

# WELCOME

## UNIONVILLE HOME SOCIETY REDEVELOPMENT

Community Liaison Committee Meeting

September 21, 2017



# Agenda

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- **Introductions** – *5 minutes*
- **Site plan development** – *35 Minutes*
  - Previous site plan submissions – *10 minutes*
  - Review of comments and site plan issues – *15 minutes*
  - Revised site plans – *15 minutes*
- **Next steps and schedule update** – *10 minutes*
- **Next meeting** – *5 minutes*
  - Unionville sub-committee meeting – September 27, 2017
  - CLC meeting: October, 2017
- **Adjournment**

# SITE PLAN DEVELOPMENT

PREVIOUS SUBMISSIONS

REVIEW OF COMMENTS/ISSUES

REVISED PLANS

# COMMUNITY CONSULTATION

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- **Design Charrette:** January, 2016
- **Community Consultation:** January, 2016
- **Community Liaison Committee:** December, 2015 to present
- **Heritage Village and York Region Meeting:** August, 2017

# ORIGINAL BLOCK PLAN



- Submitted March 31, 2017
- Minto parcel:
  - 152 townhomes
  - 38 visitor parking spaces
- York Region parcel:
  - Maximum 11 storeys
  - 260 residential units
  - 292 underground parking stalls
  - 23 surface parking stalls
- UHS parcel:
  - Revised entrance and circulation
  - 131 parking spaces

# MASTER SITE PLAN – STAFF COMMENTS



## TRANSPORTATION

- Internal circulation/infiltration
- Access from Highway 7
- Parking concerns
  - Reduction in UHS surface parking
  - Underground parking for York Region Building
- Aldona Drive terminus

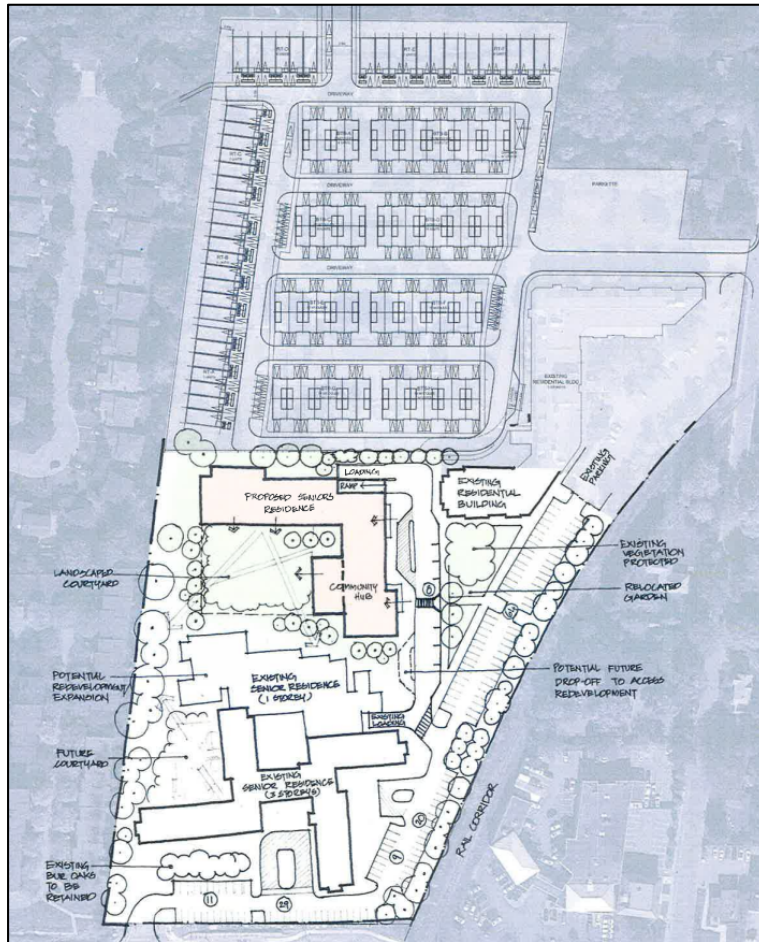
# MASTER SITE PLAN – STAFF COMMENTS



## BUILT FORM AND LANDSCAPE

- **York Region building: position and layout**
  - City staff reviewing overlook and shadow impact
- **Tree preservation**
- **Parkland dedication:**
  - Anna Russell Parkette to be dedicated to the City
  - Size and community programming concerns

# CITY OF MARKHAM SUGGESTED SITE PLAN



- Overall site divided into **two areas**
- **Limits traffic infiltration** between the two sites
- **Revised York Region Building:**
  - Re-orientated building
  - Relocation of Community Centre space
  - Revised underground entrance
- **Revised UHS entrance from Highway 7 and parking layout**



