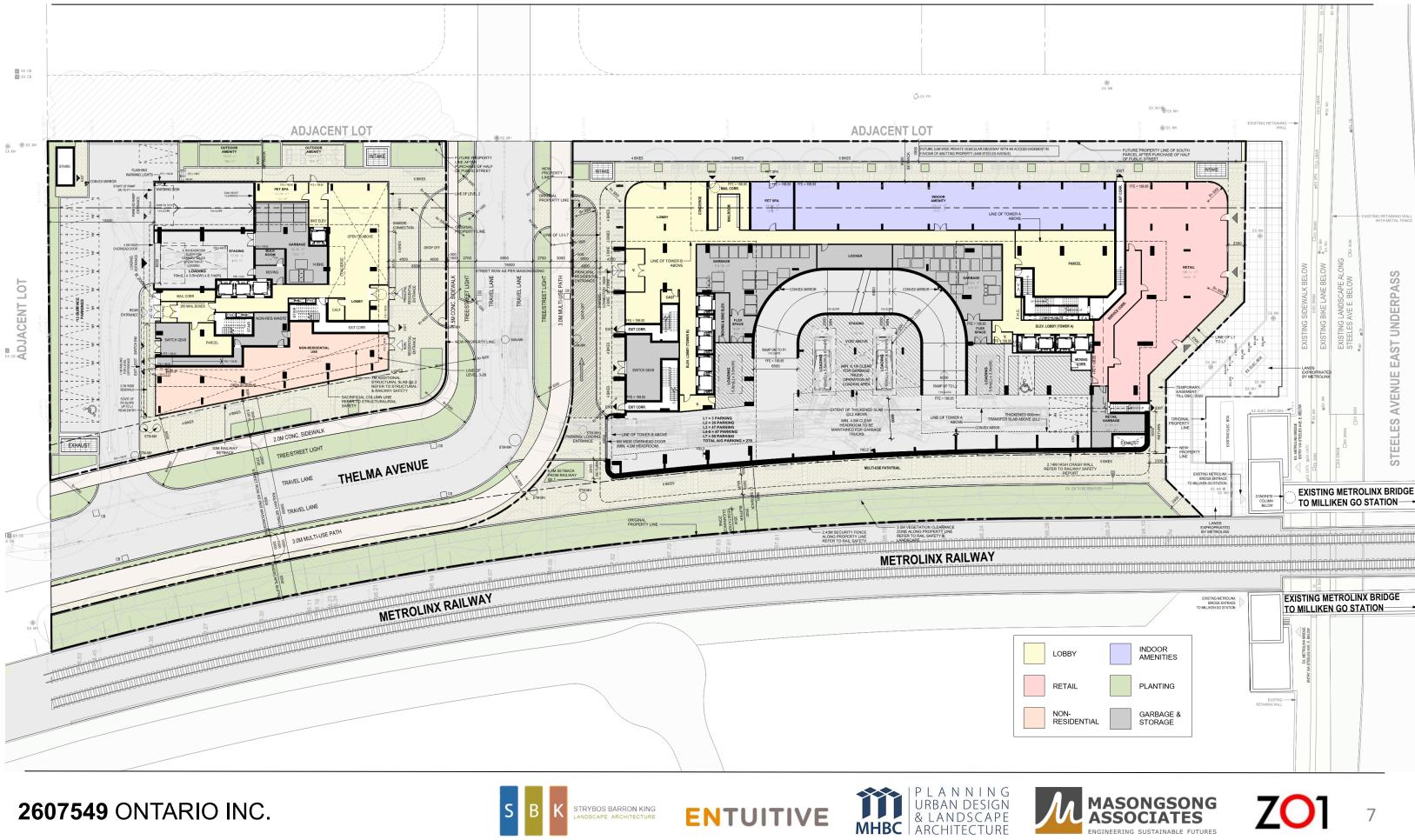
#### PROPOSED MIXED-USE DEVELOPMENT

4438 Steeles , Markham, Ontario



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#### PUBLIC MEETING **1.3 GROUND FLOOR PLAN**



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#### **PROPOSED MIXED-USE DEVELOPMENT**

4438 Steeles , Markham, Ontario

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ENGINEERING SUSTAINABLE FUTURES

#### PUBLIC MEETING 1.4 GROUND FLOOR AMENITY PLAN

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2607549 ONTARIO INC.



