

DEVELOPMENT ACTIVITY SUMMARY 2020

MARCH 2021

TABLE of CONTENTS

| | |
|--|------------|
| EXECUTIVE SUMMARY | 3 |
| DELEGATED APPROVAL AUTHORITY | 4 |
| YORK REGION 2020 DEVELOPMENT PROFILE | 5 |
| QUICK FACTS | 5 |
| 2020 DEVELOPMENT PROFILE | 6 |
| Town of AURORA 2020 DEVELOPMENT PROFILE | 11 |
| QUICK FACTS | 11 |
| 2020 DETAILED APPLICATION INFORMATION | 15 |
| Town of EAST GWILLIMBURY 2020 DEVELOPMENT PROFILE | 21 |
| QUICK FACTS | 21 |
| 2020 DETAILED APPLICATION INFORMATION | 25 |
| Town of GEORGINA 2020 DEVELOPMENT PROFILE | 29 |
| QUICK FACTS | 29 |
| 2020 DETAILED APPLICATION INFORMATION | 33 |
| Township of KING 2020 DEVELOPMENT PROFILE | 35 |
| QUICK FACTS | 35 |
| 2020 DETAILED APPLICATION INFORMATION | 39 |
| City of MARKHAM 2020 DEVELOPMENT PROFILE | 43 |
| QUICK FACTS | 43 |
| 2020 DETAILED APPLICATION INFORMATION | 47 |
| Town of NEWMARKET 2020 DEVELOPMENT PROFILE | 59 |
| QUICK FACTS | 59 |
| 2020 DETAILED APPLICATION INFORMATION | 63 |
| City of RICHMOND HILL 2020 DEVELOPMENT PROFILE | 65 |
| QUICK FACTS | 65 |
| 2020 DETAILED APPLICATION INFORMATION | 69 |
| City of VAUGHAN 2020 DEVELOPMENT PROFILE | 79 |
| QUICK FACTS | 79 |
| 2020 DETAILED APPLICATION INFORMATION | 83 |
| Town of WHITCHURCH-STOUFFVILLE 2020 DEVELOPMENT PROFILE | 101 |
| QUICK FACTS | 101 |
| 2020 DETAILED APPLICATION INFORMATION | 105 |

EXECUTIVE SUMMARY



The 2020 Annual Development Activity report summarizes delegated approvals and new development applications received by York Region in 2020 with a comparison to past years, using data collected from YorkTrax.

Planning and development activity continued during the COVID-19 pandemic and Regional staff were able to process applications without interruption through the Region's electronic development application tracking system – YorkTrax. With the onset of the pandemic in March 2020 York Region and local municipalities adjusted to ensure development activity processes continued, including working remotely, relying on technology to continue communication, and holding virtual public meetings.

Despite the pandemic, overall development activity increased 3% compared to 2019. York Region received 464 primary new development applications for review with a total number of 19,418 proposed residential units (247 are rental units), which is a 111% increase from 2019 (9,204). In 2020, 40 local Official Plan Amendment applications were exempt from Regional approval by staff and two were retained for Regional approval. There were 106 site plan applications that received Regional approval on matters of Regional interest, representing a 12% decrease from 2019. Regional Council approved the Township of King (Our King) Official Plan 2019 and two major secondary plans, one in the City of Vaughan (Block 41 New Community Area) and Township of East Gwillimbury (Highway 404 Employment Corridor) that will accommodate additional residential and employment growth. Regional staff actively participates in Technical Advisory Committees and Project Working Groups and continue to be involved with Local Planning Approval Tribunal (formerly Ontario Municipal Board) proceedings, which include hearings and mediation.

Registration of plans of subdivision and condominium increased by 278% in 2020, with 8,232 registered units. Development charge collection increased by 29% to \$279,398,407 in 2020 (2019 - \$216,669,308).

The total of 111% increase in proposed residential units indicates an upward development trend. The increased proposed residential units received as part of draft of subdivision and site plan applications is a key indicator of strong development activity. The Region has a healthy supply of residential inventory undergoing the development review process and trends indicate that growth within the Region is anticipated to continue in 2021. The Region received 88 applications with over 7 million ft² (662,709 m²) of commercial, industrial and institutional gross floor area as part of new development, which will assist in supporting the Region's economy. York Region can accommodate an estimated 46,000 new residents and 14,000 new jobs based on the residential units and non-residential GFA received in 2020.

Regional staff will continue to work closely with local municipal partners to achieve Regional and local policy objectives. In addition, Regional staff ensures approvals are met within the timelines prescribed by the Planning Act.

DELEGATED APPROVAL AUTHORITY

2020 DEVELOPMENT ACTIVITY SUMMARY

LOCAL 'ROUTINE' OFFICIAL PLAN AMENDMENTS

These are minor applications with no outstanding Regional or local issues that the Chief Planner and Director of Community Planning and Development Services have been authorized by Council to approve.

LOCAL 'EXEMPT' OFFICIAL PLAN AMENDMENTS

These are applications that are exempted under the provisions of the York Region Official Plan 2010, which the Director of Community Planning and Development Services can exempt from the approval process. The exemption enables the local municipality to make the final decision on the application.

CONDITIONS of APPROVAL for PLANS of SUBDIVISION and CONDOMINIUMS

As a commenting agency, the Region provides written correspondence to the local municipality which outlines Regional requirements and conditions of draft approval, which may include transit, water and wastewater, servicing allocation, roads, water resources, public health, financial and planning conditions.

CLEARANCE of REGIONAL CONDITIONS for PLANS of SUBDIVISION and CONDOMINIUMS

As a commenting agency, the Region provides a letter to the local municipality outlining how each Regional condition of draft approval has been satisfied.

REGIONAL SITE PLAN APPROVAL

Staff has delegated authority to issue conditions of site plan approval on applications of Regional interest, and when necessary enters into site plan agreements with respect to these applications. These conditions include, but are not limited to, land requirements, water and wastewater, transportation, water resources, public health, land use planning, roads, access improvements and financial requirements.

REGIONAL ENGINEERING APPROVALS

The Region provides engineering approvals for works proposed in the Region's Right-of-Ways as part of development applications and local municipal capital projects. These approvals are required to be in place before subdivision clearance can be issued by the Region.

YORK REGION

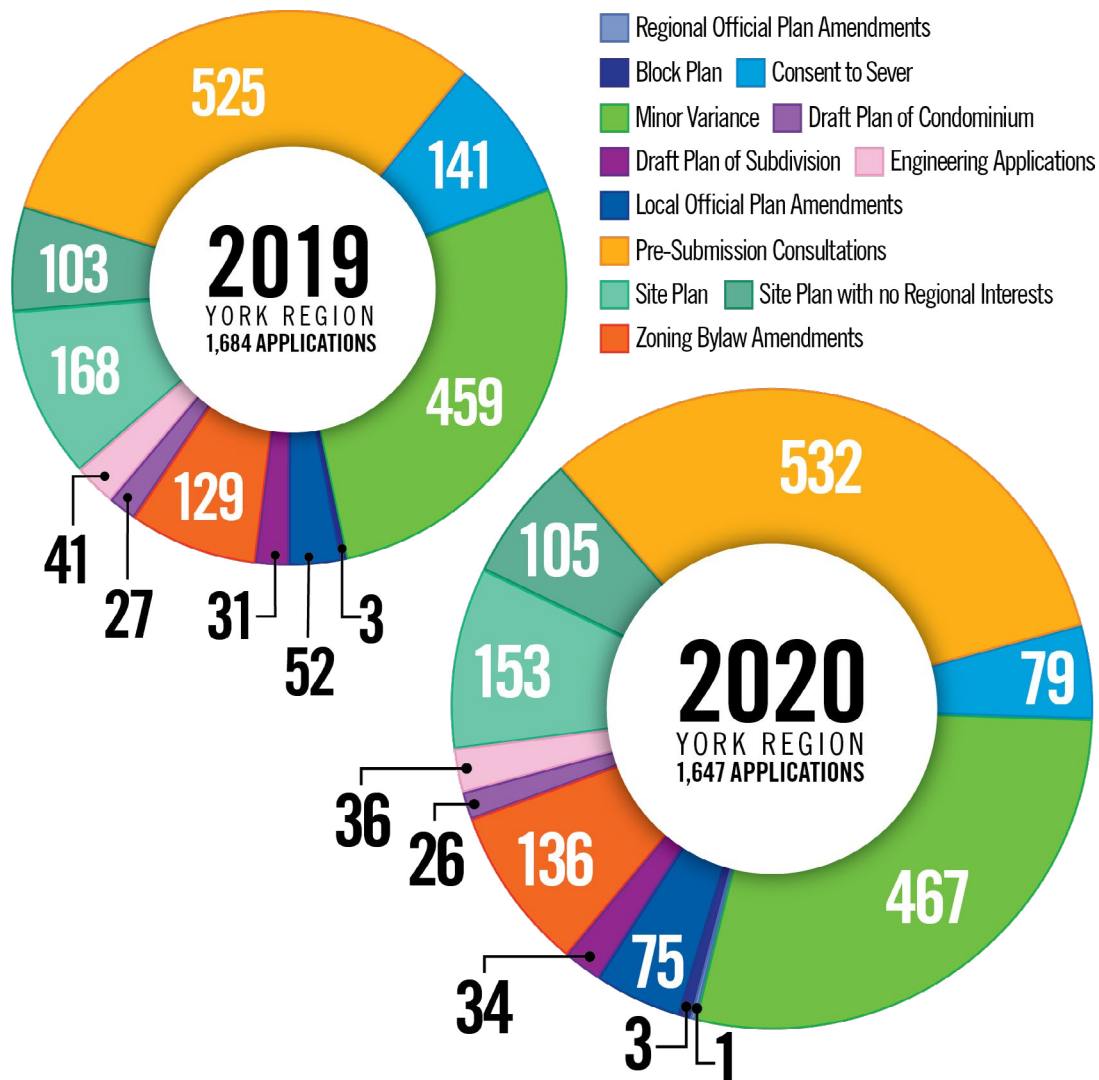
2020 DEVELOPMENT PROFILE



QUICK FACTS

- › Regional staff received a total of 1,647 development applications
 - › 464 are primary development applications
- › Total of 5,781 residential units received as part of subdivision applications
- › Total of 13,637 residential units received as part of site plan applications
- › Total of 8,232 units Cleared for Registration
- › 40 Official Plan Amendments were Exempted and 2 were retained for Regional approval
- › York Region Council approved the Township of King (Our King) Official Plan 2019, the Highway 404 Employment Corridor Secondary Plan in the Town of East Gwillimbury and Block 41 New Community Area in the City of Vaughan

FIGURE 1 NEW DEVELOPMENT APPLICATIONS by TYPE in 2019 vs. 2020



YORK REGION

2020 DEVELOPMENT PROFILE

FIGURE 2 TYPE of PROPOSED RESIDENTIAL UNITS in 2020

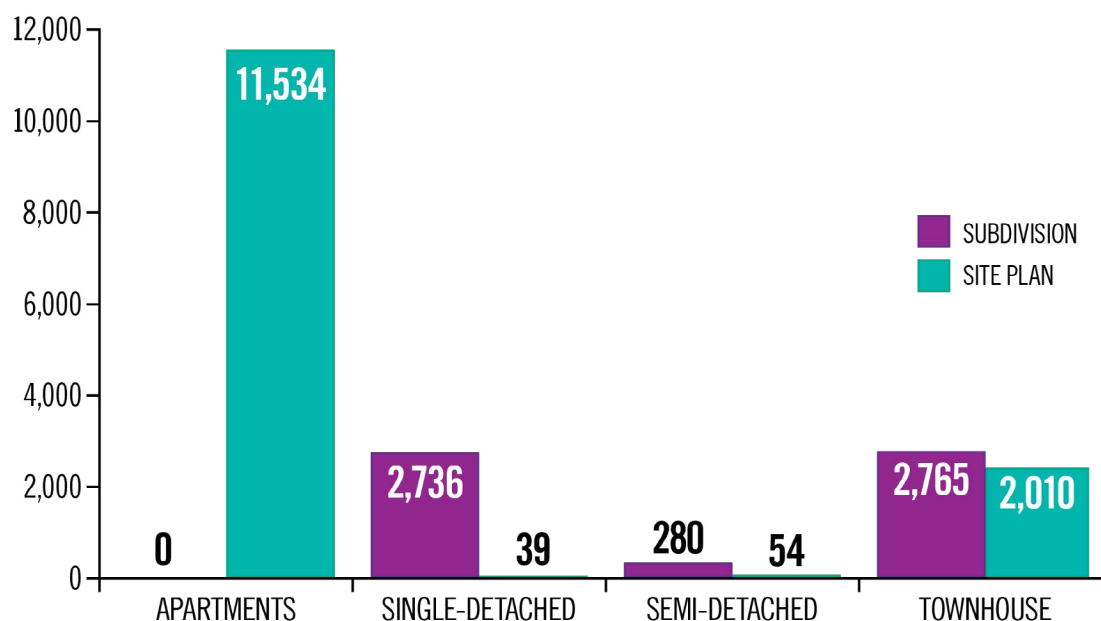


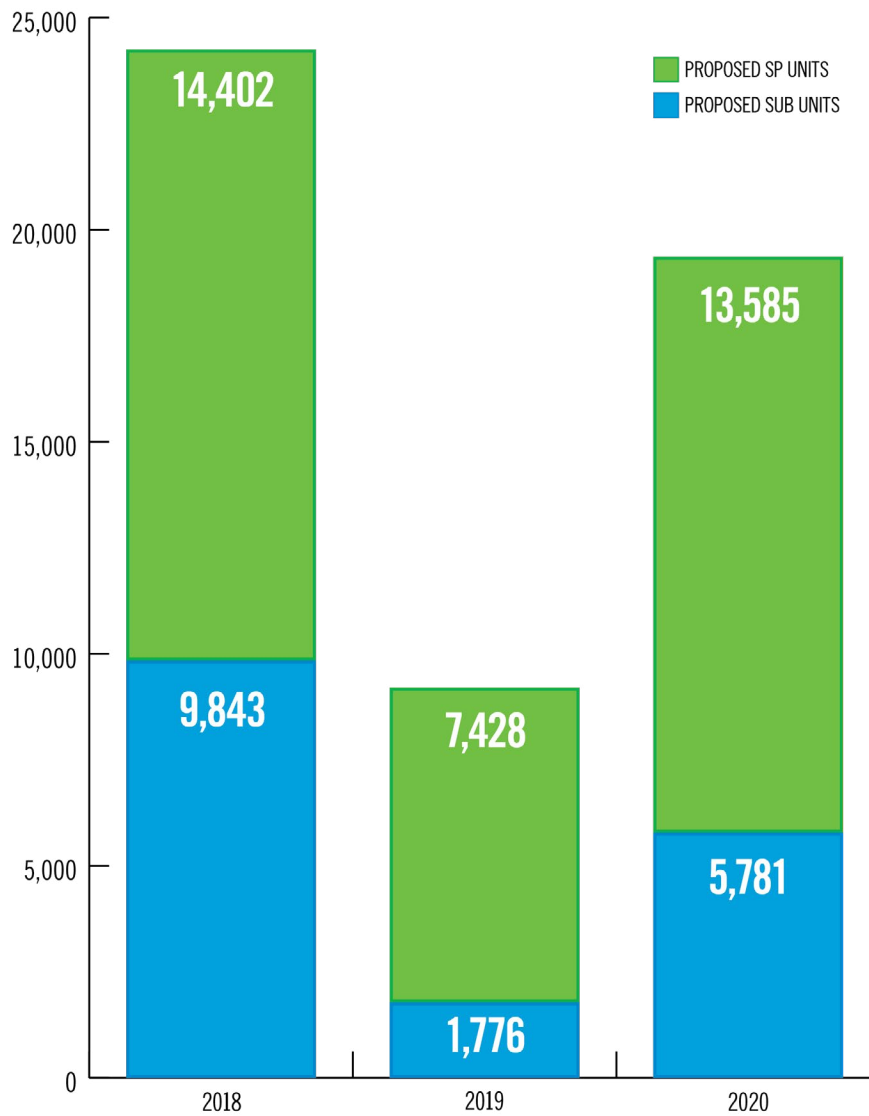
TABLE 1 TYPE of PROPOSED RESIDENTIAL UNITS by MUNICIPALITY 2020

| MUNICIPALITY | SUBDIVISION | | | SITE PLAN | | | | TOTAL |
|------------------------|-----------------|---------------|--------------|---------------|-----------------|---------------|--------------|---------------|
| | SINGLE DETACHED | SEMI-DETACHED | TOWNHOUSE | APARTMENTS | SINGLE DETACHED | SEMI-DETACHED | TOWNHOUSE | |
| AURORA | 37 | 0 | 85 | 711 | 2 | 0 | 71 | 906 |
| EAST GWILLIMBURY | 102 | 0 | 158 | 0 | 6 | 0 | 15 | 281 |
| GEORGINA | 256 | 0 | 0 | 0 | 0 | 0 | 0 | 256 |
| KING | 275 | 0 | 66 | 284 | 1 | 0 | 49 | 675 |
| MARKHAM | 1,153 | 242 | 2,136 | 1,302 | 5 | 0 | 552 | 5,390 |
| NEWMARKET | 60 | 0 | 16 | 410 | 0 | 0 | 313 | 799 |
| RICHMOND HILL | 30 | 20 | 56 | 698 | 16 | 44 | 490 | 1,354 |
| VAUGHAN | 541 | 18 | 234 | 7,717 | 0 | 10 | 520 | 9,040 |
| WHITCHURCH-STOUFFVILLE | 282 | 0 | 14 | 412 | 9 | 0 | 0 | 717 |
| TOTAL | 2,736 | 280 | 2,765 | 11,534 | 39 | 54 | 2,010 | 19,409 |

