



Planning Markham's Future

# City of Markham Official Plan Part I

York Region Notice of Decision and  
Appeals to the Ontario Municipal Board

Development Services Committee  
January 13, 2015

## Official Plan Approval Process

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- Dec 10/13: Council adopted new Official Plan
  - June 12/14: Regional Council approved Official Plan with modifications and deferrals
  - June 17/14: York Region issued a notice of decision
  - July 7/14: Last date of filing a notice of appeal
  - Jan 28/15: OMB Prehearing conference

## Key Modifications to Official Plan

- Regional modifications respond to:
  1. Provincial and other agency comments (ie. TRCA)
  2. Regional comments
  3. Markham Council recommendations and staff requests
  4. Various landowner requests
- The majority of modifications are related to minor policy/mapping clarification and corrections
- Markham staff were consulted extensively on the Regional modifications and it is recommended that Council endorse the Region's modifications and deferrals and that the Ontario Municipal Board be advised accordingly

## Key Modifications to Official Plan

### In response to Provincial comments:

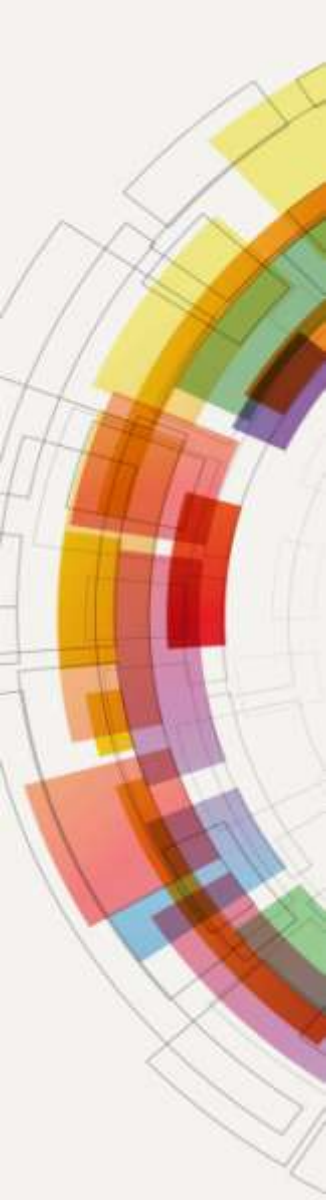
Regional Council modified policies related to:

- mapping of Parkway Belt West Plan and Ministers Zoning Order
- non agricultural uses/public uses in the Countryside
- permitted uses /development criteria for Greenway lands in the Greenbelt Plan Area
- site specific employment conversion requests

### In response to TRCA comments:

Regional Council modified policies related to:

- natural environmental hazards
- Special Policy Areas
- flood vulnerable areas
- appendix mapping associated with TRCA regulatory framework and headwater drainage features







## Key Modifications to Official Plan

### In response to Regional staff comments:

Regional Council modified certain maps to identify:

- a potential mid-block crossing over Highway 404 between Major Mackenzie Drive and Elgin Mills Road on Map 10
- the 'Future Urban Area' as shown on Maps 1, 3 and 12, is subject to the outcome of appeals on the Regional Official Plan.
- the proposed road alignments and the location of specific projects on Maps 10 and 11 are conceptual, subject to review and confirmation through the applicable EA process

### In response to Provincial and Regional staff comments:

Regional Council withheld a decision on:

- refinement of Greenbelt NHS on certain Minotar lands
- all Special Policy Area policies and underlying land use designations

**MARKHAM**  
OFFICIAL PLAN  
MAP 3 - LAND USE  
as modified and approved by York Region June 12/14

**APPEALS OF THE CITY OF MARKHAM OFFICIAL PLAN, PART 1**  
This is a map of all appeal areas marked by the Region of York for reference purposes. The intention of a letter on this map is not to advertise that all listed residential appeal areas are under the Planning Act.

**Legend:**

- Appeals
- Greenbelt
- Countywide
- Northside
- Transportation and Utilities
- Parkway Belt Vision (1990-1995 - See Map 1)
- Private Open Space
- Residential Estate
- Residential Low-Rise
- Residential Mid-Rise
- Residential High-Rise
- Mixed Use Low-Rise
- Mixed Use Mid-Rise
- Mixed Use High-Rise
- Mixed Use Office Priority
- Mixed Use Health Care Campus
- Mixed Use Heritage Main Street
- Commercial
- Business Park Employment
- Business Park Office Priority Employment
- Service Employment
- General Employment
- Recreation Area
- Future Urban Area (1990-1995 - See Map 1)
- Future Neighbourhood Area
- Future Employment Area
- Secondary Plan Area Specific Policy
- Other Areas

**Appeal List:**

- 1. 10000 Highway 7, Unit 10000
- 2. 10000 Highway 7, Unit 10000
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## Summary

- Markham's new Official Plan was approved by Regional Council subject to modifications and deferrals
- York Region's decision has been appealed to the OMB and the new Official Plan is currently not in force.
- It is recommended that Council endorse the Region's modifications and deferrals and that the OMB be advised accordingly.
- A public notice was issued for an OMB prehearing conference

# Discussion