STRYBOS BARRON KING LANDSCAPE ARCHITECTURE



#### PROPOSED MIXED-USE DEVELOPMENT

4438 Steeles , Markham, Ontario





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P L A N N I N GURBAN DESIGN& LANDSCAPEARCHITECTURE

2607549 ONTARIO INC.



STRYBOS BARRON KING

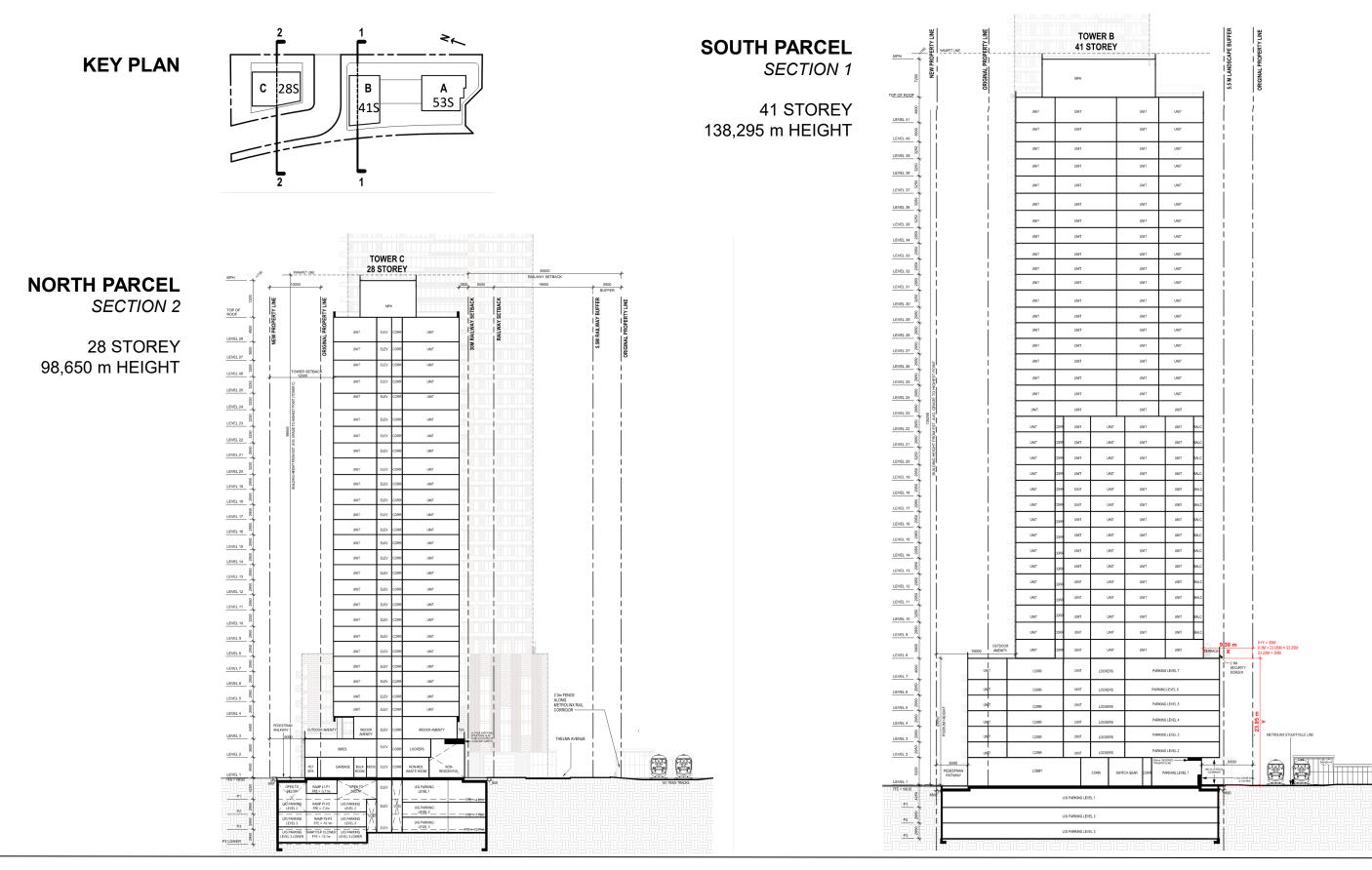


#### PROPOSED MIXED-USE DEVELOPMENT 4438 Steeles , Markham, Ontario





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2607549 ONTARIO INC.