YORK REGION

2020 DEVELOPMENT PROFILE

FIGURE 3 REGISTERED RESIDENTIAL UNITS 2018, 2019 and 2020

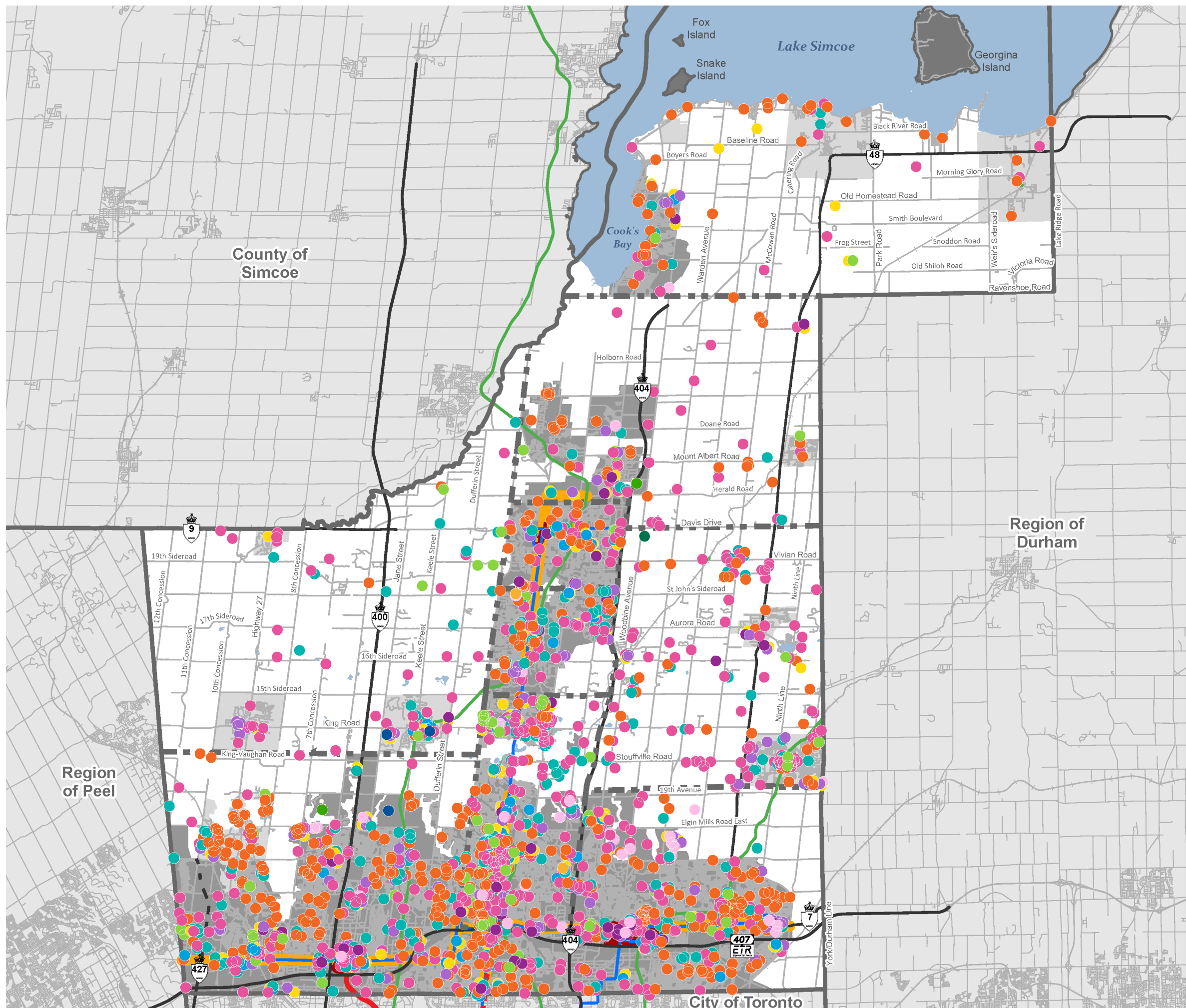




PAGE LEFT BLANK INTENTIONALLY

YORK REGION

DEVELOPMENT PROFILE 2020



- Regional Official Plan Amendments
- Block Applications
- Consent Applications
- Engineering Applications
- Official Plan Amendments - Council Approved (Appealed)¹
- Official Plan Amendments - Delegated Approval¹
- Official Plan Amendments - Exemption¹
- Official Plan Amendments - Routine¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Regional Centre²
- Regional Corridor²
- Urban Area
- Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.



Produced by: The Regional Municipality of York, Corporate Services
 Department, Planning and Economic Development Branch
 © Copyright, The Regional Municipality of York, March 2021
 © Copyright, The Regional Municipalities of Durham and Peel,
 County of Simcoe, City of Toronto
 © Queen's Printer for Ontario 2003-2019

PAGE LEFT BLANK INTENTIONALLY

TOWN of AURORA

2020 DEVELOPMENT PROFILE

QUICKFACTS

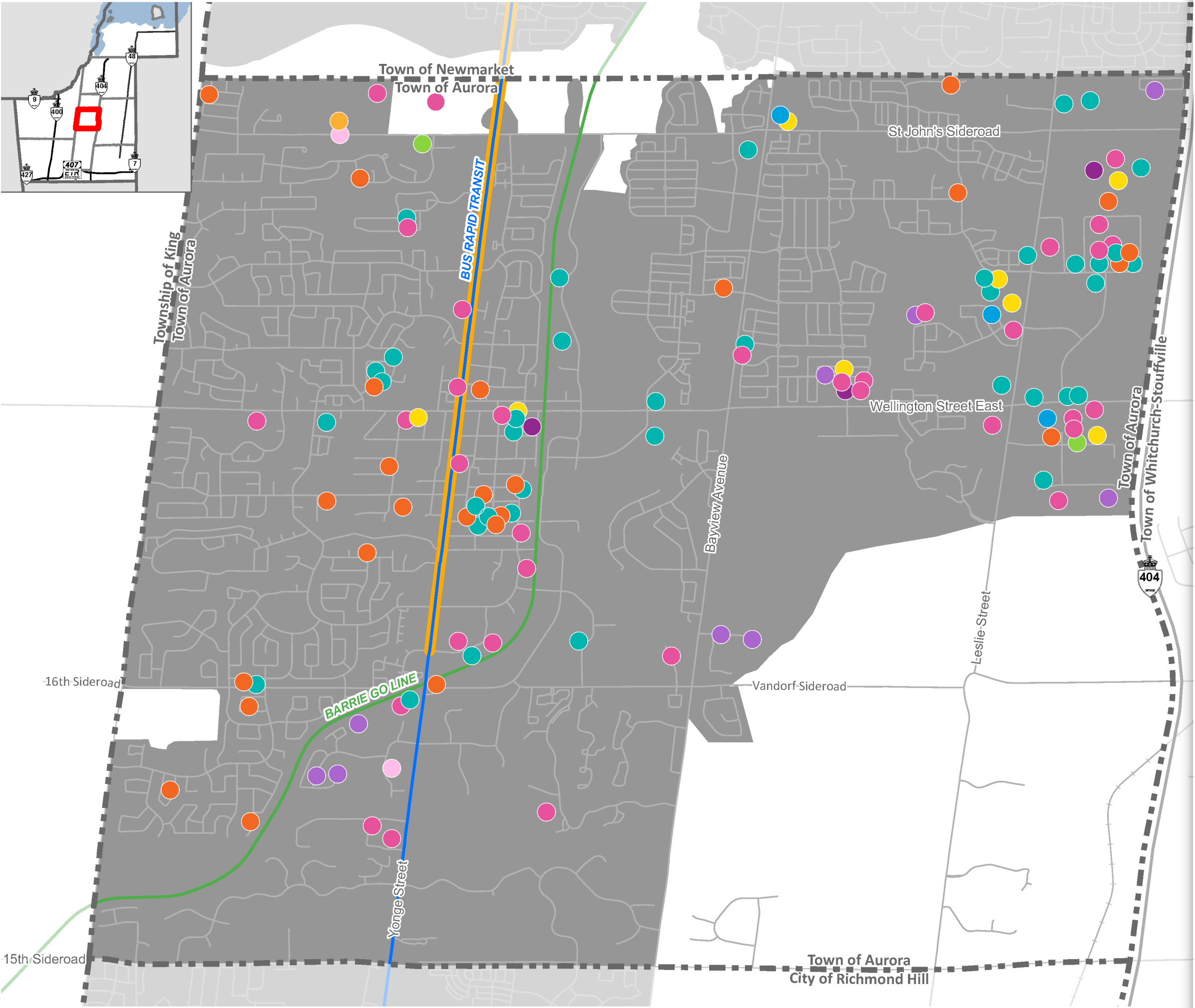
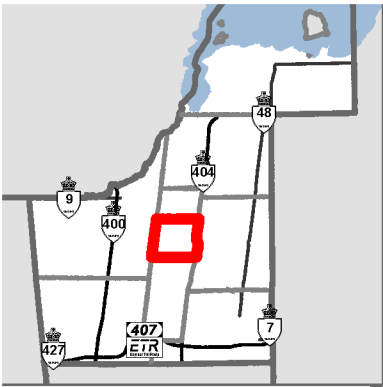
- › Aurora made up 8.2% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 4 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY

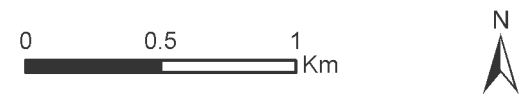


YORK REGION

TOWN OF AURORA DEVELOPMENT PROFILE 2020

- Consent Applications
- Engineering Applications
- Official Plan Amendments - Delegated Approval
- Official Plan Amendments - Exemption¹
- Official Plan Amendments - Routine¹
- Minor Variance Applications
- Pre Submission Consultation Applications
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Regional Corridor²
- Urban Area

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Corridors are identified in the Municipal Development profile maps.



Produced by: The Regional Municipality of York, Corporate Services
Department, Planning and Economic Development Branch
© Copyright, The Regional Municipality of York, March 2021
© Copyright, The Regional Municipalities of Durham and Peel,
County of Simcoe, City of Toronto
© Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 2 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|--------------------|----------------------|-------------------|--|---|
| Local Official Plan Amendment | Notice of Decision | LOPA.18.A.0032 | OPA 21 | 306 370 434 and 488 St. John's Sideroad West | To amend the "Suburban Residential" designation in the Town of Aurora's Official Plan to permit 90 single detached residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.A.0008 | OPA-2020-01 | 34, 38, 32, 30, 26 Berczy Street | Redesignate the lands to "Aurora Promenade- Site Specific Policy" to permit an 8 storey mixed use building with 184 residential units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.A.0012 | n/a | Town of Aurora | To amend the Town's Official Plan home occupation uses to allow a swim school use to be conducted entirely outside of a dwelling unit and to permit associated minor outdoor storage. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.A.0014 | OPA-2020-02 | 1623 Wellington Street East | To redesignate the lands to "Business Park-Special Policy Area 1" to permit a "Motor Vehicle Sales Establishment" and "Commercial Self Storage Facility". |
| Local Official Plan Amendment | Under Review | LOPA.20.A.0023 | OPA-2020-03 | 15516 Leslie Street | Site specific exceptions to increase density and height to permit a 7 storey residential condominium building consisting of 136 units. |
| Local Official Plan Amendment | Under Review | LOPA.20.A.0034 | OPA-2020-05 | 1675, 1625 St John's Sideroad | To permit a Comprehensive Business Park, including an industrial building, office building, gas station and accessory commercial/retail uses. |
| Local Official Plan Amendment | Under Review | LOPA.20.A.0041 | OPA-2017-01 | 25, 20 Mavrinac Boulevard | To permit 40 single detached lots, 209 townhouse units, 86 apartment units and 120 senior care units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.A.0047 | OPA-2020-04 | 16005-16055 Bayview Avenue | To redesignate the lands from "Convenience Commercial" to "Medium High Density Residential" to facilitate a 6 storey residential building containing 79 units. |



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 3 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|--|
| Draft Plan of Subdivision | SUBP.20.A.0019 | SUB-2017-02 | 20, 25 Mavrinac Boulevard | 40 single detached lots, 209 townhouse units, 86 apartment units and 120 senior care units. |
| Registered Plan of Condominium | CDMR.19.A.0028 | YRCP1433 | 14452 Yonge Street | To create a common element road network and a stormwater management pond that will facilitate the development of 40 single detached units. |
| Registered Plan of Condominium | CDMR.20.A.0012 | YRCP1438 | 95 Eric T. Smith Way | 10 office units within a one storey flex office building. |
| Registered Plan of Subdivision | SUBR.19.A.0008 | 65M4664 | East of Bayview Avenue North of Vandorf Sideroad | 6 single detached residential lots. |
| Registered Plan of Subdivision | SUBR.19.A.0009 | 65M4665 | 908 Vandorf Sideroad | 20 single detached residential units. |
| Registered Plan of Subdivision | SUBR.20.A.0001 | 65M4662 | 14222,14314,14358, 14378 Yonge Street | 153 single detached units. |
| Site Plan | SP.20.A.0020 | SP-2019-13 | 455 Addison Hall Circle | Industrial Building "A" on Block 23 in the Addison Hall Business Park. |
| Site Plan | SP.20.A.0021 | SP-2019-12 | 110 Addison Hall Circle | Development of Blocks 21 and 22 in the Addison Hall Business Park. |
| Site Plan | SP.20.A.0045 | SP-2020-01 | 19 Allaura Boulevard | 566 square metre addition to the existing building. |
| Site Plan | SP.20.A.0053 | SPM-2020-01 | 1540 Wellington Street East, 15255 Leslie Street | Amend the existing Site Plan Agreement for the architectural "look" and parking scheme of the commercial building. |
| Site Plan | SP.20.A.0066 | SPR-2020-06 | 70 Collins Crescent | Second storey and side addition to the existing one storey house. |



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 3 NEW DEVELOPMENT APPLICATIONS TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.A.0074 | SP-2020-02 | 15516 Leslie Street | 7 storey residential condominium apartment building including 136 units. |
| Site Plan | SP.20.A.0112 | SP-2020-04 | 1675, 1625 St John's Sideroad | Development of a business park containing industrial, office and retail use. |
| Site Plan | SP.20.A.0124 | SP-2020-06 | 15306, 15286 Leslie Street | Three 7 storey buildings consisting of 300 residential units. |
| Site Plan | SP.20.A.0109 | SP-2020-05 | NE Corner of Wellington Street East and John West Way | 6 storey rental apartment consisting of 150 units. |
| Site Plan | SP.20.A.0092 | SPR-2020-07 | North of Cousins Drive and East of Wells Street | One storey addition at rear of dwelling. |
| Site Plan | SP.20.A.0100 | SP-2020-03 | North of Wellington Street East and West of Highway 404 | One storey industrial building. |
| Site Plan | SP.20.A.0023 | SPR-2020-02 | 84 Mosley Street | Single detached dwelling. |
| Site Plan | SP.20.A.0024 | SPR-2020-01 | 43 Cousins Drive | Single detached dwelling |
| Site Plan | SP.20.A.0031 | SP(EX)-2020-01 | 15 Commerce Drive (Unit F1) | Site Plan to accommodate an outdoor patio, accessory to an existing restaurant. |
| Site Plan | SP.20.A.0033 | SPR-2020-04 | 71 Child Drive | Permit a two storey dwelling. |
| Site Plan | SP.20.A.0063 | SPR-2020-05 | 14 Sunray Place | Permit a second storey addition and an attached garage to an existing single detached dwelling. |
| Site Plan | SP.20.A.0080 | SP(EX)-2020-03 | 15900 Bayview Avenue | Garden centre with 1874 sqm compound area and 2 associated tents |



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 3 NEW DEVELOPMENT APPLICATIONS TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.A.0117 | SPR-2020-08 | North of Connaught Avenue and East of Wells Street | A second storey and side addition to the existing one storey detached home. |
| Site Plan | SP.20.A.0109 | SP-2020-05 | NE Corner of Wellington Street East and John West Way | 6 storey rental apartment consisting of 150 units. |
| Engineering Application | ENG.20.A.0002 | SUB-2014-04 | 100 Butternut Ridge Trail, 14338, 14288 Yonge Street | To facilitate residential development (19T-14A04) |

