



Report to: Development Services Committee

Report Date: September 9, 2014

SUBJECT: Zoning by-law amendments to revise the public use provisions of the zoning by-laws applying to the lands within the Markham Centre Community

File No. ZA 14 128597

PREPARED BY: Scott Heaslip, M.C.I.P., R.P.P., ext. 3140
Senior Project Coordinator, Central District

REVIEWED BY: Richard Kendall, M.C.I.P., R.P.P., ext. 6588
Manager, Central District

RECOMMENDATION:

- 1) That the staff report dated September 9, 2014 titled "Zoning by-law amendments to revise the public use provisions of the zoning by-laws applying to the lands within the Markham Centre community," be received.

PURPOSE:

A public meeting has been scheduled for this evening (September 9) at 7 p.m. to consider amendments to the zoning by-laws applying to the lands within the Markham Centre community to permit provincially funded colleges and universities as public uses. This public meeting was authorized by the Chief Administrative Officer using his delegation authority over Council's summer break. The purpose of this report is to provide Development Services Committee with background information in advance of the Public Meeting.

OPTIONS/ DISCUSSION:

On June 23, 2014, York University, in collaboration with Seneca College, announced that Markham Centre has been selected as the preferred location in its bid to build a new university campus in York Region, subject to Provincial approval and funding.

Staff are recommending that the City's zoning by-laws, as they apply to lands within Markham Centre, be revised to permit colleges and universities as public uses. This will provide York University with flexibility regarding the location of their facilities within Markham Centre and permit them to design their facilities in accordance with their specific requirements, provided that the facilities generally comply with the applicable zone standards.

In order to ensure that the permissions apply only to publicly funded colleges and universities, the proposed by-law amendments incorporate definitions of "college" and "university," as follows:

COLLEGE - means a publicly funded or publicly assisted college that receives operating funding and/or grants from the Province of Ontario.

UNIVERSITY - means a publicly funded or publicly assisted university that receives operating funding and/or grants from the Province of Ontario.

Private colleges and universities would therefore continue to be subject to the City's normal zoning regulations.

Some portions of Markham Centre are designated for employment uses in the in-force Official Plan (Revised 1997) and in the new Official Plan 2014 (not yet in force), as well as in the Markham Centre Secondary Plan. These designations do not permit residential uses. Residences/dormitories associated with the university/college will not be permitted in these areas.

FINANCIAL CONSIDERATIONS AND TEMPLATE

Not applicable.

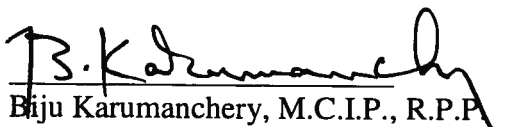
ALIGNMENT WITH STRATEGIC PRIORITIES:


The proposed zoning by-law amendment supports the City's Economic Development Strategic Priority.

BUSINESS UNITS CONSULTED AND AFFECTED:

Legal, Planning and Building staff are collaborating on this zoning amendment.

RECOMMENDED BY:

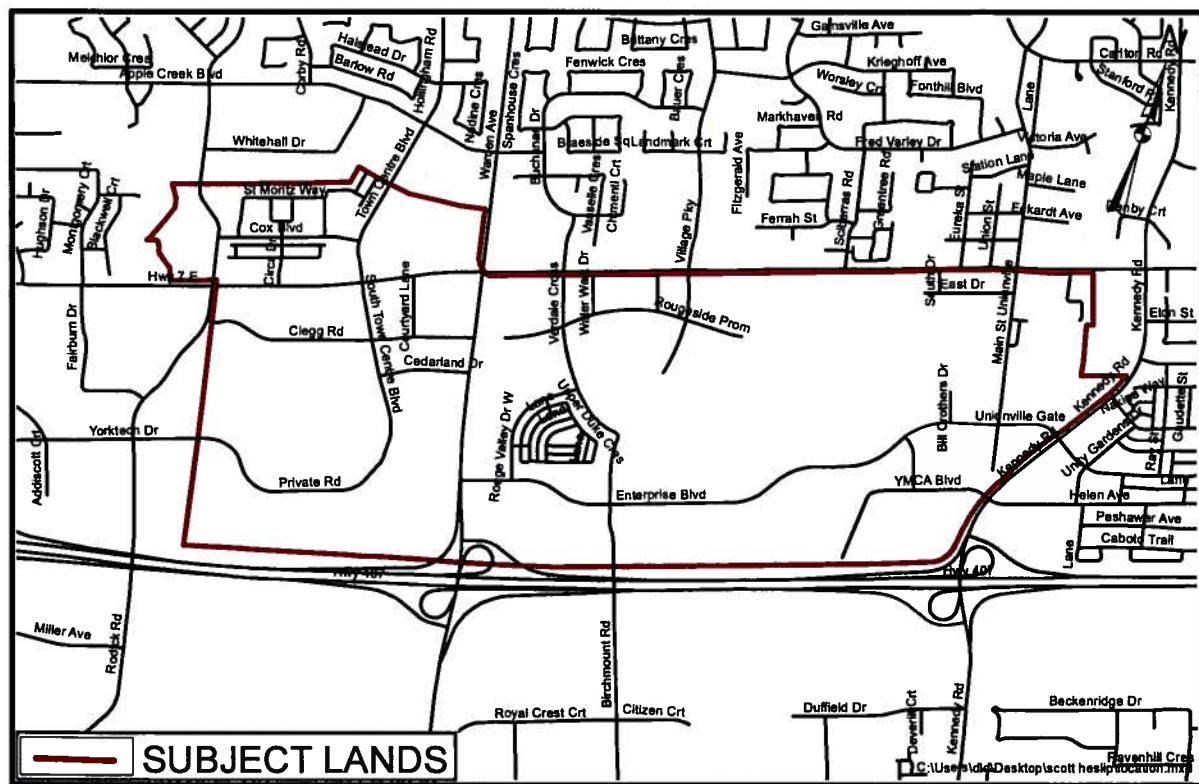

Biju Karumanchery, M.C.I.P., R.P.P.
Senior Development Manager


James Baird, M.C.I.P., R.P.P.
Commissioner, Development
Services

ATTACHMENTS:

Figure 1	Location
Figure 2	Zoning

File path: Amanda\File 14 128597\Documents\Recommendation Report





ZONING BY-LAWS

APPLICANT: CITY OF MARKHAM

FILE No:ZA14128597(SH)

- BY-LAW 122-72
- BY-LAW 165-80
- BY-LAW 177-96
- BY-LAW 2004-196
- BY-LAW 304-87

SUBJECT LANDS



DATE:09/02/14

FIGURE No. 2