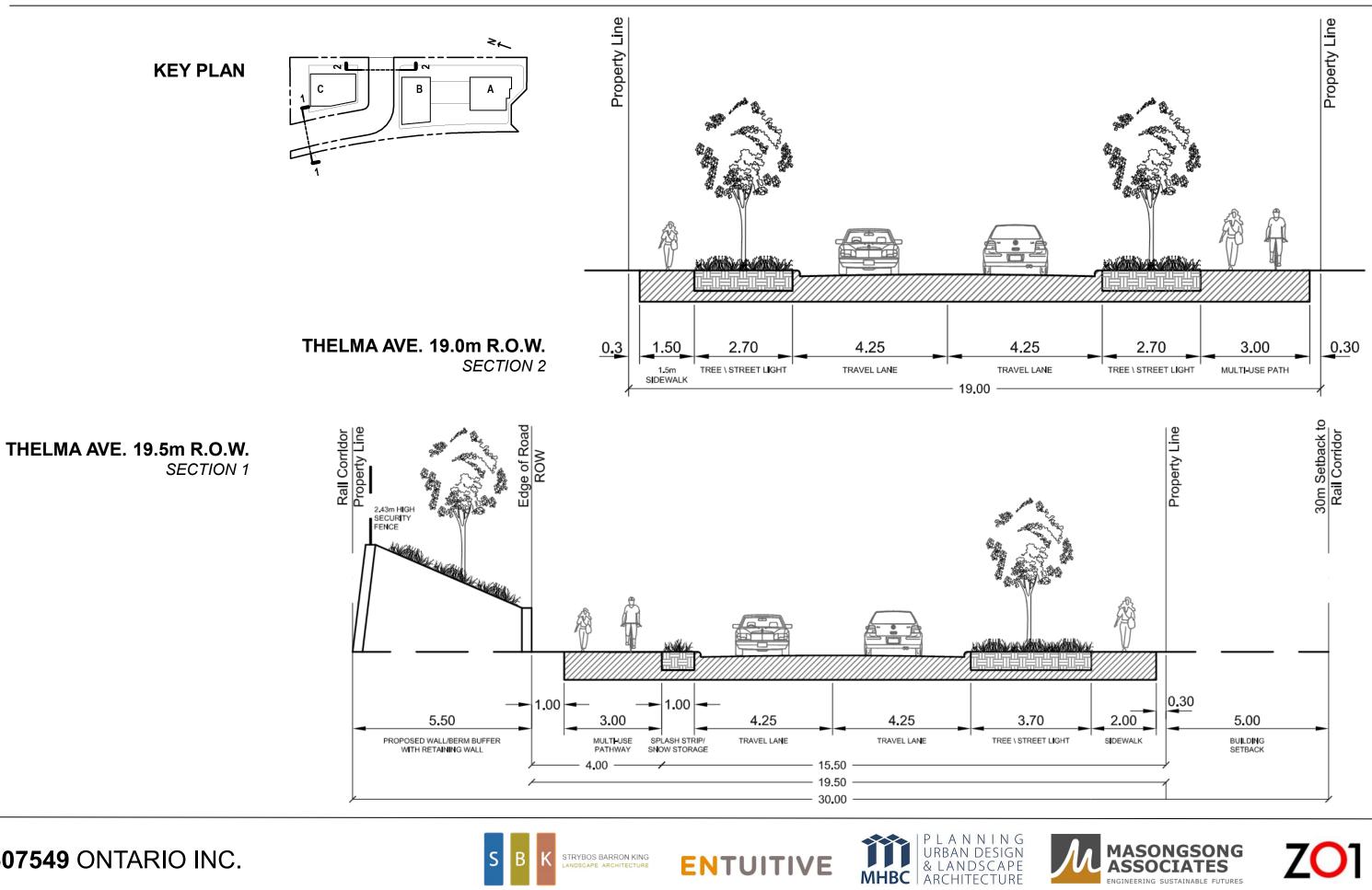
#### PROPOSED MIXED-USE DEVELOPMENT

4438 Steeles, Markham, Ontario





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**ENTUITIVE** 

2607549 ONTARIO INC.



#### **PROPOSED MIXED-USE DEVELOPMENT**

4438 Steeles, Markham, Ontario



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PUBLIC MEETING 3.0 RENDERS