TABLE 4 NEW DEVELOPMENT APPLICATIONS TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|--------------------------------|----------------------|-------------------|---|--|
| Draft Plan of Condominium | CDMP.20.A.0026 | CDM-2020-01 | 106 Scrivener Drive | 11 dwelling units within 3 building blocks. |
| Registered Plan of Subdivision | SUBR.18.A.0039 | 65M4667 | 1756 St John's Sideroad | 108 single detached units. |
| Registered Plan of Condominium | CDMR.20.A.0001 | YRCP1443 | 14222, 14314, 14358 and 14378 Yonge Street | 153 single detached dwelling units on a private common element road. |
| Site Plan | SP.20.A.0135 | SP(EX)-2020-14 | 30 Eric T Smith Way | To permit mitigation of the retaining wall along the west property line through the regrading of the SWM Town lands. |
| Site Plan | SP.20.A.0143 | SP-2020-07 | 480, 500, 440, 460, 400, 420 William Graham Drive | 7 storey residential building with 125 units. |
| Site Plan | SP.20.A.0145 | SP-2020-08 | 1588 St John's Sideroad | 3-storey self-storage building. |
| Site Plan | SP.20.A.0146 | SP-2020-09 | 1588 St John's Sideroad | 1 storey restaurant with drive thru (Harveys). |



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 4 NEW DEVELOPMENT APPLICATIONS TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|-----------------------------------|---|
| Site Plan | SP.20.A.0156 | SP(EX)-2020-23 | 125 Mary Street | To permit new exterior wall cladding, a new wall entrance front elevation window openings and partial plan layout changes, including parking. |
| Site Plan | SP.20.A.0161 | SPM-2020-03 | 110 Industrial Parkway North | 52 parking spaces. |
| Site Plan | SP.20.A.0184 | SP(EX)-2020-26 | 20 Hill Drive, 15800 Yonge Street | Temporary tent for a social distanced study area. |
| Site Plan | SP.20.A.0196 | SP(EX)-2020-27 | 15 First Commerce Drive, Unit F1 | Outdoor patio in existing asphalt parking lot and new outdoor cooking pavilion. |
| Site Plan | SP.20.A.0213 | SP(EX)-2020-28 | 77 Wellington Street East | Additional playground at existing daycare facility after amendment to reduce parking spaces from 13 to 10. |
| Site Plan | SP.20.A.0219 | SPR-2020-09 | 10 Jasper Drive | To remove the existing car port and replace it with a garage and second storey addition, to reconstruct the front porch, add a rear yard covered porch and upgrade the facade. |
| Site Plan | SP.20.A.0225 | SPR-2020-10 | 152 Wells Street | To demolish the existing single detached dwelling and garage, new 2 storey single detached building with an attached garage, a covered porch, new deck and a proposal to remove trees in the rear yard. |
| Site Plan | SP.20.A.0226 | SP-2020-11 | 130 Addison Hall Circle | Proposed warehouse development. |
| Site Plan | SP.20.A.0234 | SP-2020-10 | 400 First Commerce Drive | 1 storey industrial building on Block 32 of the Addison Hall Business Park. |
| Site Plan | SP.20.A.0244 | SPR-2020-12 | 26 Cousins Drive | Construction of a double car detached garage. |
| Site Plan | SP.20.A.0245 | SPM-2020-04 | 155 Engelhard Drive | To expand the existing parking lot. |



TOWN of AURORA

2020 DETAILED APPLICATION INFORMATION

TABLE 4 NEW DEVELOPMENT APPLICATIONS TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.A.0246 | SP-2020-12 | 180 Industrial Parkway North | One and two storey building addition to accommodate additional Warehouse and Office Space. |
| Site Plan | SP.20.A.0260 | SP(EX)-2020-30 | 555 William Graham Drive | Exemption to remove decorative screens on the rooftop. |
| Site Plan | SP.20.A.0265 | SP-2020-13 | 145 Wellington Street West, 147 Wellington Street West | Three 3 storey stacked townhouse buildings consisting 56 units. |
| Site Plan | SP.20.A.0267 | SP-2020-14 | 14452 Yonge Street | 1 storey sewage pumping station. |
| Site Plan | SP.20.A.0275 | SP-2021-02 | 15385 Bayview Avenue, 15395 Bayview Avenue | 15 freehold townhouse lots, a private road and visitor parking area. |
| Engineering Application | ENG.20.A.0038 | SUBP.18.A.0032 | 306, 370, 434, 488 St. Johns Sideroad West | Dunin Estates Residential Subdivision- 19TN2018001. |

TOWN of EAST GWILLIMBURY

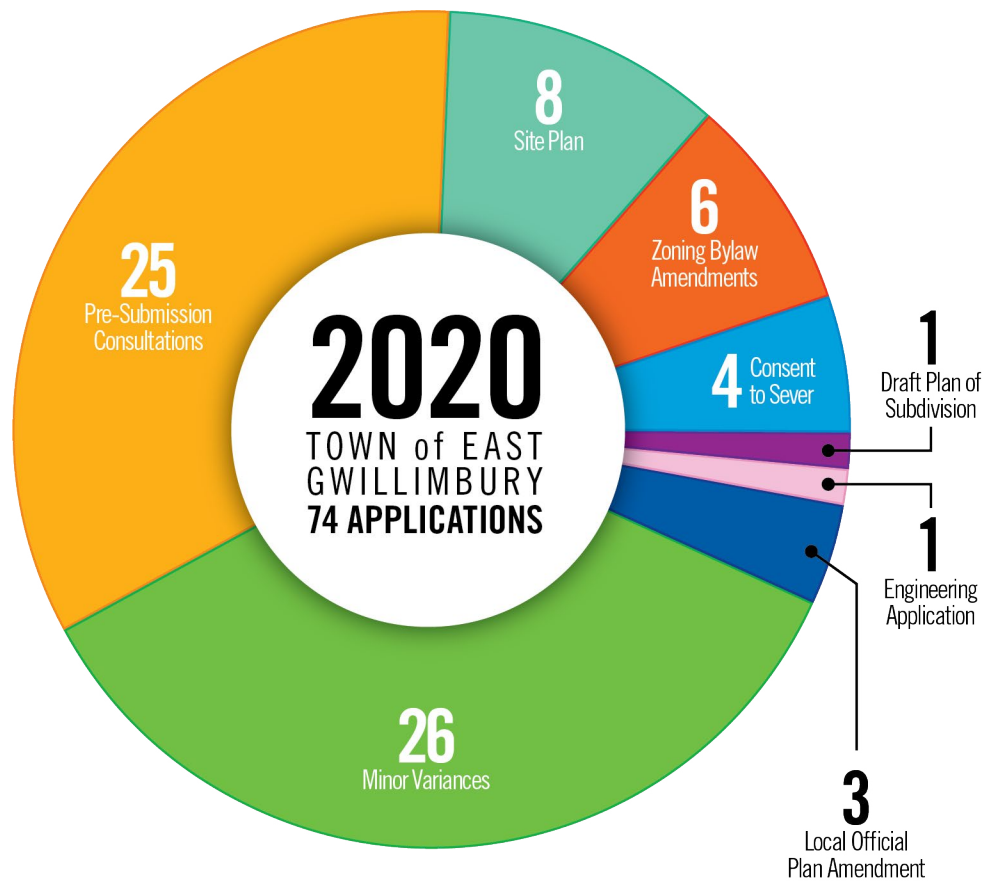
2020 DEVELOPMENT PROFILE



QUICKFACTS

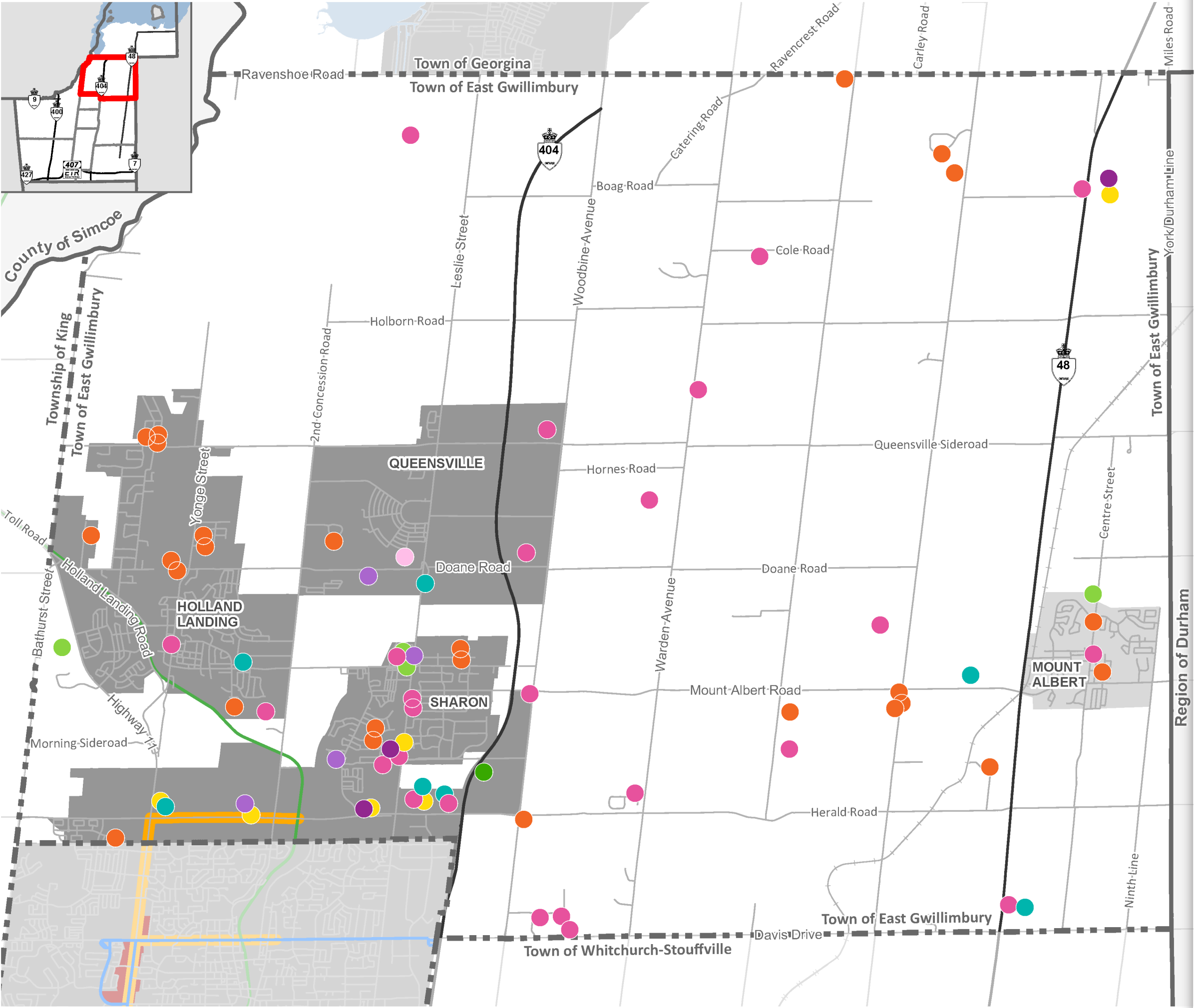
- › East Gwillimbury made up 4.5% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 5 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

TOWN OF EAST GWILLIMBURY DEVELOPMENT PROFILE 2020

- Consent Applications
- Engineering Applications
- Official Plan Amendments - Council Approved ¹
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Regional Corridor ²
- Urban Area
- Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.



PAGE LEFT BLANK INTENTIONALLY

TOWN of EAST GWILLIMBURY

2020 DETAILED APPLICATION INFORMATION

TABLE 5 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|--------------------|----------------------|-----------------------|---|---|
| Local Official Plan Amendment | Notice of Decision | LOPA.19.E.0031 | OPA 1-2020/ OPA.20.02 | North of Green Lane East of Leslie Street West of Woodbine Avenue (on either side of Highway 404) | Highway 404 Employment Corridor Secondary Plan. |
| Local Official Plan Amendment | Under Review | LOPA.20.E.0043 | OPA.20.01 | 18326 Leslie Street | To permit a commercial mixed-use development consisting of 6 buildings that provide a range of uses. |
| Local Official Plan Amendment | Under Review | LOPA.20.E.0046 | OPA.20.03 | 22093 Highway 48 | To amend the Natural Core Area designation policies to permit an existing use of a monastery and associated place of worship. |
| Local Official Plan Amendment | Under Review | LOPA.20.E.0064 | OPA.20.04 | Block 173 65M-4505 | To redesignate the lands from Low Density Residential to Residential Mixed Use to facilitate the development of an 8 storey mixed use building consisting of 258 apartment units. |

TABLE 6 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|------------------------|--|
| Site Plan | SP.20.E.0069 | SPA.20.01 | 4894 Mount Albert Road | New 1300 square metre building and a 112 square metre addition to the existing office. |

TOWN of EAST GWILLIMBURY

2020 DETAILED APPLICATION INFORMATION

TABLE 6 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-----------------------|---|---|
| Draft Plan of Subdivision | SUBP.20.E.0028 | 19T20201 | 574 Old Green Lane | 102 single detached, 158 townhouse units, one mixed use block, one medium density block, one apartment block, one mixed use apartment block, an elementary school and a park. |
| Registered Plan of Subdivision | SUBR.20.E.0007 | 65M4669 | Part of Lot 8, Concession 2 | 54 townhouse units and 16 single detached units (Phase 3). |
| Registered Plan of Subdivision | SUBR.20.E.0009 | 65M4671 | 1165, 1127 Doane Road | 47 single detached dwellings and blocks for open space buffers street widening and reserves. |
| Registered Plan of Subdivision | SUBR.20.E.0018 | 65M4679 | 1420, 1432, 1442, 1452, 1460, 1472, 1484 Mount Albert Road and 19180 Leslie Street | 66 townhouse units, a mixed-use building and 204 apartment units. |
| Site Plan | SP.20.E.0149 | SPA.20.01 | 18283, 18267, 18269, 18293 Yonge Street, 190 Green Lane East, 200 Green Lane East, 18265, 18319, 18273, 18279, 18287, 18307, 18275, 18277, 18297, 18289, 18271, 18335, 18367, 18295 Yonge Street, 180 Green Lane East | New commercial building (motor vehicle repair garage). |
| Site Plan | SP.20.E.0186 | SPA.20.03 | 19659 Leslie Street | Car wash bay and associated site works as accessory to the existing gas bar. |
| Site Plan | SP.20.E.0199 | CWID 5522 - ROP (Dev) | 18363 Leslie Street, 1656 Herald Road | Topsoil stripping and removal. |
| Site Plan | SP.20.E.0207 | SPA.20.05 | 18335 Leslie Street | Two storey childcare building with 7 classrooms an attached gymnasium space, a dining hall, fenced outdoor natural playground and associated parking area. |
| Site Plan | SP.20.E.0228 | SPA.20.07 | 17657 Highway 48 | Single detached dwelling on well and septic, located within the Oak Ridges Moraine. |

TOWN of EAST GWILLIMBURY

2020 DETAILED APPLICATION INFORMATION

TABLE 6 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|--------------------------------|----------------------|------------------------|---|--|
| Site Plan | SP.20.E.0268 | SPA.20.10 (ORM Simple) | 8 Peter Schneider Drive | To construct two minor additions to the existing dwelling (37.4 square metres) and an inground pool. |
| Site Plan | SP.20.E.0272 | SPA.20.08 | 464 Mount Albert Road | 15 townhouse units and 6 single detached units. |
| Engineering Application | ENG.20.E.0017 | 19T14E03 Phase 4 | 17, 11 Mondial Crescent, 19766 Leslie Street, 1286 Doane Road, 41 Ben Sinclair Avenue | Queensville Community Phase 4. |



