



MINUTES
DEVELOPMENT SERVICES PUBLIC MEETING

December 3, 2013 - 9:00 a.m.

Council Chamber

Meeting No. 12

All Members of Council

Development Services

Chair: Regional Councillor Jim Jones

Vice-Chair: Councillor Don Hamilton

Attendance

Mayor Frank Scarpitti
Deputy Mayor Jack Heath
Regional Councillor Jim Jones
Regional Councillor Gord Landon
Regional Councillor Joe Li
Councillor Valerie Burke
Councillor Howard Shore
Councillor Don Hamilton
Councillor Carolina Moretti
Councillor Colin Campbell
Councillor Alan Ho
Councillor Logan Kanapathi
Councillor Alex Chiu

Andy Taylor, Chief Administrative Officer
Jim Baird, Commissioner of Development Services
Brenda Librecz, Commissioner of Community & Fire
Services
Alan Brown, Director of Engineering
Catherine Conrad, City Solicitor
Stephen Corr, Planner II
Regan Hutcheson, Manager, Heritage Planning
Biju Karumanchery, Senior Development Manager
Dave Miller, Manager, East District
Rino Mostacci, Director of Planning and Urban Design
Marg Wouters, Senior Manager, Policy & Research
Kitty Bavington, Council/Committee Coordinator

The Development Services Public Meeting convened at 10:12 AM in the Council Chamber with Regional Councillor Jim Jones in the Chair.

DISCLOSURE OF PECUNIARY INTEREST – None Declared

**1. DEL RIDGE (GOLDEN) INC.
(ORIGINALLY SUBMITTED BY FOREST BAY HOMES)
APPLICATIONS TO AMEND THE SECONDARY PLAN
AND ZONING BY-LAW AND FOR SITE PLAN APPROVAL
TO PERMIT A 6-STOREY 136 UNIT RESIDENTIAL CONDOMINIUM
APARTMENT BUILDING AT 7400 MARKHAM ROAD
(ZA & OP 11 - 115740) (10.4, 10.5, 10.6)
[Summary](#) [Meeting Notice](#) [Background Info](#)**

The Public Meeting this date was to consider an application submitted by Del Ridge (Golden) Inc. (originally submitted by Forest Bay Homes), applications to amend the Secondary Plan and Zoning By-law and for Site Plan Approval to permit a 6-storey 136 unit residential condominium apartment building at 7400 Markham Road. (ZA & OP 11-115740).

The Committee Clerk advised that 280 notices were mailed on November 13, 2013, and a Public Meeting sign was posted on November 12, 2013. One written submission was received regarding this proposal.

The Committee had procedural questions regarding the scheduling of this Public Meeting during the daytime.

Jim Baird, Commissioner of Development Services, explained the purpose for the second statutory Public Meeting for this proposal and advised that staff have no concerns. The Ward Councillor advised that he had consulted with the community, and explained the range of the notice and discussions with the residents, and confirmed to the Committee that there were no outstanding issues.

Staff gave a presentation regarding the proposal, the location, surrounding uses and outstanding issues. A staff recommendation report and a presentation by the applicant will be provided to the Committee later this day.

Discussions included the need for enhanced architectural features at this location, ground-floor commercial use, and accelerating approvals for projects with LEED initiatives. The written submission expressing concern for the signalization will be addressed by staff.

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

Moved by: Councillor Logan Kanapathi

Seconded by: Regional Councillor Gord Landon

- 1) **That the written submission by David and Lian Chia regarding the applications by Del Ridge (Golden) Inc. (originally submitted by Forest Bay Homes) for 7400 Markham Road, be received; and,**

- 2) That the report dated December 3rd, 2013 titled “RECOMMENDATION REPORT, Del Ridge (Golden) Inc. (originally submitted by Forest Bay Homes), Applications to amend the Secondary Plan and Zoning By-law and for Site Plan Approval to permit a 6-storey 136 unit residential condominium apartment building at 7400 Markham Road, File Nos: OP 11 115740, ZA 11 115740 and SC 11 115740”, be received; and,
- 3) That the record of the Public Meeting held on December 3rd, 2013 regarding the revised applications submitted by Del Ridge (Golden) Inc. (OP 11 115740 and ZA 11 115740) to amend the Secondary Plan (PD 24-2) for part of the Armadale Planning District and to amend Zoning By-law 90-81, as amended, be received; and,
- 4) That the Official Plan Amendment (OPA) application (OP 11 115740) submitted by Del Ridge (Golden) Inc. to amend Secondary Plan (PD 24-2) for part of the Armadale Planning District, as amended, to permit a 6-storey 136 unit residential condominium apartment building at 7400 Markham Road, be referred to Development Services Committee on December 3, 2013; and further,
- 5) That the Zoning By-law Amendment application (ZA 11 115740) submitted by Del Ridge (Golden) Inc. to amend Zoning By-law 90-81, as amended, to permit a 6-storey residential condominium apartment building at 7400 Markham Road, be referred to Development Services Committee on December 3, 2013.

CARRIED

ADJOURNMENT

The Development Services Public Meeting adjourned at 10:41 AM.

Alternate formats for this document are available upon request.
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