



**CORNELL ADVISORY GROUP  
MINUTES OF MEETING – February 19, 2007**

<b>Attendees:</b>	<b>Company/Agency:</b>
Jack Heath	Regional Councillor
John Webster	Ward 5 Councillor
Gord Landon	Regional Councillor
Steve Hood	Cornell Ratepayers Association
Robert Baird	President, Sherwood-Amberglens Ratepayers Association
Keith Thirgood	The Old Markham Village Ratepayers Inc.
Al Bishop	Landowner Rep – Trustee, Developers Group
Niomie Massey	Landowner Rep – Cornell Rouge
Dan Leeming	Planning Consultant – The Planning Partnership
Christine Joe	Markham Stouffville Hospital
David Clark	York Region Transit Partnership (VIVA)
Sean Hertel	York Region Planning and Development Services
Daniel DelBianco	York Catholic District School Board
Carolyn Woodland	Toronto Region Conservation Authority (TRCA)
	<b>Town of Markham Staff:</b>
Valerie Shuttleworth	Director of Planning & Urban Design
Marg Wouters	Senior Planner, East District
Wendy Bond	Administrator

**Chair: Councillor John Webster**

1. Introduction of Council representation on the Cornell Advisory Group
  - Councillor John Webster
  - Regional Councillor Jack Heath
  - Regional Councillor Gord Landon
2. Adoption of Minutes – Councillor John Webster:
  - The status of the proposed transfer of MTO land parcels at the intersection of Hwy 7/9<sup>th</sup> Line to the Town was raised. Staff are still reviewing with MTO.
  - The motion to accept the December 18, 2006 Cornell Advisory Group minutes was made by Regional Councillor Heath and seconded by Robert Baird. The minutes were adopted
3. Business Arising from Minutes:
  - **Catholic High School Site – Joint Use Potential – Presentation & Discussion by Daniel Del Bianco, YCDSB**
    - Funding for new facilities is acquired through the Pupil Accommodation Grant which is based on the difference between Average Daily Enrolment and Fixed Capacity.
    - There are four high school sites within Markham:
      - St. Robert CHS
      - St. Augustine CHS

- Brother Andre CHS – 18 acres, built in 1988, closest to Cornell
- Father Michael McGivney CHS
- 191 elementary and 86 secondary students have enrolled in the separate school system from the Cornell area. This does not identify the students in the public system that may choose the separate system if a school was closer. Most do not switch once they are established.
- Guidelines for choosing a school site:
  - Rectangular parcel of land, for maximum use of space
  - Proximity to arterial roads and public transit
  - Minimum frontage of 183 metres to accommodate busing
  - Proximity to a park if possible
  - Building footprint of 90,000 sq. ft.
  - Available space for a minimum of 20 portables
- The proposed Cornell site is 14 acres, and is not a rectangular site. The decision to purchase a secondary school site will not be made for 6-7 years.
- The Board has developed a joint use facility, i.e., St. Jean de Brebeuf CHS, in Woodbridge.
  - The need for a community centre coincided with the need for a school
  - School situated on a dedicated 12 acres, within a larger 36 acre site, in newly developed area
  - Opened with Grades 9 & 10 only, expected to exceed capacity when fully operational.
  - Shared indoor pool, outdoor hockey, 2 full size gyms, 1 auditorium and gym, roller blade track, outdoor track, 2 soccer/football fields, 1 baseball diamond
  - Benefits of this type of facility: shared indoor/outdoor facilities, common location for amenities
  - Challenges for this type of facility: timing, funding, shared use agreements
- Elementary school site at 9<sup>th</sup> Line and Country Lane Rd has been purchased by Board

#### **Discussion:**

- Potential for reducing minimum required site area by increasing the number of storeys, and minimizing the parking lot area was discussed, e.g., through improved transit service, shared parking facilities, reduction in Town's parking requirements. It was noted that the ground floor footprint of high schools is dictated to some extent by required ground floor uses such as the main office and gymnasium.
- The need for the Board to begin thinking of the design of the future school in the context of the vision for Cornell Centre (i.e., urban vs suburban model), and how to get such a design exercise identified as a Board priority, was discussed. It was suggested that the principles of the design of the site could be included in the Community Design Plan.
- It was also suggested that Advisory Group look at other models of joint use in the GTA

**Action:**

- A tour of the St. Jean de Brebeuf CHS/Community Centre in Woodbridge, and possibly other joint use facilities will be arranged in the spring/summer.
- Staff will prepare a strategy for approaching the School Board with respect to initiating a design exercise for the future high school site.

**4. Secondary Plan Change Table: Presented by Marg Wouters, Senior Planner**

- Presentation regarding proposed changes to the Cornell Secondary Plan. Copies of presentation will be provided at the March 19, 2007 meeting. Highlights are:
  - Proposed land use changes:
    - North mixed use retail centre (north of 16<sup>th</sup> Avenue)
    - Lands between old and new By-Passes, north side of Avenue Seven
    - Expansion of institutional designation
  - Cornell Centre mixed use retail centre – minimum requirements
  - Bur Oak Corridor designations
  - Minor changes to open space system
  - Addition of transit terminal symbol (RTT)
  - Relocation of fire station
  - Addition of an elementary school site and a place of worship
  - Update of the number of dwelling units (approx. 16,000) with employment targets of 11,000 to 13,000 jobs.
  - Inclusion of coach house policies from 1994 Secondary Plan
  - Recognize Reesor Road as a collector road, with consideration for “parkway” road design
  - Acknowledgment that Region of York may require dedication of land for regional transit terminal in accordance with recent changes to Section 51, Planning Act.
  - Townhouse permissions with Cornell Centre, permissions for non lane-based housing, density bonus provisions, land use change request, and request changes to school site and park locations are still to be resolved.
  - Next steps in process: staff report to Development Services Committee, Public Open House, Council adoption prior to summer recess.

**Discussion and Action:**

- Plans for the proposed streetscape along old Markham By-Pass will be brought forward as part of the Community Design Plan.

**5. Other Business:****➤ Markham Stouffville Hospital Update: Christine Joe**

- The Toronto Grace Hospital is no longer a partner with MSH. MSH will provide some, but not all, of the palliative care beds that were proposed to be provided by the Grace. Construction on the hospital expansion and wellness centre is still scheduled for 2010. MSH is still pursuing the acquisition of the lands to the south of the existing site.

**➤ Avenue Seven right-of-way design – provision for on-street parking**

- Discussion centred on the potential for, and need for, on-street parking on Avenue Seven in order to make ground floor retail on Avenue Seven viable. The Highway 7 Environmental Assessment (EA), which is nearing approval, protects for a 45m right-of-way but does not speak to on-street parking. The design of the right-of-way is not yet begun. Once Highway 7 is transferred to the Region of York, the Region will comment on the potential for on-street parking.

**5. Next Meeting:**

- March 19, 2007 – 6 pm in the Canada Room
- Tentative agenda items include:
  - Provincial Growth Plan Presentation
  - Lindvest Mixed Use Retail Centre Presentation
  - Update on 9<sup>th</sup> Line widening

Adjourned 8:05 pm.

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