PAGE LEFT BLANK INTENTIONALLY

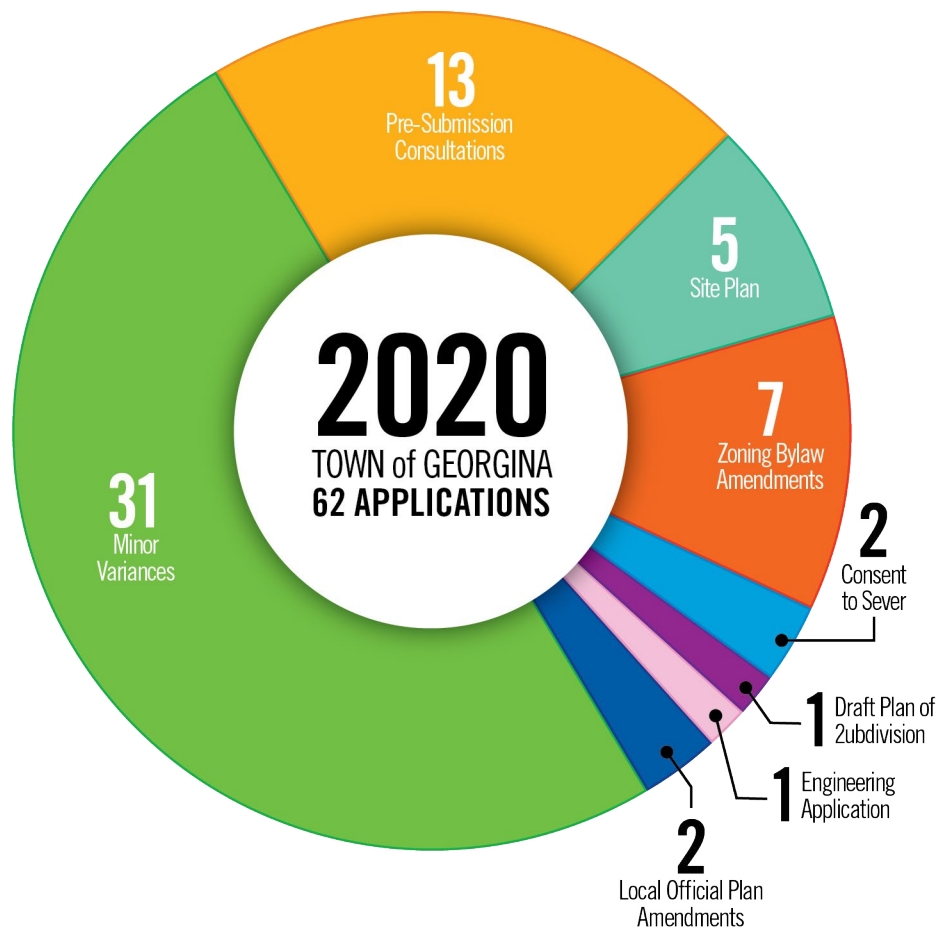
TOWN of GEORGINA

2020 DEVELOPMENT PROFILE

QUICKFACTS

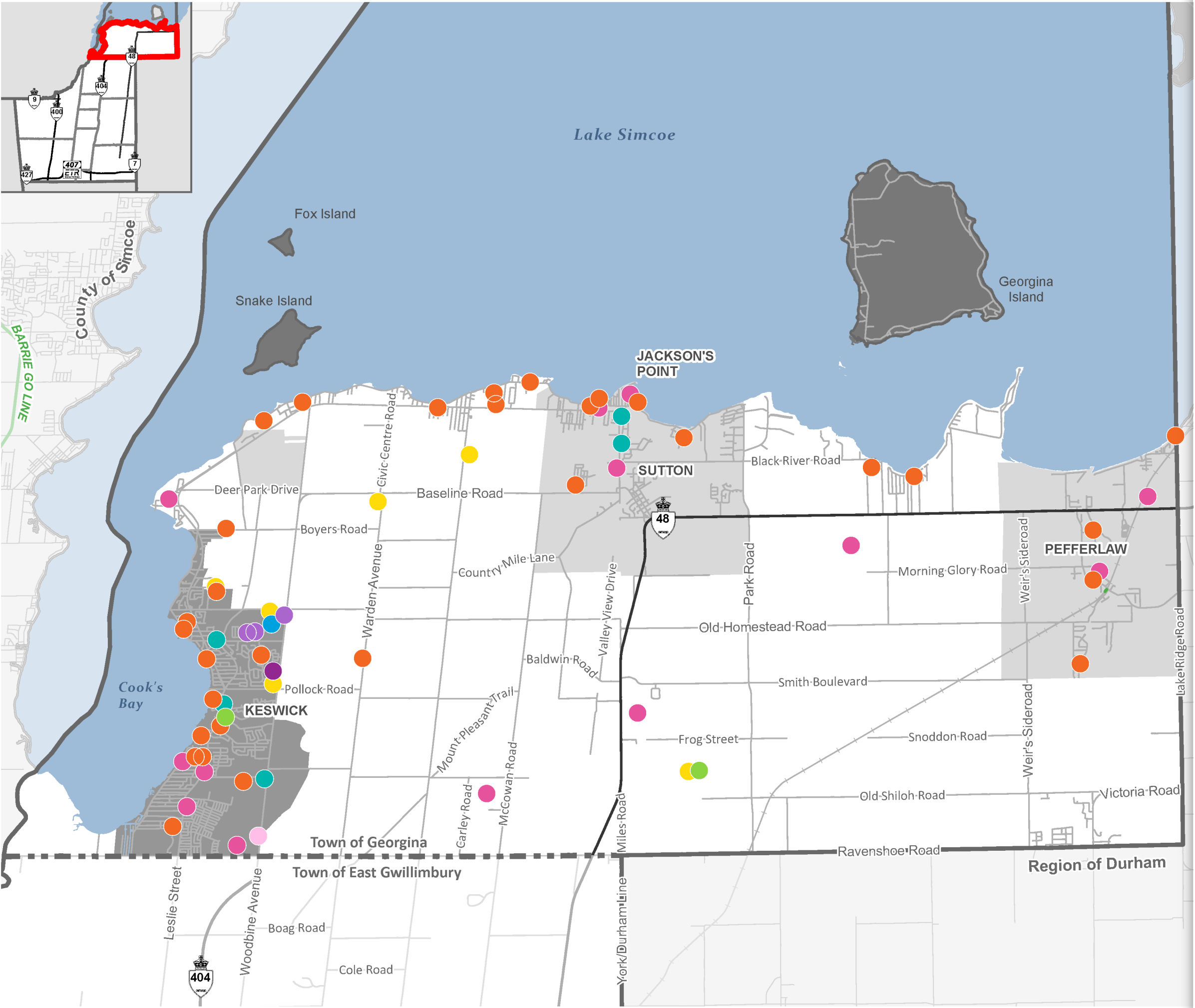
- › Georgina made up 3.76% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 6 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

TOWN OF GEORGINA DEVELOPMENT PROFILE 2020

- Consent Applications
- Engineering Applications
- Official Plan Amendments - Exemption ¹
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments

Urban Area
 Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority



PAGE LEFT BLANK INTENTIONALLY



TOWN of GEORGINA

2020 DETAILED APPLICATION INFORMATION

TABLE 7 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|-------------------|----------------------|-------------------|---|--|
| Local Official Plan Amendment | Exemption Granted | LOPA.20.G.0009 | 02.197 | South of Old Homestead Road and West of Woodbine Avenue | To permit development of 256 single detached lots with blocks for future residential commercial/employment development, park, open space and stormwater management pond. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.G.0011 | 02.198 | North of Morton Avenue and West of Woodbine Avenue | To permit a retirement community consisting of two 6-storey retirement home buildings, one 6-storey seniors apartment building with 461 sq m of ground floor commercial space and one 7-storey seniors apartment building. |

TABLE 8 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Subdivision | SUBP.20.G.0005 | 19T20G01 | 24996 Woodbine Avenue | 256 single detached lots with blocks for future residential commercial/employment development park open space and stormwater management pond. |
| Registered Plan of Subdivision | SUBR.19.G.0019 | 65M4659 | North of Church Street West of Woodbine Avenue | 246 single residential units and 3 blocks for future development. |
| Registered Plan of Subdivision | SUBR.19.G.0020 | 65M4658 | North of Church Street West of Woodbine Avenue | 47 single detached units and 4 future development lots (total of 51 single detached units). |



TOWN of GEORGINA

2020 DETAILED APPLICATION INFORMATION

TABLE 8 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.G.0044 | B.1.53.1 | 202 Church Street | 390m2 addition to the front of building. |
| Site Plan | SP.20.G.0077 | 21071 Dalton Road | 21071 Dalton Road | Georgina Nurse Practitioner's Clinic. |
| Site Plan | SP.20.G.0048 | S.9.193Y | South of Glenwoods Avenue and West of Woodbine Avenue | Sales office facility. |
| Engineering Application | ENG.20.G.0004 | 19T18G01 | 130 Joe Dales Drive, 30 Bostock Drive, 23126, 22942, 23056 Woodbine Avenue | Proposed construction access to facilitate earthworks for the proposed subdivision (Phase 10). |

TABLE 9 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.G.0141 | S.3.26 | 209A The Queensway South, 211 The Queensway South | Various improvements to the sanitary pumping station. |
| Site Plan | SP.20.G.0176 | B.1.389 | 20971 20977 20979 20987 Dalton Road | Schell Lumber Expansion. |

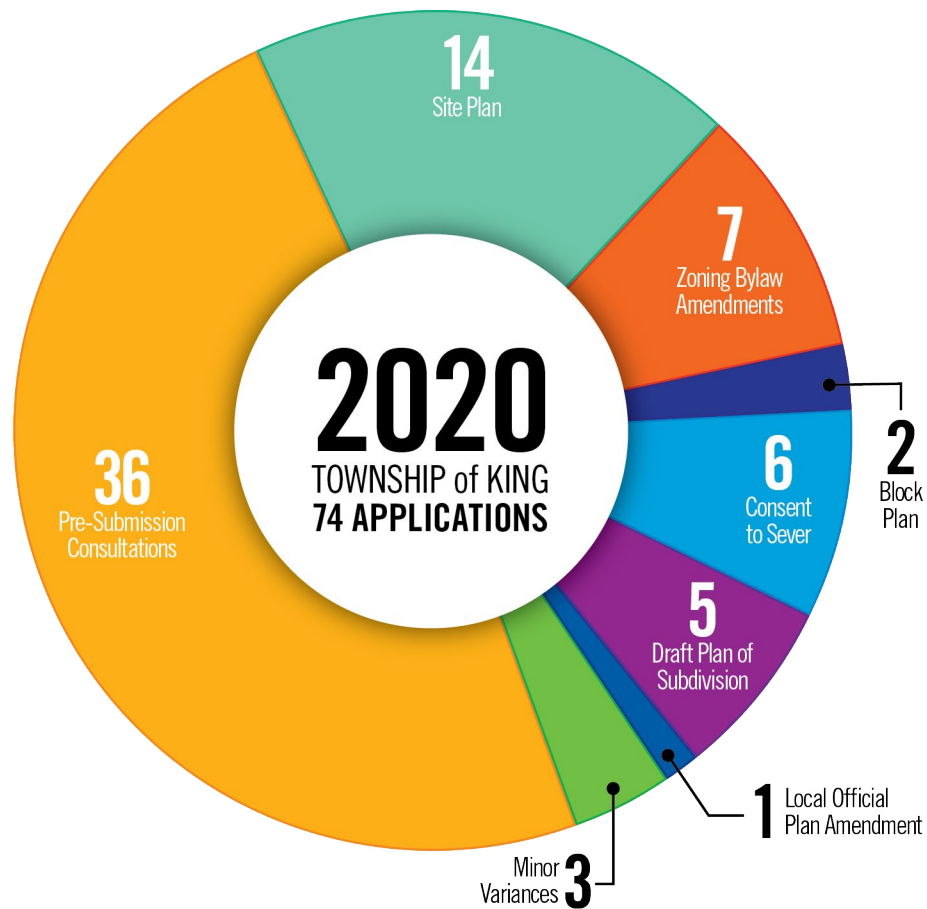
TOWNSHIP of KING

2020 DEVELOPMENT PROFILE

QUICKFACTS

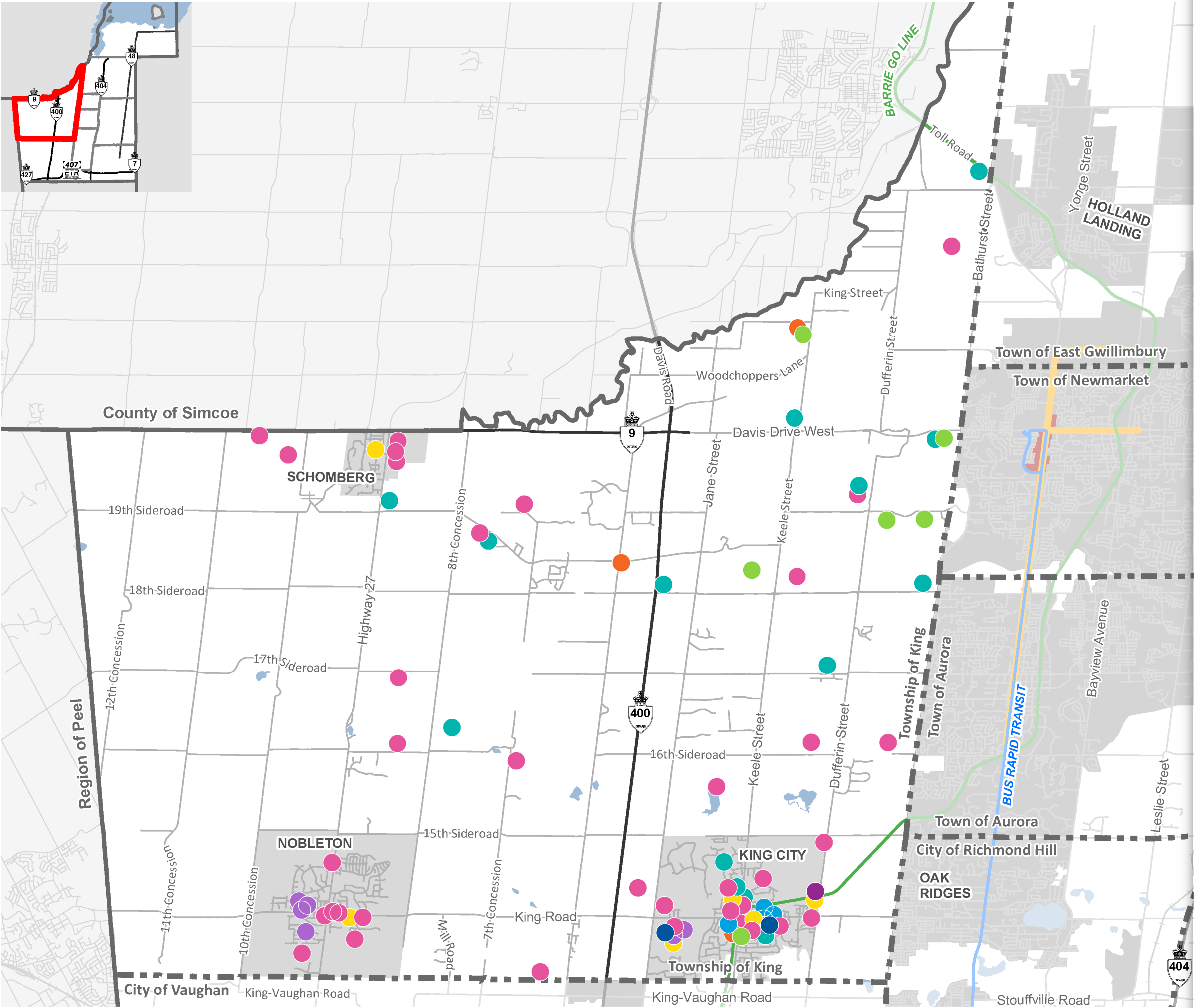
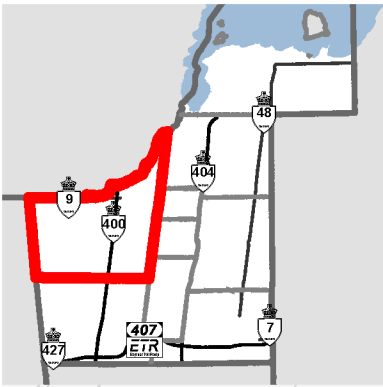
- › King made up 4.5% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 7 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



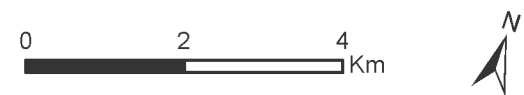
YORK REGION

TOWNSHIP OF KING

DEVELOPMENT PROFILE 2020

- Block Plan Applications
- Consent Applications
- Official Plan Amendments - Exemption ¹
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority



Produced by: The Regional Municipality of York, Corporate Services
Department, Planning and Economic Development Branch
© Copyright, The Regional Municipality of York, March 2021
© Copyright, The Regional Municipalities of Durham and Peel,
County of Simcoe, City of Toronto
© Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY



TOWNSHIP of KING

2020 DETAILED APPLICATION INFORMATION

TABLE 10 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | OPA Approval Status | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|---------------------|----------------------|-------------------|--|---|
| Local Official Plan Amendment | Exemption Granted | LOPA.20.G.0024 | OP-2019-01 | 25 King Boulevard, 2000, 2008 King Road | To increase the permitted density from 25 units per ha to 40 units per ha for a medium density residential development. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.K.0035 | OP-2019-03 | 2075, 2045 King Road | To permit a multi-level residential infill containing 284 units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.K.0038 | OP-2019-04 | 12984 Keele Street | To permit for a 4 storey mixed use building containing 20 rental apartments and 6 commercial units at grade. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.K.0053 | OP-2019-05 | North of King Road and East of Keele Street | To permit a residential infill development consisting of 20 stacked townhouses. |
| Local Official Plan Amendment | Under Review | LOPA.20.K.0029 | OP-2020-01 | West of Dufferin Street and North of King Road | To permit two 5 storey mid-rise buildings with a total of 43 units. |

