



**Historic Unionville Community Vision Committee
September 20, 2017 Minutes**

**City of Markham
Location: Canada Room**

Members

Harry Eaglesham, Community Rep
Councillor Don Hamilton, Ward 3
Regional Councillor Jim Jones (arrived at 7:35 pm)
David Johnston, Heritage Markham
Reid McAlpine, URA
Joseph Cimer, Community Rep
Kimberley Kwan, UHS
Wes Rowe, UVA

Regrets

Rob Kadlovski, UBIA
Bob Stiver, UVC
Tony Lamanna, UBIA
Scott Harper, Community Rep
Shanta Sundarson, Community Rep
Mark Smith, UBIA

Staff

Regan Hutcheson, Manager of Heritage Planning
Martha Pettit, Deputy City Clerk

The meeting of the Historic Unionville Community Vision Committee convened without quorum at 7:05 PM with Harry Eaglesham presiding as Chair.

Quorum was achieved at 7:35 PM.

The Chair announced that Templar Tsang-Trinaistich, representing Heritage Markham was no longer on the Committee as his term had expired and welcomed David Johnston as the new representative.

1. Disclosure of Pecuniary Interest

Harry Eaglesham, Community Rep, declared a conflict on item 5 a) New Business/Other Matters on the specific matter of 116 Main Street only, as the subject property abuts his residence. He did not participate in the discussion on this matter.

2. Confirmation of Agenda

The following items were added to the agenda:

- i) Highway 7 Sub-Committee (Imperial Oil Site)
- ii) Heritage Markham Awards of Excellence

3. Adoption of the Minutes of June 21, 2017 and August 23, 2017

Moved by Councillor Don Hamilton
Seconded by Kimberley Kwan

That the Minutes of the Historic Unionville Community Vision Committee meetings held on June 21, 2017 and August 23, 2017 be adopted, as distributed.

CARRIED

4. Business Arising from the Minutes

a) **Capital Budget Requests 2018** – Regan provided an update on submission of 2018 budget items including:

- Way-finding Signage Study
- Façade Improvement for Exterior Washrooms at Crosby Arena
- Improvements to Stiver Mill to allow Public Washrooms
- Permanent Washroom Wayfinding Signage for Main Street Unionville
- Streetscape Master Plan and Detailed Design Plan
- Gate and Access Improvements

Mr. Hutcheson ~~Regan~~ advised that the information regarding each request was sent to the appropriate City Departments in order that they could submit the request on behalf of the HUCVC. Regan advised Committee Members that items are reviewed by the Capital Budget Committee who determines what will go forward for Council approval and that Council makes the final decision. Discussion ensued about the Streetscape Master Plan and where this would fall within the Budget process. He

further advised that the Director of Operations has removed his Main Street streetscape rehabilitation item from his submission to the Capital Budget Committee for 2018 as any rehabilitation work should not occur if Council wishes to undertake a streetscape master plan. There was a brief discussion about the funds held in reserve for this purpose and it was confirmed that the rehabilitation monies are part of lifecycle funding and will still be available for future years..

Councillor Hamilton mentioned that depending on the receipt of a grant, the Unionville area neighbourhoods as well as the heritage conservation district area may be receiving the Upper Unionville heritage style light fixtures in the future. It was noted that Main Street Unionville has always had a unique light standard design.

Mr. Hutcheson provided an update on the Parkview Public School/ Laneway gate issue and indicated that discussions with the school board staff have been undertaken and the City is still awaiting approval from the Board before proceeding to next steps.

A brief discussion ensued with regard to the condition of the existing utilities and infrastructure on and under the street and what the impacts would be for any future developments as well as any future streetscape improvements. These issues would have to be further explored as part of the Secondary Plan and the Streetscape Master Plan (if approved).

- b) **Signage in Business Windows Regarding Washrooms** – deferred to next meeting as Mr. Kadlovski was not in attendance.
- c) **By-law Enforcement Progress** – Mr. Hutcheson provided an update from the Director of By-law Enforcement regarding contacting Enforcement staff after hours and advised that Enforcement staff are on duty after hours and on weekends. They can be reached at 905-477-7000, ext 2050 (leave a message as the line is checked every 30 minutes). A further update will be provided at a future date by the Director.
- d) **Project Tracking Sheet Concept** – Regan confirmed that a sample of the tracking sheet had been forwarded to Rob Kadlovski as requested at the previous meeting.
- e) **Request for Refresher on West Side Redevelopment Focus Area** – this matter was deferred to the end of the agenda.

Mr. Hutcheson provided a presentation to refresh Members on the west side redevelopment focus area of the Main Street Unionville Community Vision Plan. The vision plan was adopted in principle by Council on Jan 13, 2015.