# REVISED DRAFT MASTER SITE PLAN



- Continued work in progress
- Termination of connector road between Region Parcel and Minto Parcel
- **Revised York Region Building:**
  - Re-orientated and shifted east
  - Relocation of Community Centre space
  - Revised underground parking entrance and configuration
  - Height adjustment to 8 and 12 storeys
- Revised UHS surface parking layout

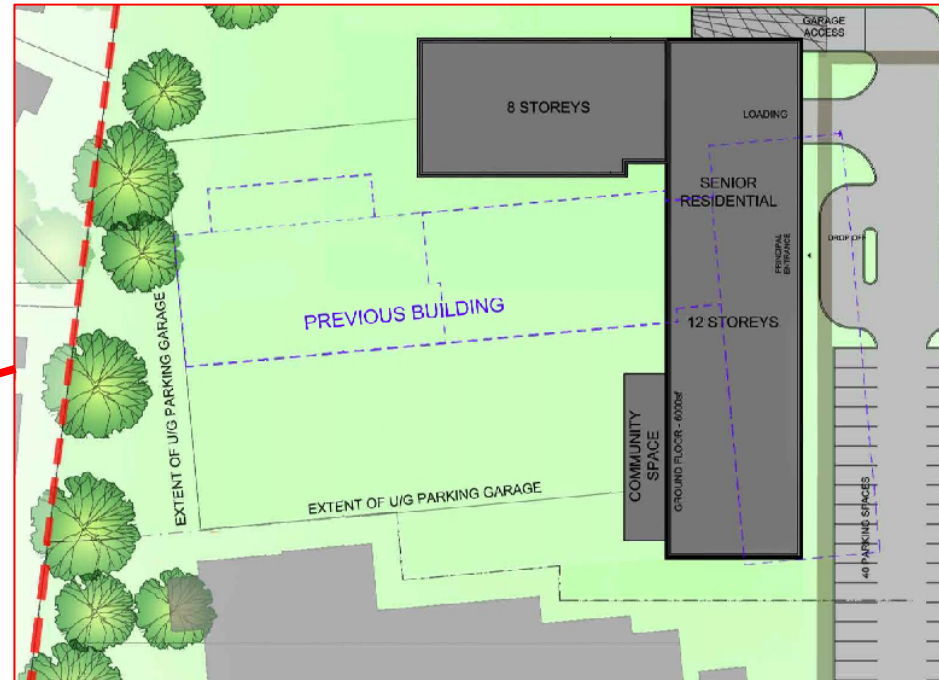
# REVISED MASTER SITE PLAN - COMMENTS



## Items requiring further discussion with City Staff:

- **Transportation and circulation:**
  - Modified YRT Bus loop
  - Revised UHS surface parking layout
- **Aldona Drive terminus**
- **Anna Russell Parkette dedication**

# BUILDING OVERLAY



# NEXT STEPS & SCHEDULE UPDATE



# NEXT STEPS

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## **Applications in Process:**

- Official Plan Amendment / Zoning By-law Amendment – Submitted March 31, 2017
- York Region Site Plan – Submitted May 17, 2017
- UHS Site Plan Amendment – Submitted July 27, 2017

## **Next Steps:**

- Draft Plan of Subdivision Submission (Fall, 2017)
- Application for Site Plan Approval for Minto to be filed

# SCHEDULE

- Development Application Process

| Planning Approval Process   | Estimated Timeline |
|---|--------------------|
| Unionville Sub-Committee Meeting  | September 27, 2017 |
| Public Statutory Meeting <ul style="list-style-type: none"><li>• OPA, ZBLA, Draft Plan of Subdivision</li></ul> | October, 2017      |
| Development Services Committee (DSC)<br>Recommendation Report   | January, 2018      |
| City Council Approval   | February, 2018     |

| Construction   | Estimated Timeline          |
|--|-----------------------------|
| York Region Construction Period for Seniors Building                       | Spring, 2018 – Spring, 2021 |
| Occupancy of Seniors Building and Relocation of Heritage Village Occupants | Spring to Fall, 2021        |
| Minto Construction Period  | April, 2021 – April, 2023   |

# UPDATES

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- **City of Markham**
- **York Region**
- **UHS**

# UPCOMING MEETINGS

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- **Unionville Sub-Committee Meeting:** September 27, 2017
- **Public Statutory Meeting:** October, 2017
- **CLC:** December, 2017 – Date TBD



# CONTACT INFORMATION

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