TABLE 11 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Subdivision | SUBP.20.K.0018 | 19T12K01 | 6230, 6178, 6288 King Road | 42 single detached units and 8 townhouse units (Phase 2). |
| Registered Plan of Subdivision | SUBR.19.K.0017 | 65M4655-Phase 1 | 6274, 6288, 6202, 6230, 6190, 6260, 6178 King Road | 35 single detached and 8 townhouse units. |
| Site Plan | SP.20.K.0016 | SPD-20-02 | 965 Davis Drive West | Two storey single detached dwelling with attached garage and in ground pool spa and cabana. |



TOWNSHIP of KING

2020 DETAILED APPLICATION INFORMATION

TABLE 11 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.K.0026 | SPD-20-06 | 920 18th Sideroad | A two storey single detached dwelling with an attached four car garage, a covered terrace and an in ground pool. |
| Site Plan | SP.20.K.0071 | SPD-20-16 | 13151, 13165, 13175, 13193, 13211 Keele Street | 52 townhouse units. |
| Site Plan | SP.20.K.0084 | SPD-20-17 | 17640 Keele Street | A two-storey single detached replacement dwelling with gross floor area of 980.37 square metres (10,533 square feet). |
| Site Plan | SP.20.K.0114 | SPD-20-20 | 5910, 5930 Lloydtown/ Aurora Road | 2 industrial building additions. |
| Site Plan | SP.20.K.0131 | SPD-20-22 | 14735 8th Concession | A two-storey detached dwelling with an attached garage with ground floor area of 329 square metres (3,545 square feet). |
| Site Plan | SP.20.K.0086 | SPD-20-12 | South of Kingscross Drive and East of Keele Street | To demolish the existing building and create a new 2 storey dwelling with an attached 4 car garage an in ground pool and sports court. |
| Site Plan | SP.20.K.0049 | SPD-20-07 | 3310 18th Sideroad | 2-storey detached dwelling. |

TABLE 12 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|---|
| Block Plan | BLK.20.K.0003 | FSDAS-20-01 | 2018 2022 2036 2048 2058 2072 2078 2086 2096 King Road 31 William Street 247 Dew Street and 26 King Boulevard | Block that will consist of commercial and residential uses. |



TOWNSHIP of KING

2020 DETAILED APPLICATION INFORMATION

TABLE 12 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|----------------------|-------------------|--|--|
| Block Plan | BLK.20.K.0004 | FSDAS-2020-02 | 12805 Jane Street, 2955 King Road, 350 South Summit Farm Road, 12665 Jane Street | Block Plan SUBP.20.K.0027. |
| Block Plan | BLK.20.K.0003 | FSDAS-20-01 | 2018 2022 2036 2048 2058 2072 2078 2086 2096 King Road 31 William Street 247 Dew Street and 26 King Boulevard | Block that will consist of commercial and residential uses. |
| Block Plan | BLK.20.K.0004 | FSDAS-2020-02 | 12805 Jane Street, 2955 King Road, 350 South Summit Farm Road, 12665 Jane Street | Block Plan SUBP.20.K.0027. 170 single detached units, 48 street townhouses and 65 lifestyle units and blocks for future development employment. |
| Draft Plan of Subdivision | SUBP.20.K.0023 | 19T15K01 | Block 208, Plan 65M- 4448 | Development of 22 single detached dwellings. |
| Draft Plan of Subdivision | SUBP.20.K.0027 | 19T-20K01 | 12665 Jane Street, 2955 King Road, 12805 Jane Street | 170 single detached units 48 street townhouses and 65 lifestyle units and blocks for future development employment. |
| Draft Plan of Subdivision | SUBP.20.K.0037 | 19T-20K02 | 12955 Jane Street, 2955 King Road | 170 single detached units 48 street townhouses and 65 lifestyle units and blocks for future development employment. |
| Site Plan | SP.20.K.0139 | SPD-20-24 | 13121 Keele Street | To convert the existing dwelling into a private childcare facility with parking patio and play area. |
| Site Plan | SP.20.K.0162 | SPD-20-26 | 2075 King Road, 2045 King Road | Development of a 6 storey apartment building comprising 284 condominium units and 2 levels of underground parking. |



TOWNSHIP of KING

2020 DETAILED APPLICATION INFORMATION

TABLE 12 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.K.0221 | SPD-20-41 | 15340 Dufferin Street | To demolish the existing barn and construct a warehouse structure, a parking lot, a new septic system, and a stormwater management pond. |
| Site Plan | SP.20.K.0231 | SPD-20-40 | 19960 and 19940 Highway 11 | One storey addition at the front of the existing building. |
| Site Plan | SP.20.K.0255 | SPD-20-50 | 5015 Lloydtown/ Aurora Road | Two temporary modified shipping containers small automotive repair facility store parts and equipment, and associate office and washroom. |
| Site Plan | SP.20.K.0269 | SPD-20-49 | 17050 Dufferin Street, 16770 Dufferin Street | Construction of a new main building facility seasonal cabins, a new crushed stone parking area and exterior lights. |

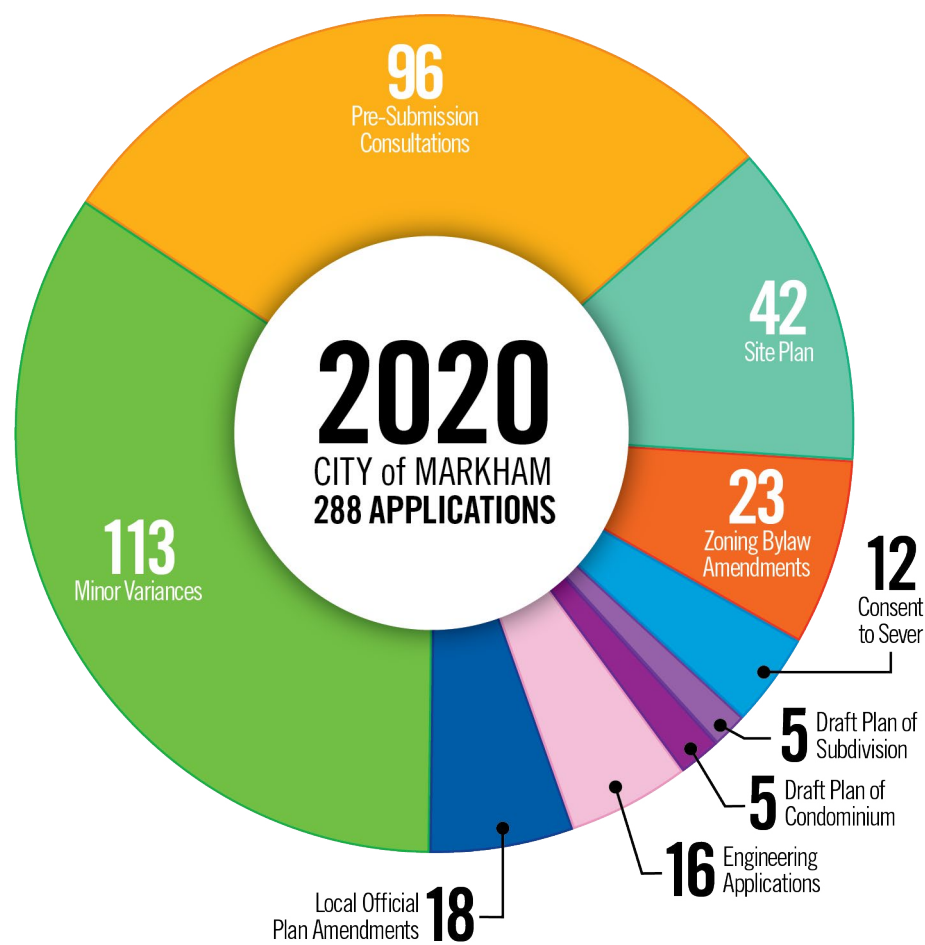
CITY of MARKHAM

2020 DEVELOPMENT PROFILE

QUICKFACTS

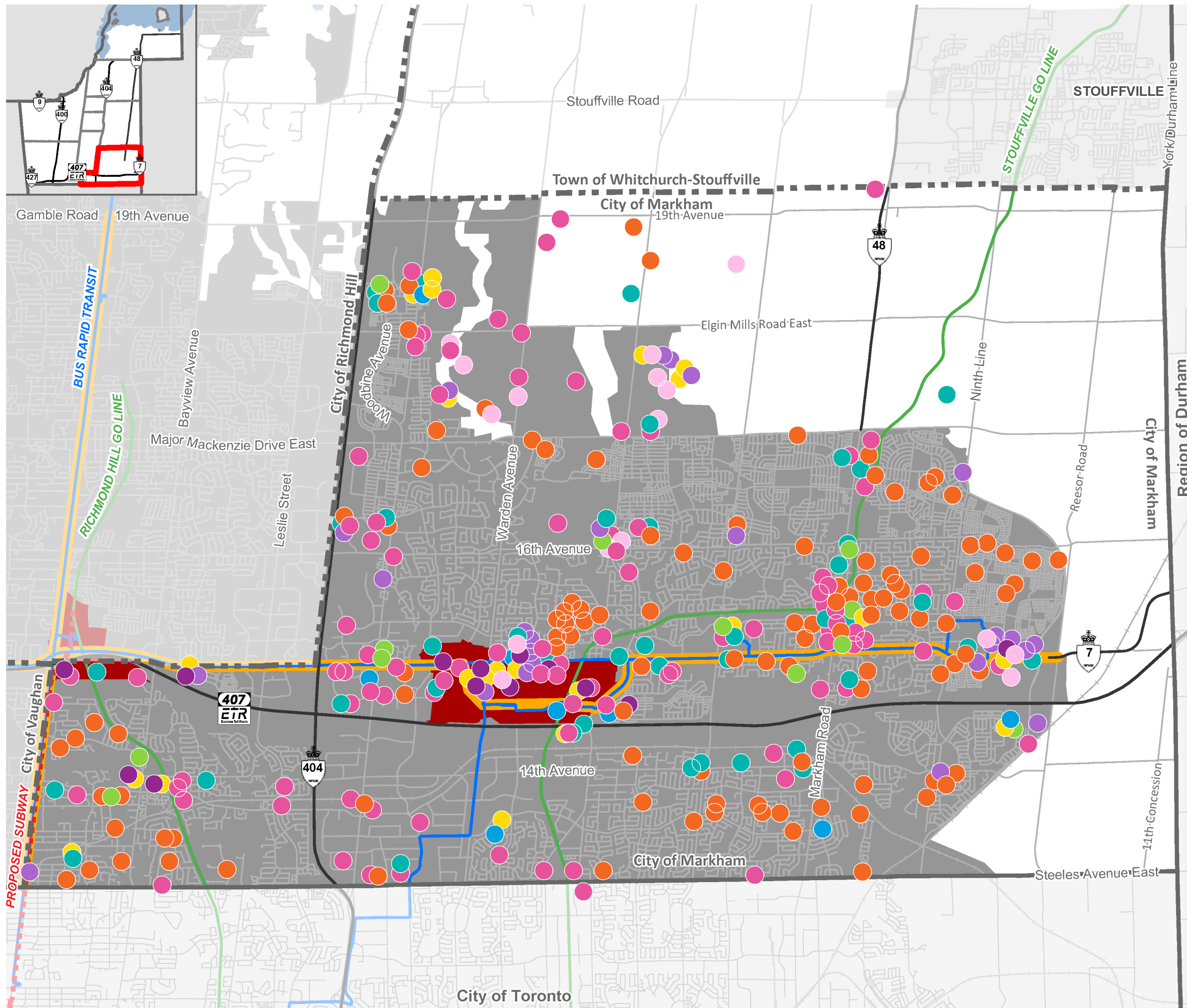
- › Markham made up 20% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 8 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

CITY OF MARKHAM DEVELOPMENT PROFILE 2020

- Consent Applications
- Engineering Applications
- Official Plan Amendments - Exemption ¹
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Regional Centre ²
- Regional Corridor ²
- Urban Area
- Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.

0 1 2 Km



Produced by: The Regional Municipality of York, Corporate Services
 Department, Planning and Economic Development Branch
 © Copyright, The Regional Municipality of York, March 2021
 © Copyright, The Regional Municipalities of Durham and Peel,
 County of Simcoe, City of Toronto
 © Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY

CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION



TABLE 13 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|-------------------|----------------------|------------------------|---|--|
| Local Official Plan Amendment | Exemption Granted | LOPA.18.M.0046 | OPA 33 | 3882 Highway 7 | To permit a max. building height of 8 storeys, density of 3.25 FSI and site-specific policies that will facilitate a total of 91 residential units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.M.0055 | PLAN 19 14513 | 7350 Markham Road | To permit 697 residential units and 145 m2 of retail space within two 16 storey apartment buildings atop 8 and 10 storey podiums and 104 townhouse units served by a private condominium road. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.M.0057 | PLAN 19 137397 | 55, 63 and 83 Helen Avenue | To permit a high-density residential block comprised of 301 residential apartment units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.M.0006 | 19.142690.000 .00 PLAN | 28 Main Street Unionville | To permit a high-density mixed-use residential building at a max. height of 47 storeys with a total of 362 residential units and retail uses. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.M.0025 | 20.110587.000 .00 PLAN | 8400 Woodbine Avenue | To add a site-specific use to facilitate a commercial self-storage facility. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.M.0052 | 20.120313.000 .00 PLAN | 580, 510, 550, 530, 570, 520, 610, 560, 590, 600, 500, 540 Copper Creek Drive | To permit a four-storey commercial self-storage warehouse facility. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0015 | PLAN 20 106679 | 1181, 1211, 1241, 1271 Denison Street | To permit ancillary restaurant use and limit the total GFA to 15%. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0019 | PR 20 109896 | 101 Town Centre Blvd Markham | Markham Centre Secondary Plan Update. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 13 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|--------------|----------------------|-----------------------|---|--|
| Local Official Plan Amendment | Under Review | LOPA.20.M.0024 | 20.140215.001.00.PLAN | 4077 Highway 7, 4101 Highway 7 | To permit 5 high-rise residential condominium towers consisting of 2,135 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0033 | 20.112387.000.00.PLAN | 10988, 11030, 10978 Victoria Square Boulevard | To permit 169 stacked townhouse units and 10 street townhouse units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0039 | 20.113948.000.00.PLAN | Part of Lot 9, Concession 4, Part 4 Registered Plan 65R-27018 | To permit three 34 storey towers and one 12 storey mid-rise building with a total of 1,400 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0051 | 20.119576.000.00.PLAN | 7170, 7186, 7128 Highway 7 | To permit four residential apartment buildings ranging between 18-24 storeys with a total of 977 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0057 | 20.123727.000.00.PLAN | 3928, 3912 Highway 7 | To permit the development of 3 retirement home buildings ranging from 9-14 storeys consisting of 1136 units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0059 | 20.126269.000.00.PLAN | 7750, 7716 Bayview Avenue | To permit a high-rise residential development consisting of 1287 apartment units. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0067 | 20.127887.000.00.PLAN | Block 3 on Plan 65M2503 | To permit two 24-storey mixed-use residential towers with 559 units and ground floor retail and one 4-storey office building with ground floor retail. 559 units at 6.29 FSI. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0068 | 20.128679.000.00.PLAN | South Park Road | To permit the development of 6 high-rise residential apartment buildings between 36 and 50 storeys, two public parks and a future school block. 2669 apartment units at 4.9 FSI and 3240 parking spaces. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 13 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|--------------|----------------------|-----------------------|--|--|
| Local Official Plan Amendment | Under Review | LOPA.20.M.0069 | 20.129430.000.00.PLAN | 34 Main Unionville Street | To permit a 32-storey institutional building with 264 student suites. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0070 | 20.130784.000.00.PLAN | 298, 300, 292, 288, 296, 294, 290 John Street | To permit redevelopment of the existing commercial plaza, including 5 mixed use buildings between 8 and 15 storeys, 579 apartment dwellings and commercial uses at 1.82 FSI. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0071 | 20.123292.000.00.PLAN | 8250, 8200 Warden Avenue | To permit four towers ranging from 34 to 37 storeys within two development blocks. A total of 1950 residential units are proposed at 9.87 FSI. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0073 | 20.128653.000.00.PLAN | 8500 Warden Avenue | To permit the development of five 55-storey and one 45-storey mixed-use towers with office and retail space and a 3-storey conference centre. The proposal includes retention of the existing 10-storey Hilton Markham Suites Hotel, a new public park and 2-1/2 levels of underground parking. 3552 residential units at 7.71 FSI and 2651 parking spaces are proposed. |
| Local Official Plan Amendment | Under Review | LOPA.20.M.0074 | 20.132805.000.00.PLAN | 5, 9, 25 11, 39 Langstaff Road East, 10, 26 24, 20 Ruggles Avenue, | To redesignate the lands currently designated as "Environmental Protection Area Valleylands" to "Parks and Open Space". |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 14 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|----------------------------|--|---|
| Draft Plan of Subdivision | SUBP.20.M.0017 | 20.113780.00 0.00. PLAN | 10225, 10537, 10379, 10411 Kennedy Road, 4551 Elgin Mills Road East, 10536 McCowan Road. | 622 single detached units, 6 future single detached units, 1683 townhouse units and 2 future townhouse dwellings. |
| Draft Plan of Subdivision | SUBP.20.M.0003 | 19T19M005 | North of Major Mackenzie Road and West of Warden Avenue | 348 single detached units and 69 townhouse units with a community park greenway system and stormwater management ponds. |
| Draft Plan of Condominium | CDMP.20.M.0001 | 19CDM19M15 | 11 Grandview Avenue, 15 Grandview Avenue, 7089 Yonge Street, 17 Grandview Avenue | 27 storey residential condominium consisting of 214 apartment units (13 live/work units and 1 guest suite). |
| Draft Plan of Condominium | CDMP.20.M.0008 | 20.111149.00 0.00. CNDO | 520, 500, 540, 560, 580, 510, 550, 590, 610, 600, 530, 570 Copper Creek Drive | 199 townhouse units. |
| Registered Plan of Condominium | CDMR.19.M.0024 | YRCP1428 | 9329 and 9365 McCowan Road | Common elements 150 townhouse units. |
| Registered Plan of Condominium | CDMR.19.M.0029 | YRCP1428 | 9329 and 9365 McCowan Road | Common elements 150 townhouse units. |
| Registered Plan of Condominium | CDMR.19.M.0029 | YRCP1427 | 15, 21, 2, 10, 20, 30 Westmeath Lane, 1, 2 Gable Hurst Way | 192 residential stacked townhouse units and 293 parking spaces. |
| Registered Plan of Condominium | CDMR.19.M.0030 | YRCP1430 | 268, 254, 256, 258, 260, 262, 264, 278, 284, 286, 288, 290, 292, 294 Buchanan Drive | 12 townhouse units. |
| Registered Plan of Condominium | CDMR.19.M.0031 | YRCP1436 | 3940 Highway 7 East | 36 townhouse units. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 14 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|--------------------------|---|---|
| Registered Plan of Condominium | CDMR.19.M.0033 | YRCP1434 | South of Highway 7, East of Bayview Avenue | 134 stacked townhouse units. |
| Registered Plan of Condominium | CDMR.20.M.0005 | YRCP1435 | 32, 34, 36, 38, 40, 42, 58 Adam Sellers Street, 3348, 3338, 3332, 3330, 3322 Bur Oak Avenue | 100 apartment units and 5 commercial units within a mid-rise building and 6 townhouse units. |
| Registered Plan of Condominium | CDMR.20.M.0006 | YRCP1431 | 3972 Highway 7 | 60 block townhouses. |
| Registered Plan of Subdivision | SUBR.19.M.0015 | 65M4656 | North side of Highway 7 and west side of Donald Cousens Parkway | 96.5 townhouses and 1.5 single detached units. |
| Registered Plan of Subdivision | SUBR.19.M.0023 | 65M4660 | East side of Bur Oak Avenue and north side of Rustle Woods Avenue | 72 townhouse units and blocks for mixed use development and open space. |
| Site Plan | SP.20.M.0130 | Lindwide | Lindwide Developments (Cornell) | Phase 5 sales office. |
| Site Plan | SP.20.M.0034 | 20.107969.00 0.00.SPC | 4600, 4592 Highway 7 | To demolish existing commercial structures and replace with a new 2 storey Motor Vehicles sales and service building. |
| Site Plan | SP.20.M.0081 | 20.108817.00 0.00.SPC | 4 Oakcrest Avenue | 2 storey single detached dwelling. |
| Site Plan | SP.20.M.0082 | 20.108818.00 0.00.SPC | 4A Oakcrest Avenue | 2 storey single detached dwelling. |
| Site Plan | SP.20.M.0108 | 20.112580.00 0.00.SPC | 4101, 4077 Highway 7 | Six and eight storey mid-rise residential apartment building consisting of 326 units. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 14 NEW DEVELOPMENT APPLICATIONS Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|--------------------------|--|---|
| Site Plan | SP.20.M.0093 | 20.110953.00 0.00.SPC | East of Highway 404 and North of Elgin Mills Road | 2 industrial buildings with mezzanines. |
| Site Plan | SP.20.M.0094 | 20.112635.00 0.00.SPC | North of 16th Avenue and East of Highway 404 | 5 storey office building. |
| Site Plan | SP.20.M.0078 | 20.110692.00 0.00.SPC | North of Bur Oak Avenue and West of Markham Road | 22 storey mixed use tower with 701m ² of non-residential space on the ground floor, 527 residential apartment units above and 2 levels of underground parking. The proposal also includes 12 residential rear lane townhouse dwellings with parking and a shared private road network. |
| Site Plan | SP.20.M.0075 | 20.110868.00 0.00.SPC | North of Cox Boulevard and East of Rodick Road | Office/industrial building. |
| Site Plan | SP.20.M.0004 | 19.136373.00 0.00.SPC | North of Highway 7 and West of Bur Oak Avenue | 312 stacked townhouse units and a 12 storey mixed use building. |
| Site Plan | SP.20.M.0068 | 20.110854.00 0.00.SPC | North of Major Mackenzie Drive East and West of Ninth Line | New salt and sand storage facility for City of Markham winter operations. |
| Site Plan | SP.20.M.0105 | 20.113250.00 0.00.SPC | South of Vetmar Avenue and West of Victoria Square Boulevard | 8 storey mixed use building consisting of 193 residential units. |
| Site Plan | SP.20.M.0096 | 20.111999.00 0.00.SPC | West of Markham Road and North of 14th Avenue | 2 storey industrial building. |
| Site Plan | SP.20.M.0002 | 19.142354.00 0.00.SPC | 45 John Street | New single detached family dwelling. |
| Site Plan | SP.20.M.0013 | 19.141283.00 0.00.SPC | 14 Cedar Avenue | New soil recycle and processing building. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 14 NEW DEVELOPMENT APPLICATIONS Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------------------|---|---|
| Site Plan | SP.20.M.0017 | SPC 20 106477 | 28 Church Street | Restore the existing 1 storey heritage home and construct a new 2 storey addition. |
| Site Plan | SP.20.M.0037 | 20.108871.00 0.00.SPC | 34 Main Unionville Street | Expand the existing parking lot and add 42 parking spaces. |
| Site Plan | SP.20.M.0052 | SPC 19 140245 | 377 Main Markham Street North | 35m2 second storey addition to the existing commercial building. |
| Site Plan | SP.20.M.0067 | 20.110863.00 0.00.SPC | 5933 14th Avenue | To clear a heritage condition 16.5(b) in the draft plan conditions. |
| Site Plan | SP.20.M.0004 | 19.136373.00 0.00.SPC | North of Highway 7 and West of Bur Oak Avenue | 312 stacked townhouse units and a 12 storey mixed use building. |
| Site Plan | SP.20.M.0110 | 20.113739.00 0.00.SPC | 45 Peter Street | One storey garage and ground floor addition. |
| Site Plan | SP.20.M.0111 | 20.114896.00 0.00.SPC | North of 16th Avenue and East of Kennedy Road | Two additional portable classrooms at Beckett Farm Public School. |
| Engineering Application | ENG.20.M.0003 | 4134 16th Avenue | 4134 16th Avenue | Engineering file to facilitate the York Downs Golf Club West subdivision sanitary connection to the Region's trunk. |
| Engineering Application | ENG.20.M.0005 | Kennedy Road Temp Cons Access | Kennedy Road Temp Cons Access | Temporary construction access plan and corresponding traffic management plan for proposed accesses from Kennedy Road and Major Mackenzie Drive to the Robinson Glen subdivision (Major Kennedy South parcel). |
| Engineering Application | ENG.20.M.0015 | n/a | 16th Avenue and Kennedy Road | Yorkdowns - Intersection Works - 16th Avenue and Kennedy Road |
| Engineering Application | ENG.20.M.0010 | SU 18 181743 001 | 3151, 3319 Elgin Mills Road East | Engineering Submission for Roman Property (Phase 1) |
| Engineering Application | ENG.20.M.0011 | SU 18 181743 002 | 10348, 10508, 10506 Warden Avenue, 3319, 3151 Elgin Mills Road East | Engineering Submission for Rina Property Phase 1 |

CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION



TABLE 15 NEW DEVELOPMENT APPLICATIONS Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-----------------------|---|---|
| Draft Plan of Subdivision | SUBP.20.M.0035 | 20.129597.000.00.PLAN | 10537 Kennedy Road | Development of an urban residential subdivision comprising of single detached dwellings and townhouses, a neighbourhood park, school, a stormwater management facility and a mixed-use block. |
| Draft Plan of Subdivision | SUBP.20.M.0036 | 20.123292.000.00.PLAN | 8250, 8200 Warden Avenue | Proposal to develop four towers ranging from 34 to 37 storeys within two development blocks. A total of 1950 residential units are proposed at 7.69 FSI. |
| Draft Plan of Subdivision | SUBP.20.M.0043 | 20.133038.000.00.PLAN | 10379, 10411 Kennedy Road | Development of approximately 760 residential units (comprised of detached semi-detached and townhouses), a mixed-use block, neighbourhood park, a parkette, stormwater management facilities and supporting road network. |
| Draft Plan of Condominium | CDMP.20.M.0010 | 20.107409.000.00.CNDO | 6845, 6853, 6889, 6869 14th Avenue | 28 freehold townhouses. |
| Draft Plan of Condominium | CDMP.20.M.0019 | 20.128605.000.00.CNDO | 208 Main St | 14 condominium units. |
| Draft Plan of Condominium | CDMP.20.M.0022 | 20.128588.000.00.CNDO | 9700 Ninth Line | 6-storey condominium with 111 units. |
| Registered Plan of Subdivision | SUBR.20.M.0013 | 65M4674 Phase 8 | Part of Lots 11-15, Concession 0 | 5.5 single detached units and 54.5 townhouse units. |
| Registered Plan of Subdivision | SUBR.20.M.0017 | 65M4678 | 9084, 9110, 9100, 9046, 9074, 9064 Woodbine Avenue | 33 freehold townhouses and a 6.5 metre road. Existing heritage dwelling to be retained. |
| Registered Plan of Condominium | CDMR.20.M.0008 | YRCP1444 | 9350-9392 Kennedy Road | Common element road to service 23 townhouse blocks and 132 parcels of tied land. |
| Registered Plan of Condominium | CDMR.20.M.0010 | YRCP1452 | 3940 Highway 7 | 45 townhouse units. |
| Registered Plan of Condominium | CDMR.20.M.0016 | YRCP1440 | 49, 47, 43, 51, 57, 45, 37, 59, 39, 53, 41, 55 Cornell Centre Boulevard | 68 stacked townhouse units. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 15 NEW DEVELOPMENT APPLICATIONS Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|----------------------|---|--|
| Registered Plan of Condominium | CDMR.20.M.0019 | CNDO 19 139460 | 200 Cachet Woods Court | 13 storage units within a 3-storey commercial office building. |
| Registered Plan of Condominium | CDMR.20.M.0020 | YRCP1451 | 268, 254, 256, 258, 260, 262, 264, 278, 284, 286, 288, 290, 292, 294 Buchanan Drive | Mid-rise apartment building comprised of 379 residential units. |
| Site Plan | SP.20.M.0138 | 20.119174.000.00.SPC | Mobis Drive | 4 industrial buildings (Phase 2). |
| Site Plan | SP.20.M.0148 | 20.117410.000.00.SPC | 4134 16th Avenue, 9492 Kennedy Road | 102 townhouse units including 28 rear lane townhouse units and 74 back to back townhouse units. |
| Site Plan | SP.20.M.0155 | 20.120899.000.00.SPC | 3500 Steeles Avenue East | 4 storey parking structure. |
| Site Plan | SP.20.M.0157 | 20.119239.000.00.SPC | 73 Wooten Way North | One air supported dome structure. |
| Site Plan | SP.20.M.0165 | 20.106216.000.00.SPC | 30 Heritage Road | 6 storey self-storage building with surface parking. |
| Site Plan | SP.20.M.0169 | 20.122127.000.00.SPC | 7778 McCowan Road, 5122, 5112 14th Avenue, 7798 McCowan Road, 7788, 5248 14th Avenue, 7768 McCowan Road | 96 townhouse units with a common element road. |
| Site Plan | SP.20.M.0175 | 20.121202.000.00.SPC | 7750 McCowan Road | To demolish a portion of the existing gas station and construct a new canopy with additional pumping stations, a fast-food restaurant with seating and drive-thru service facility, and accessory convenience store. |
| Site Plan | SP.20.M.0177 | 19.138876.000.00.SPC | 135 Green Lane | 472 m2 childcare addition to the existing school building, |
| Site Plan | SP.20.M.0187 | 20.123837.000.00.SPC | 395 Cochrane Drive | Addition to the existing industrial warehouse. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 15 NEW DEVELOPMENT APPLICATIONS Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|----------------------|---------------------------------|---|
| Site Plan | SP.20.M.0193 | SC 17 150049 | 10992 Kennedy Road | Expansion of the existing cemetery an addition to the existing Place of Worship Building, and parking lot expansion. |
| Site Plan | SP.20.M.0208 | 20.127950.000.00.SPC | 40 Rouge Street | Demolish the existing bungalow and build a new two-storey house on the old foundation with a minor extension on Rouge Street front and a carport addition on the west sidewall. |
| Site Plan | SP.20.M.0211 | 20.126772.000.00.SPC | 7932 Kennedy Road | Extension to the existing radio communication tower. |
| Site Plan | SP.20.M.0215 | 20.126803.000.00.SPC | 4638 Major Mackenzie Drive East | Five temporary sales offices for the Robinson Glen Community. |
| Site Plan | SP.20.M.0223 | 20.130098.000.00.SPC | 3912 Highway 7 | 1-storey sales centre building. |
| Site Plan | SP.20.M.0224 | 20.139486.000.00.SPC | 5307 Highway 7, 5305 Highway 7 | 30 stacked back-to-back townhouses. |
| Site Plan | SP.20.M.0236 | 20.129876.000.00.SPC | 1210 Castlemore Avenue | To permit an outdoor play area for a proposed daycare. |
| Site Plan | SP.20.M.0240 | 20.131841.000.00.SPC | 105 Clegg Road | Construction of a 3-storey 4625.49 square metre addition with ground floor parking on the southerly side of the existing building. |
| Site Plan | SP.20.M.0241 | 20.131903.000.00.SPC | 120 Doncaster Avenue | Modify the existing parking lot and restore the municipal boulevard for a motor vehicle sales and repair establishment. |
| Site Plan | SP.20.M.0242 | 20.116893.000.00.SPC | 5560 14th Avenue | Two-storey multi-unit industrial building containing 23 warehouse units and an existing heritage building that will be retained and converted to a warehouse. |
| Site Plan | SP.20.M.0249 | 20.130130.000.00.SPC | 9390 Woodbine Avenue | To permit a woodshed structure to accommodate the installation of a garbage compactor. |



CITY of MARKHAM

2020 DETAILED APPLICATION INFORMATION

TABLE 15 NEW DEVELOPMENT APPLICATIONS Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|------------------------------|---------------------------------|--|
| Site Plan | SP.20.M.0263 | 20.134828.000.00.SPC | 50 George Street | Two-storey addition to the existing one-storey dwelling. |
| Engineering Application | ENG.20.M.0018 | 11142 McCowan Road Culvert | 11142 McCowan Road | City of Markham and the Developer proposal to improve the existing culvert crossing McCowan Road to facilitate the development of 11142 McCowan Road property. |
| Engineering Application | ENG.20.M.0019 | Markham Centre Phase 1 | 8263 Warden Avenue | Markham Centre Greenlands Trail Phase 1 (City of Markham Capital Project funded project). |
| Engineering Application | ENG.20.M.0022 | OP 17 130161 | 4638 Major Mackenzie Drive East | Robinson Glen Master Environmental Servicing Plan. |
| Engineering Application | ENG.20.M.0023 | n/a | Bur Oak @ Hwy 7 | Hwy 7 @ Bur Oak - Improvements. |
| Engineering Application | ENG.20.M.0028 | Robinson Glen Community | 10537 Kennedy Road | Construction access on Kennedy Road for the development of a subdivision within the Robinson Glen Community. |
| Engineering Application | ENG.20.M.0029 | 20.113228.000.00.TEC | 3912 Highway 7, 3928 Highway 7 | 4-8 storey residential building and stacked townhouses. |
| Engineering Application | ENG.20.M.0030 | 10162 Warden Avenue | 10162 Warden Avenue | Relocation of an existing 2-storey duplex home. |
| Engineering Application | ENG.20.M.0031 | Lindwide | 6937, 7265, 7323 Highway 7 | Lindwide Phase 5 subdivision. |
| Engineering Application | ENG.20.M.0032 | Berzy Glen External Services | Warden Avenue | External Watermain and Sanitary Services on Warden Avenue - Berczy Glen Block. |
| Engineering Application | ENG.20.M.0035 | 10411 Kennedy Road | 10411 Kennedy Road | Kennedy Meadows Residential Subdivision. |
| Engineering Application | ENG.20.M.0036 | 20.132920.000.00.TEC | 7170, 7186 Highway 7 | 7128 Hwy 7 E - Kymberville Capital Inc. |



