



Minutes
Development Services Public Meeting
February 6, 2018 - 7:00 PM
Council Chamber
Meeting No. 2

All Members of Council

Development Services

Chair: Regional Councillor Jim Jones

Vice-Chair: Councillor Don Hamilton

Attendance

Deputy Mayor Jack Heath
Regional Councillor Jim Jones
Regional Councillor Joe Li
Regional Councillor Nirmala Armstrong
Councillor Valerie Burke
Councillor Alan Ho
Councillor Don Hamilton
Councillor Karen Rea
Councillor Colin Campbell
Councillor Amanda Collucci (arrived at
7:35pm)
Councillor Logan Kanapathi

Ron Blake, Acting Director of Planning and Urban
Design
Sally Campbell, Manager, East District
Sean Lapenna, Planner
Alida Tari, Council/Committee Coordinator

Regrets

Mayor Frank Scarpitti
Councillor Alex Chiu

The Development Services Public Meeting convened at 7:00 PM in the Council Chamber with Regional Councillor Jim Jones in the Chair.

Disclosure of Pecuniary Interest

None disclosed.

**1. PRELIMINARY REPORT
AGARWAL INDUSTRIAL HOLDINGS INC.
ON BEHALF OF AMAZING GRACE BILINGUAL MONTESSORI INC.,
APPLICATION FOR A MINOR ZONING BY-LAW AMENDMENT
TO ADD 'CHILD CARE CENTRE' AS A PERMITTED USE TO
114 ANDERSON AVENUE, EAST OF MARKHAM ROAD
NORTH OF 16TH AVENUE (WARD 5)
FILE NO. ZA 17 155051 (10.5)**
[Report](#)

The Public Meeting this date was to consider an application submitted by Agarwal Industrial Holdings Inc. on behalf of Amazing Grace Bilingual Montessori Inc. for a Minor Zoning By-Law Amendment to add "Child Care Centre" as a permitted use to 114 Anderson Avenue (ZA 17 155051).

The Committee Clerk advised that 68 notices were mailed on January 17, 2018, and a Public Meeting sign was posted on January 16, 2018. No written submissions were received regarding this proposal.

Staff gave a presentation regarding the proposal, the location, surrounding uses and outstanding issues.

The local Councillor spoke in support of the proposed application.

There was discussion regarding the outdoor play area for the daycare. The Committee suggested that the applicant include some green space into the outdoor play area, and that a City Building inspector confirm that the play area is safe from any cars parked in the adjacent parking lot. The Committee suggested that the applicant consider installing bollards around the play area.

There were no comments from the audience with respect to this application.

Moved by Councillor Colin Campbell
Seconded by Regional Councillor Nirmala Armstrong

- 1) That the report dated December 5, 2017 titled "PRELIMINARY REPORT, Agarwal Industrial Holdings Inc. (Mahesh Agarwal) on behalf of Amazing Grace Bilingual Montessori Inc. (Vivien Kwong), Application for a Minor Zoning By-law Amendment to add 'Child Care Centre' as a Permitted Use to 114 Anderson Avenue" be received; and,
- 2) That the Record of the Public Meeting held on February 6, 2018, with respect to the proposed Zoning By-law Amendment application to add 'Child Care Centre' as an additional permitted use at 114 Anderson Avenue" be received; and,

- 3) That the application submitted by Agarwal Industrial Holdings Inc. (Mahesh Agarwal) on behalf of Amazing Grace Bilingual Montessori Inc. (Vivien Kwong), to amend in-force Zoning By-law 88-76, as amended, be approved; and,
- 4) That the proposed amendment to in-force Zoning By-law 88-76, as amended, be enacted without further notice; and further,
- 5) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

Carried

**2. PRELIMINARY REPORT
KLM PLANNING PARTNERS INC. ON BEHALF OF
CORNELL ROUGE DEVELOPMENT CORPORATION
APPLICATIONS FOR A ZONING BY-LAW AMENDMENT
AND DRAFT PLAN OF SUBDIVISION ON BLOCK 77
PLAN 65M-4257 (WARD 5)
FILE NOS. SU/ZA 17 153836 (10.5, 10.7)
[Report](#)**

The Public Meeting this date was to consider an application submitted by KLM Planning Partners Inc. on behalf of Cornell Rouge Development Corporation for a Zoning By-Law Amendment and Draft Plan of Subdivision on Block 77, Plan 65M-4257 (SU/ZA 17 153836).

The Committee Clerk advised that 206 notices were mailed on January 17, 2018, and a Public Meeting sign was posted on January 17, 2018. No written submissions were received regarding this proposal.

Staff gave a presentation regarding the proposal, the location, surrounding uses and outstanding issues.

The Committee suggested that staff review whether there is sufficient space for snow storage along the public laneway. The Committee requested that when staff report back to Development Services Committee on a final recommendation report to include a discussion of the size of the garages, and that approval conditions provide that appropriate noise warning clauses will be provided to purchasers of homes facing on to Donald Cousens Parkway.

There was discussion regarding the proposed amount of greenspace for both the townhouse development, and single dwellings units.

The Committee suggested that the recommendation report include proposed renderings of the townhouses and single dwelling units, and the proximity to public parks.

William Kwok, Markham resident addressed the Committee regarding the application submitted by KLM Planning Partners Inc. on behalf of Cornell Rouge Development Corporation for a Zoning By-Law Amendment and Draft Plan of Subdivision and spoke in opposition. He inquired why the site is no longer being developed as a place of worship or other amenity space. Mr. Kwok stated concerns insufficient snow storage space along the public laneway.

Staff advised that a five year reserve period placed on the subject lands to hold it for potential development as a place of worship expired, and the applicant therefore has the opportunity to change the land use to develop it for residential purposes.

Moved by Councillor Colin Campbell

Seconded by Councillor Logan Kanapathi

- 1) That the report dated December 5, 2017 titled “PRELIMINARY REPORT, KLM Planning Partners Inc. on behalf of Cornell Rouge Development Corporation, Applications for a Zoning By-law Amendment and Draft Plan of Subdivision on Block 77, Plan 65M-4257 (Ward 5)”, be received; and,
- 2) That the Record of the Public Meeting held on February 6, 2018, with respect to the proposed Zoning By-law Amendment and Draft Plan of Subdivision on Block 77, Plan 65M-4257 (Ward 5)”, be received; and,
- 3) That the applications submitted by KLM Planning Partners Inc. on behalf of Cornell Rouge Development Corporation, for a Zoning By-law Amendment and Draft Plan of Subdivision on Block 77, Plan 65M-4257 (Ward 5)”, be referred back to staff for a report and recommendation evaluating the proposal; and further,
- 4) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

Carried

ADJOURNMENT

The Development Services Public Meeting adjourned at 8:07 PM.

Alternate formats for this document are available upon request.