Focus was on West Side South and West Side North area with the following comments provided by staff:

- The village core area would be the centerpiece of the design effect – attempting to address the large amount of underutilized space behind and between buildings to create additional retail and residential uses;
- Need to balance a certain amount of intensification to allow investment and underground parking with the requirement to carefully consider the type/scale/massing to ensure it does not dominate its historic neighbours or diminish the area’s village-like character.
- Any new development in the West Side South area will not include additional residential units due to floodplain issue and restrictions as to what is permitted on Special Policy Area lands by the TRCA. The Vision Plan identified a number of residential uses in this area.
- Any new development on the West Side North lands would not be impacted by TRCA, but would need to address the 3 – 3 ½ height limitation, issues related to appropriate scale and massing of village type architecture and the issue of how parking will be addressed (given that it will likely not involve a parking platform on the east side of Main St)

Members expressed concerns about insufficient parking, the need for transformation of existing businesses – bars open late at night which produce noise pollution for residents including any proposed planned residential dwellings above commercial uses, and the criteria used in the determination of use/zoning areas and the potential for changes to existing uses.

5. New Business/Other Matters

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a) Incoming Planning Applications

Mr. Hutcheson provided a summary update on the applications submitted during July, August and September.

b) Pattern Book Update

Mr. Hutcheson provided an update on the Pattern Book project and advised that a Terms of Reference has been prepared and that the City is in receipt of an acceptable proposal from a consultant. The Pattern Book will help guide developers, builders and residents to design and develop multi-unit infill projects at an appropriate scale and massing and ensure a consistent, standardized look and village-like character.

He further advised that this document will be coming to the HUCVC for review and Members will be asked to solicit feedback from each of their areas of representation. A start date of October 1 has been targeted.

c) Update on Esso property

Mr. Hutcheson provided an update on the vacant Imperial Oil property located at 99 Main Street and advised they are in the process of securing the necessary permits to begin remediation. The proposed plan is to remediate the property to commercial standards and get it on the market in the next few months. It was noted that the plan may change if the property is unable to be remediated to the appropriate standards. This item will be placed on Parked Items for future updates.

d) Paid Parking

Mr. Eaglesham advised that as requested, he appeared before the UBIA and gave his presentation related to paid parking and a parking authority. He confirmed that UBIA passed the following motion:

“That the UBIA and the Main Street Vision Committee request that a parking consultant be retained to provide a study on the potential of paid parking in the Main Street area and consider a cost sharing”

Another member of UBIA suggested having a pilot project perhaps during a festival to see if acceptable to the public. Mr. Hutcheson indicated that senior staff were not willing to accept this budget request for 2018 as the deadline had passed. However, the Director of Planning advised there may be other ways to advance this matter given the City has retained a consultant in the past to undertake a City-wide study on paid parking. Mr. Eaglesham noted the Committee needs to follow up on this so that the matter is not lost.

This item will be placed on Parked Items for future updates.

e) **Heritage Markham Awards of Excellence**

Mr. Hutcheson advised that there is an opportunity to put forward nominations for the Awards of Excellence for individuals or businesses to honour and recognize excellent work undertaken in the preservation and restoration of the community's cultural heritage resources in the following award categories – Heritage Preservation, Restoration – Corporate, Restoration – Private Residential, Complementary New Construction, Complementary New Addition, Heritage Education, Individual Effort and Outstanding Achievement Award.

The deadline for entries is October 13, 2017. Entries are to be sent to:
heritage@markham.ca

All nominations will be reviewed by an Awards Sub-Committee of Heritage Markham comprised of the Chair of Heritage Markham and at least 2 additional members as well as Heritage Section staff. This opportunity is open to all areas of Markham.

6. **Next Meeting**

The next meeting will be held on October 18, 2017.

7. **Parked Items**

Mr. Hutcheson advised Members that they can notify him prior to the agenda production to advise what matters they would like to have brought forward from Parked Items or any new subject matter that they would like to discuss.

Section 37 funding – nothing before Cttee/Council yet

Metrolinx train service implications – noise barriers are proposed to be installed throughout Unionville and Committee Members expressed concerns about the design and placement. Discussion on this matter ensued. It was determined that Brian Lee, Director of Engineering be invited to a future meeting to discuss the concerns raised.

Update on the Secondary Plan – Mr. Hutcheson advised that the matter is progressing and that the majority of appeals related to the Official Plan, save and except some environmental ones have been settled. Committee was advised that the plan will need to

go through internal review, then public input will be sought including this Committee, and then a statutory public meeting as part of the prescribed planning process.

8. Adjournment

Moved by Kimberley Kwan
Seconded by Joseph Cimer

That the Historic Unionville Community Vision Committee meeting adjourn at 9:11 PM.

CARRIED