PAGE LEFT BLANK INTENTIONALLY

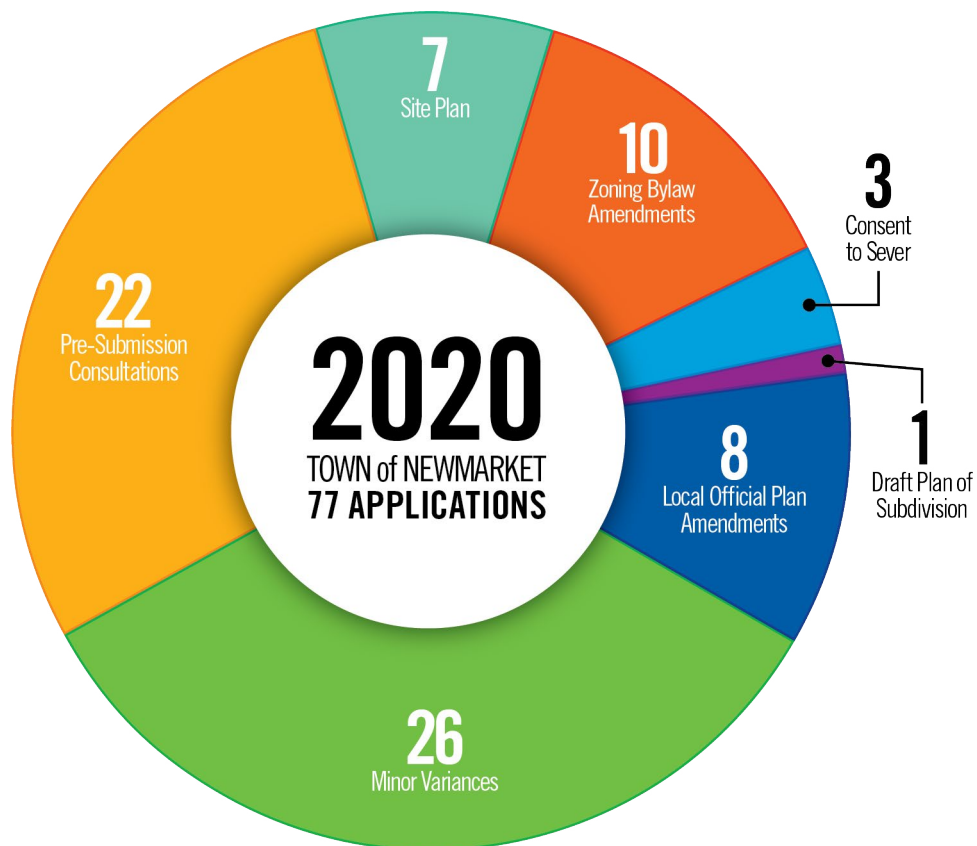
TOWN of NEWMARKET

2020 DEVELOPMENT PROFILE

QUICKFACTS

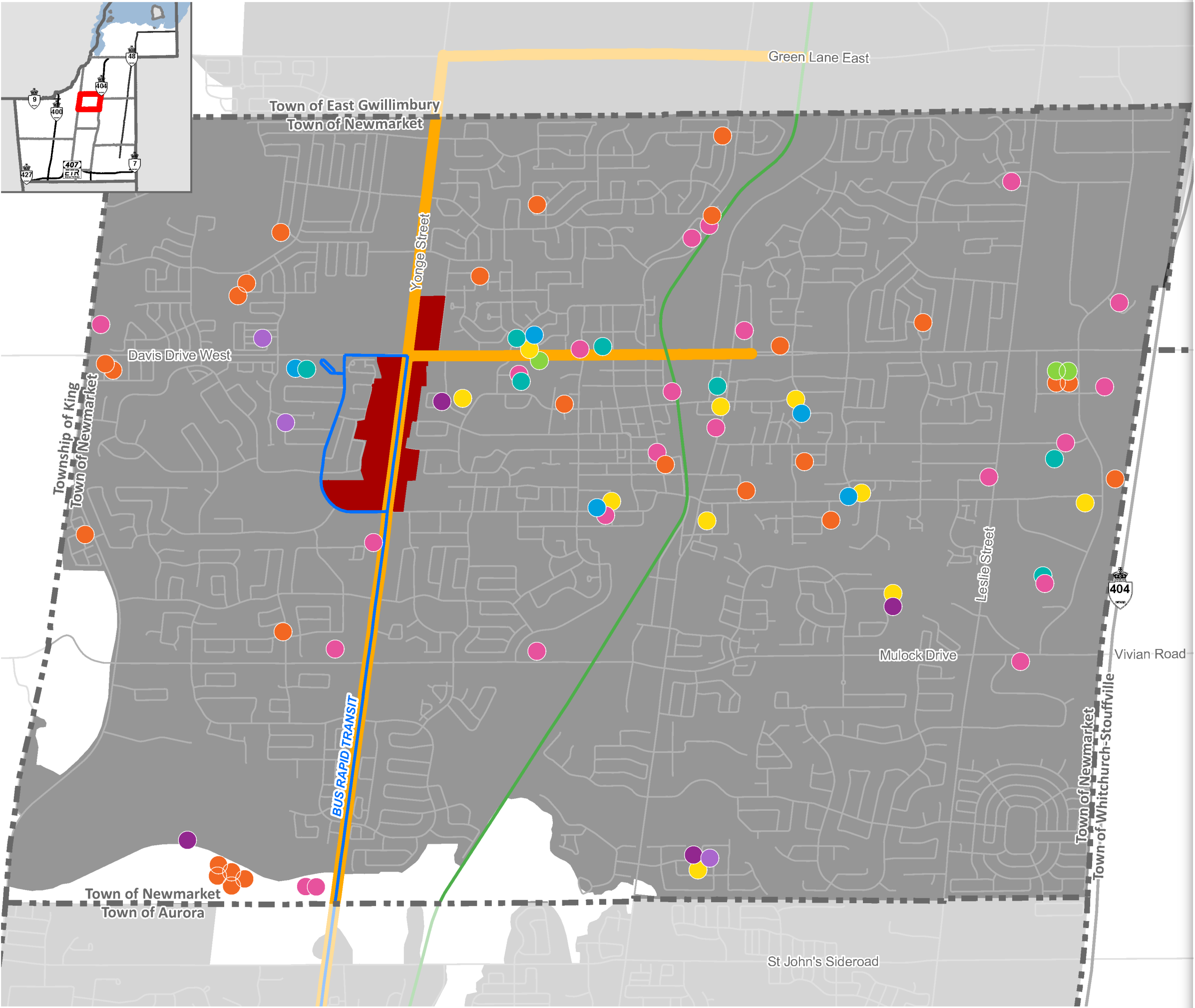
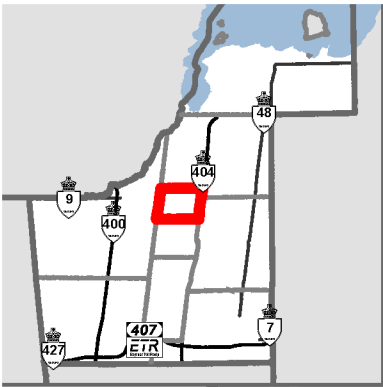
- › Newmarket made up 4.7% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 9 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

TOWN OF NEWMARKET DEVELOPMENT PROFILE 2020

- Consent Applications
- Official Plan Amendments - Exemption ¹
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments

- Regional Centre ²
- Regional Corridor ²
- Urban Area

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.

0 0.5 1 Km



Produced by: The Regional Municipality of York, Corporate Services
Department, Planning and Economic Development Branch
© Copyright, The Regional Municipality of York, March 2021
© Copyright, The Regional Municipalities of Durham and Peel,
County of Simcoe, City of Toronto
© Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY



TOWN of NEWMARKET

2020 DETAILED APPLICATION INFORMATION

TABLE 16 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|-------------------|----------------------|-------------------|--|---|
| Local Official Plan Amendment | Exemption Granted | LOPA.19.N.0018 | D09-19-05 | Block 164-165, Registered Plan 65M-4587 | To permit 10 live/work units and 292 stacked townhouses with 1 level of underground parking as a permitted use within the Emerging Residential Area Designation. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.N.0018 | D09-NP-20-02 | Town of Newmarket | To amend the Town of Newmarket's Official Plan as part of the Established Neighborhoods Compatibility Study. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.N.0020 | D09-NP-2003 | 849 Gorham Street | 20 townhouse units and 2 semi-detached units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.N.0049 | D09NP2011 | 66 Roxborough Road | 9 townhouse units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.N.0054 | D09NP2010 | 201 Davis Drive | To permit one six storey mid-rise residential building consisting of 147 apartment units. |
| Local Official Plan Amendment | Under Review | LOPA.20.N.0016 | OPA 25 | Town of Newmarket | Update policies of Section II of the Town of Newmarket's Official Plan (OPA10)/Newmarket Urban Secondary Plan. |
| Local Official Plan Amendment | Under Review | LOPA.20.N.0037 | D09NP2004 | 734 Stonehaven Avenue, 600 Stonehaven Avenue | To permit 60 single detached units and 142 townhouse units. |
| Local Official Plan Amendment | Under Review | LOPA.20.N.0050 | D09NP2012 | 162, 306, 370 St 488, 24, 434 St John's Sideroad, 119 Shoniker Drive, 16200, 16250, 16356, 16176 Yonge Street, | To permit the development of low medium and high-density residential uses parks and open spaces an elementary school block, storm water management uses and service commercial uses. The development will facilitate approx. 315 low density, 115 lane townhouses, 205 medium density and 370 high density residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.N.0063 | D09NP2015 | 415 Pickering Crescent | To re-designate from Major Institutional to Emerging Residential to permit 32 three storey townhouse dwelling units. |



TOWN of NEWMARKET

2020 DETAILED APPLICATION INFORMATION

TABLE 17 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-----------------------|---|--|
| Draft Plan of Subdivision | SUBP.20.N.0016 | D12NP2004 | 600 Stonehaven Avenue | 60 single detached units and 142 townhouse units. |
| Registered Plan of Condominium | CDMR.20.N.0004 | YRCP1429 | South of Davis Drive West of Yonge Street | Common elements for subdivision application (SUBR.17.N.0060). |
| Registered Plan of Subdivision | SUBR.19.N.0022 | 65M4654 | 219 Davis Drive West | 9 semi-detached units and 13 blocks for 156 townhouse units. |
| Site Plan | SP.20.N.0029 | D11NP1921 | 55, 52 Prospect Street, 49, 59 Charles Street | Two 4 storey apartment buildings consisting of 42 units and a 3 storey building consisting of 9 stacked townhouse units. |
| Site Plan | SP.20.N.0113 | D11-NP-20-09 | 351, 345 Davis Drive | A residential building consisting a total of 68 units. |
| Site Plan | SP.20.N.0104 | 455 Harry Walker Pkwy | North of Mulock Drive and West of Highway 404 | To facilitate the development of 2 industrial buildings. |

TABLE 18 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|-----------------------------|---|
| Site Plan | SP.20.N.0150 | D14-NP17-20) | 175 Deerfield Road | Phase 3 development consisting of 153 apartment units. |
| Site Plan | SP.20.N.0173 | D11NP2010 | 201 Davis Drive | 1 six storey mid-rise residential building consisting of 147 apartment units. |
| Site Plan | SP.20.N.0243 | D11-NP-20-17 | 1100 Stackhouse Road | Two-storey industrial building including a mezzanine. |
| Site Plan | SP.20.N.0264 | D11-NP-20-16 | Block 164-165 Plan 65M-4587 | Development of 12 live-work units and 292 townhouse units. |

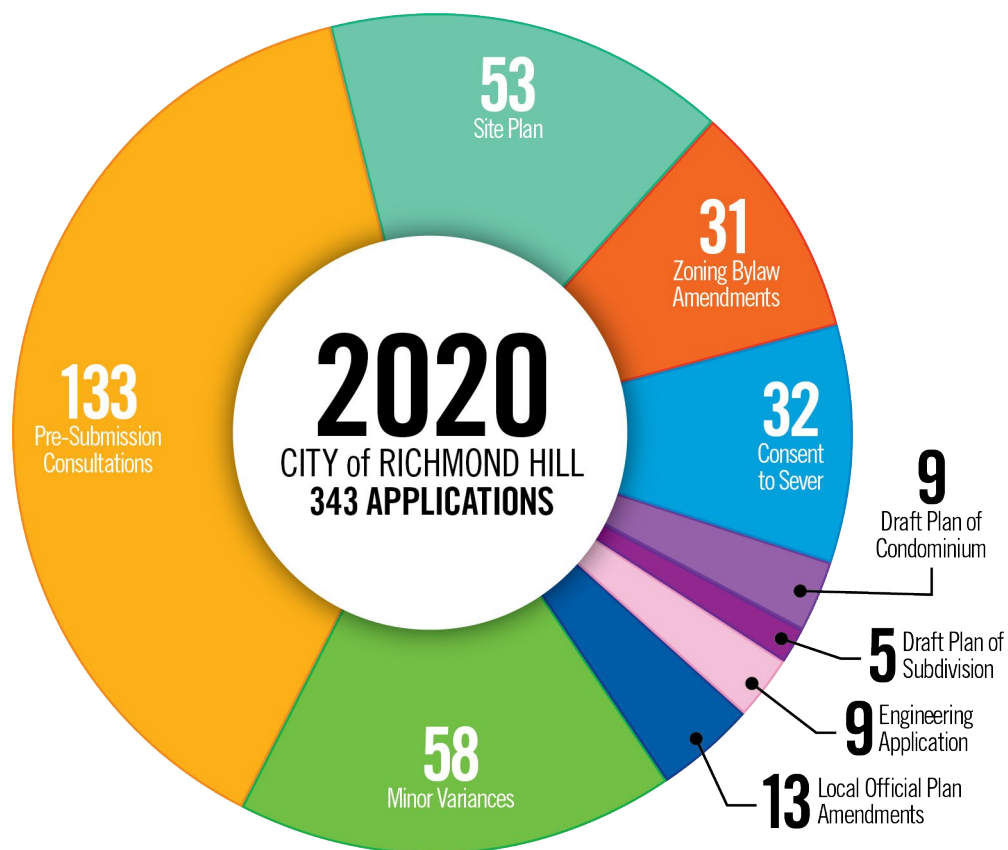
CITY of RICHMOND HILL

2020 DEVELOPMENT PROFILE

QUICKFACTS

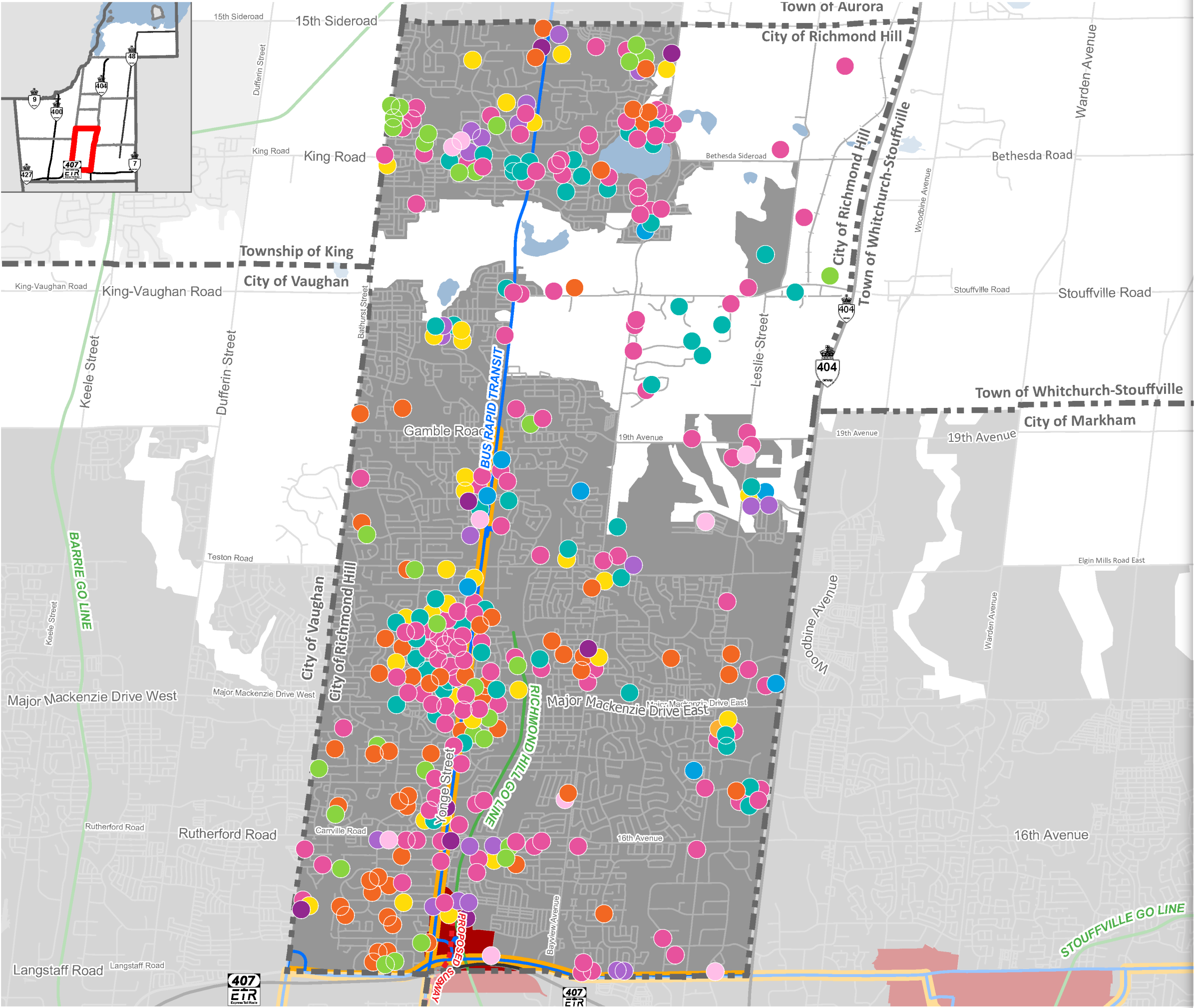
- › Richmond Hill made up 20.8% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 10 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

CITY OF RICHMOND HILL DEVELOPMENT PROFILE 2020

- Consent Applications
- Engineering Applications
- Official Plan Amendments - Delegated Approval
- Official Plan Amendments - Exemption¹
- Official Plan Amendments - Routine¹
- Minor Variance Applications
- Pre Submission Consultation Applications
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments

- Regional Centre²
- Regional Corridor²
- Urban Area

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.