# 2.0 RENDERS

































STRYBOS BARRON KING













STRYBOS BARRON KING

























STRYBOS BARRON KING





PUBLIC MEETING **3.0 APPENDIX** 









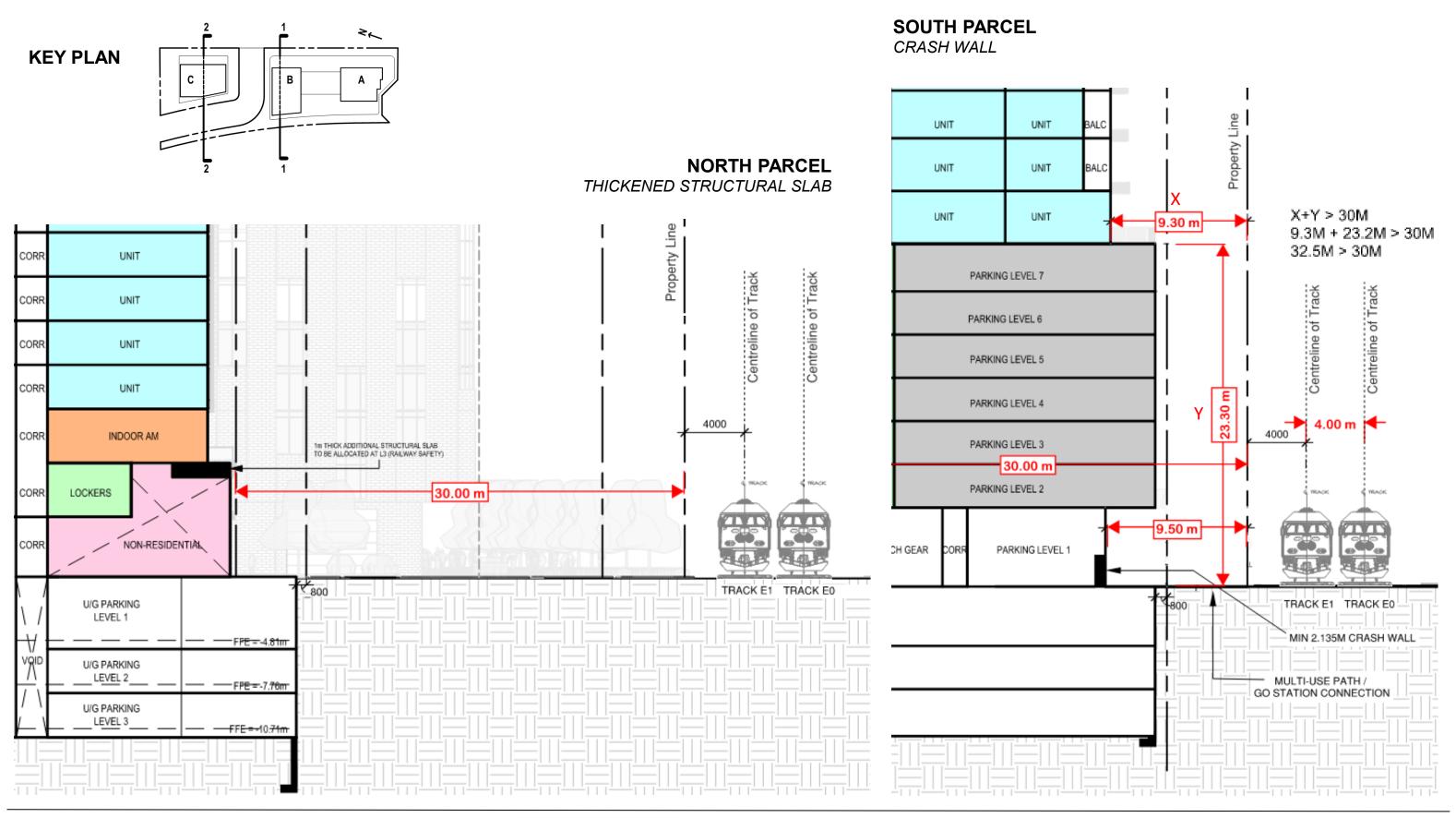
## 3.0 APPENDIX





## PUBLIC MEETING 3.1 RAIL SAFETY DESIGN

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STRYBOS BARRON KING







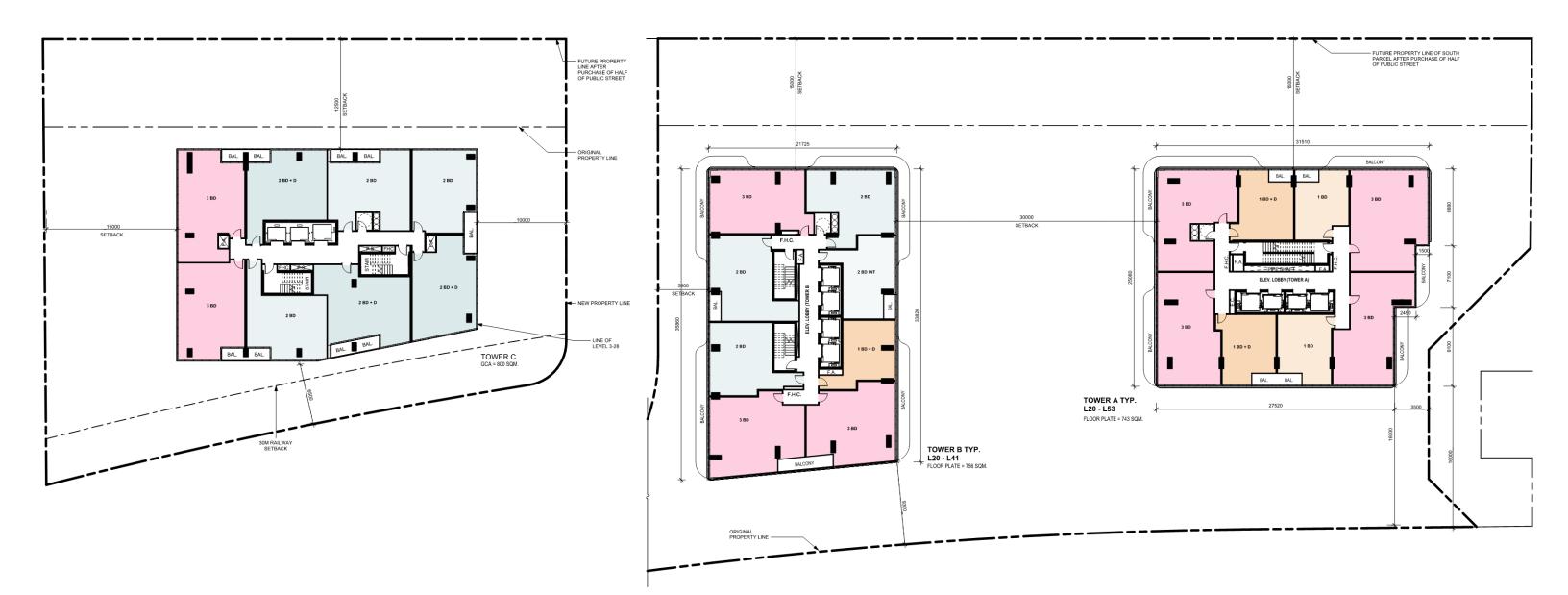


NORTH PARCEL

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TYP. TOWER FLOOR PLAN

#### **SOUTH PARCEL** *TYP. TOWER FLOOR PLAN*















#### PUBLIC MEETING 3.3 BIRD SAFE DESIGN

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## **THANK YOU**

#### **PROPOSED MIXED-USE DEVELOPMENT** 4438 Steeles, Markham, Ontario