Produced by: The Regional Municipality of York, Corporate Services
 Department, Planning and Economic Development Branch
 © Copyright, The Regional Municipality of York, March 2021
 © Copyright, The Regional Municipalities of Durham and Peel,
 County of Simcoe, City of Toronto
 © Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 19 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|--------------------|----------------------|-------------------|--|--|
| Local Official Plan Amendment | Exemption Granted | LOPA.17.R.0008 | D01-17006 | 11305 Yonge Street | 11-storey apartment building and 37 3.5-storey stacked townhomes units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.18.R.0020 | D01-18001 | 11130 Yonge Street | One 15 - storey building with 156 residential units and 10 live/work units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.R.0051 | D01-19004 | 12600 Bayview Avenue | Medium density residential development for 3 townhouse blocks consisting of 19 townhouse units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.R.0010 | D01-19005 | 0 Oneida Crescent | 4 residential towers ranging from 18-30 storeys with an interconnected 3 storey podium. The towers will consist of 1,217 units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.R.0027 | D01-20002 | 0 McCague Avenue | Mixed-use development consisting of 19 live/work rear lane townhouses and 16 back to back townhouse units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.R.0028 | D01-20004 | 10684 Yonge Street, 10692 Yonge Street | 28 storey high density residential development consisting of 284 units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.R.0062 | OPA 23 | | To permit an additional residential unit within a ground-related dwelling and in a structure ancillary to ground related dwelling on the same lot. |
| Local Official Plan Amendment | Notice of Decision | LOPA.20.R.0036 | OPA 18.2 | 9853, 9861, 9843, 9947, 9901, 9875, 9893 Leslie Street | To permit the conversion of specific lands designated Employment Area to a designation that permits new and/or expanded institutional, office and small-scale retail uses. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 19 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|--------------|----------------------|-------------------|---|--|
| Local Official Plan Amendment | Under Review | LOPA.20.R.0022 | D01-20001 | 13715 Yonge Street | 48-12 storey apartment building consisting of 1527 units and 2-3 storey townhouses with 370 dwelling units. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0031 | D01-20003 | 13586 Bayview Avenue, 13572 Bayview Avenue | 11 storey high rise residential apartment building consisting of 122 units. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0032 | D01-20007 | North of Ultimate Drive and West of the Kings Highway No, 404 | Two storey motor vehicles sales establishment including a show room, office space and automobile service centre. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0035 | D01-20005 | City of Richmond Hill | To permit automotive uses in employment lands in the City of Richmond Hill. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0045 | D01-20008 | 126, 124, 122 Cartier Crescent | 8 storey residential building comprised of 165 apartment units. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0055 | D01-20009 | 9350 Yonge Street | 26-storey and 29-storey apartment buildings comprised of 584 residential apartment units with commercial units at grade. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0072 | D01-20012 | 8905 Bathurst Street | To redesignate lands from "Parkway Belt West" to "Neighborhood" and establish site-specific policies to facilitate the development of a 16-storey and 20-storey apartment building comprised of 396 apartment units. |
| Local Official Plan Amendment | Under Review | LOPA.20.R.0075 | D01-20013 | 11160 Yonge Street | 3 apartment buildings (15, 18 and 35-storeys) comprised of 731 residential units. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 20 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|----------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Subdivision | SUBP.20.R.0007 | D03-20002 | 102, 98, 94 106, 92, 86 Duncan Road, 305, 265, 273 16th Avenue, | 14 single detached and 20 semi-detached dwelling units. |
| Draft Plan of Subdivision | SUBP.20.R.0008 | D03-20001 | 35, 43, 45, 41, 35 Elm Grove Avenue, 18, 24, 26, 20 22 Maple Grove Avenue | 13 single detached dwellings and a public road. |
| Draft Plan of Subdivision | SUBP.20.R.0014 | D03-20004 | 49, 47 Elm Grove Avenue | 3 single detached dwellings. |
| Draft Plan of Subdivision | SUBP.20.R.0010 | D03-20003 | North of Elgin Mills Road and East of Bayview Avenue | 472 apartment dwelling units and 48 common element townhouse units. |
| Draft Plan of Subdivision | SUBP.20.R.0009 | D03-93005 | South of Bloomington Road and East of Yonge Street | 1527 apartment units and 370 townhouse dwelling units. Re-application to 19T-93005. |
| Draft Plan of Condominium | CDMP.20.R.0002 | D05-20001 | 10922 – 10956 Yonge Street | 129 townhouse units. |
| Draft Plan of Condominium | CDMP.20.R.0004 | D05-20002 | 370C, 370D, 370F, 370G, 370H, 370B, 370E, 370A Red Maple Road | 103 townhouse development. |
| Draft Plan of Condominium | CDMP.20.R.0005 | D05-20003 | 85 Oneida Crescent | One 19 storey apartment building with 232 units. |
| Draft Plan of Condominium | CDMP.20.R.0007 | D05-20004 | 12, 36 Beech Avenue, 313 Harris Avenue, 24 Beech Avenue, 319 Harris Avenue | 38 townhouse dwellings and 2 semi detached units on a private road. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 20 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|--|
| Registered Plan of Condominium | CDMR.19.R.0026 | YRCP1424 | 398, 394, 390, 386, 396, 392, 388, 384 Highway 7 | 311 apartment units and 45 townhouse units. |
| Registered Plan of Subdivision | SUBR.18.R.0012 | 65M4668 | 157 Bawden Drive | 9 single detached dwellings, 38 semi-detached dwellings and 121 townhouse units, and block for 66 townhomes. |
| Site Plan | SP.20.R.0007 | D06-19061 | 24 Brookside Road | 5 storey building which will accommodate retail, medical, and office uses, with a total of 69 parking spaces at- grade and 1 level of underground parking. |
| Site Plan | SP.20.R.0039 | D06-20002 | 170 Lucas Street | 1 semi-detached dwelling. |
| Site Plan | SP.20.R.0057 | D06-20008 | 58 Ridgewood Drive | 2 storey single detached dwelling. |
| Site Plan | SP.20.R.0079 | D06-20011 | 10747 Bayview Avenue | 2-6 storey apartment buildings containing 88 units and 63 townhouse units on an internal road. |
| Site Plan | SP.20.R.0089 | D06-20013 | 57 King Road | 2 storey air management facility. |
| Site Plan | SP.20.R.0119 | D06-20020 | 99 Douglas Road, 105 Douglas Road | 468.1 square metre 2 storey single detached dwelling. |
| Site Plan | SP.20.R.0120 | D06-20021 | 105 Douglas Road | A single detached dwelling. |
| Site Plan | SP.20.R.0127 | D06-20004 | 70 Arnold Crescent | 2 storey single detached dwelling. |
| Site Plan | SP.20.R.0128 | D06-20005 | 70 Arnold Crescent | 2 storey single detached dwelling. |
| Site Plan | SP.20.R.0129 | D06-20023 | 11034 Yonge Street, 24 Naughton Drive, 11076, 11014 Yonge Street, 47, 59 Brookside Road, 11044 Yonge Street, 12 Naughton Drive | 6 storey adult lifestyle building consisting 98 apartment units, 102 stacked townhouse units, 36 semi-detached dwellings and 2 single detached dwellings. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 20 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.R.0095 | D06-20014 | South of King Road and West of Yonge Street | 545.8 m ² (5,874.94 f ²) addition to the existing place of worship. |
| Site Plan | SP.20.R.0064 | D06-20009 | West of Beech Avenue and North of Harris Avenue | 48 townhouse dwelling units on a private road. |
| Site Plan | SP.20.R.0009 | D06-19062 | East of Bayview Avenue. South of Stouffville Road | A pool, cabana, pergola and a pavilion for existing single detached house. |
| Site Plan | SP.20.R.0001 | D06-19060 | 40 Bridgeport Street | 462 sqm two storey single detached dwelling. |
| Site Plan | SP.20.R.0019 | D19-200001 | 12460 Leslie Street | Four single detached model homes/sales office and a temporary parking lot. |
| Site Plan | SP.20.R.0055 | D06-20006 | 28 Moray Avenue | Single detached dwelling units. |
| Site Plan | SP.20.R.0056 | D06-20007 | 32 Moray Avenue | Single detached dwelling. |
| Site Plan | SP.20.R.0065 | D06-20010 | 40 Frank Endean Road | Addition to the existing 2 storey heritage dwelling. |
| Site Plan | SP.20.R.0118 | D06-200019 | 99 Douglas Road | 534.68 square metre 2-storey single-detached dwelling. |
| Site Plan | SP.20.R.0012 | D06-19044 | South of Centre Street and East of Bridgeford Street North | 2-storey single detached dwelling. Existing single detached dwelling to be demolished. |
| Site Plan | SP.20.R.0085 | D06-20012 | South of King Road and West of Yonge Street | 3 storey addition to the existing private school as well as alterations/additions to the existing parking lot, driveway and outdoor amenities. |
| Engineering Application | ENG.20.R.0008 | 14.008.R | West of Bayview Avenue and South of David Dunlap Boulevard | Observatory Lands/ Bayview Avenue Sidewalk Realignment Submission. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 21 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Condominium | CDMP.20.R.0009 | 19CDM20R05 | 363 Jefferson Sideroad, 48, 60 Beech Avenue | Private common element road to serve 45 townhouse units. |
| Draft Plan of Condominium | CDMP.20.R.0012 | D05-20006 | 356 King Road | Common element road to serve 4 townhouse units. |
| Draft Plan of Condominium | CDMP.20.R.0013 | D05-20007 | 238, 234, 252, 246 King Road | Common element road to serve 27 block townhouse units and 5 street townhouse units. |
| Draft Plan of Condominium | CDMP.20.R.0017 | 19CDM20R08 | 8868 Yonge Street | Two 15 storey apartment buildings comprised of 370 residential units and 3 at-grade commercial units. |
| Draft Plan of Condominium | CDMP.20.R.0025 | D05-20009 | 0 Leslie Street | 65 townhouse dwelling units. |
| Registered Plan of Subdivision | SUBR.20.R.0011 | 65M4676 | 155 Snively Street | 9 single detached units and two open space blocks. |
| Registered Plan of Condominium | CDMR.13.R.0007 | YRCP1254 | 15 Rockwell Road, 382, 376, 380, 372, 370 Highway 7, 9 Rockwell Road | 440 residential units and 25 commercial units. |
| Registered Plan of Condominium | CDMR.20.R.0018 | YRCP1446 | 329 and 343 Carrville Road | Common element road to serve 18 townhouse units. |
| Registered Plan of Condominium | CDMR.20.R.0021 | YRCP1449 | 0 272 and 286 King Road and 4 6 and 8 Parker Avenue | Creation of a common element road to server 33 street townhouses and 10 semi-detached dwellings. |
| Registered Plan of Condominium | CDMR.20.R.0031 | YRCP1455 | Part of Lot 1, Part of Block 18 and 21, Plan 65M-2838, Part of Lot 38, Concession 1 | 19-storey apartment building comprised of 202 residential units. |
| Site Plan | SP.20.R.0132 | D06-06027 | 119 Church Street South, 115 Church Street South, 64 Major Mackenzie Drive East, 72 Major Mackenzie Drive East | 6-storey building terracing down to three storeys (50 units) with the retention an existing single detached dwelling. |
| Site Plan | SP.20.R.0133 | D06-20025 | 227 Harding Boulevard West | 5 townhouse units. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 21 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.R.0134 | D06-20024 | 55 Orlando Avenue | Bus storage expansion (Phase 2) to the existing VIVA bus operation maintenance and storage facility. |
| Site Plan | SP.20.R.0140 | D06-20027 | 399 Sunset Beach Road | New patio and outdoor pool. |
| Site Plan | SP.20.R.0152 | D06-20026 | 363 Jefferson Sideroad, 48 Beech Avenue, 60 Beech Avenue | 45 townhouse units. |
| Site Plan | SP.20.R.0159 | D06-20029 | 25 Newkirk Road | 4-storey addition to an existing self-storage facility. |
| Site Plan | SP.20.R.0160 | D06-20033 | 356 King Road | 4 townhouse units. |
| Site Plan | SP.20.R.0163 | D06-20034 | 12266 and 12270 Yonge Street | Amendment to the existing approved commercial development to increase the number of commercial units from 5 to 8. |
| Site Plan | SP.20.R.0164 | D06-20038 | 238 King Road, 1 Parker Avenue, 4 Shaver Street, 2 Shaver Street, 234 King Road, 252 King Road, 246 King Road | 16 back-to-back townhouse units, 11 block townhouse units and 5 street townhouse units. |
| Site Plan | SP.20.R.0166 | D06-20035 | 20 Bedford Park Avenue | Construction of a 4-storey mixed use building comprised of 10 apartment dwelling units and one commercial unit. |
| Site Plan | SP.20.R.0171 | D06-20037 | 355 Forest Ridge Road | Addition to an existing single-family dwelling. |
| Site Plan | SP.20.R.0178 | D06-20039 | 111 Centre Street West | Patio and outdoor pool. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 21 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.R.0180 | D06-20036 | 164 Mill Street | To permit the construction of an addition to the existing heritage dwelling and a proposed secondary suite basement. |
| Site Plan | SP.20.R.0182 | D06-20032 | 9861 Leslie Street | Expansion of an existing parking area. |
| Site Plan | SP.20.R.0185 | D06-20022 | 44 Kensington Drive | Construction of an at-grade addition and a pool house. |
| Site Plan | SP.20.R.0188 | D06-20041 | 12600 Bayview Avenue | 19 townhouse dwellings. |
| Site Plan | SP.20.R.0189 | D06-20028 | 158 Gormley Road West | Addition to a single detached dwelling. |
| Site Plan | SP.20.R.0192 | D06-20040 | 123 Ruggles Avenue, 152, 166, 178, 172, 160 Major Mackenzie Drive East | 35 back-to-back townhouse units. |
| Site Plan | SP.20.R.0197 | D06-20044 | 500 Elgin Mills Road East, 93 Edward Avenue | To convert the existing building to a private school. |
| Site Plan | SP.20.R.0205 | D06-20043 | 11011 Bayview Avenue | Construction of 3 temporary sales trailers. |
| Site Plan | SP.20.R.0206 | D06-20046 | 16 Bridgewater Drive | Carport addition within the existing driveway. |
| Site Plan | SP.20.R.0210 | D06-20047 | 18, 12, 8, 14, 16, 10 Bostwick Crescent, 8, 6, 2 Bond Crescent | 53 block townhouse units and 19 stacked townhouse units. |

CITY of RICHMOND HILL

2020 DETAILED APPLICATION INFORMATION

TABLE 21 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|--|
| Site Plan | SP.20.R.0217 | D06-20048 | 109 Benson Avenue | 2 semi-detached units and 3 townhouse units. |
| Site Plan | SP.20.R.0232 | D06-20050 | 176 Rumble Avenue | New 2-storey single detached dwelling. |
| Site Plan | SP.20.R.0248 | D06-20045 | 11 Harding Boulevard, 254 Church Street South, 264, 258 Church Street South, 9825, 9839 Yonge Street, 17 Harding Boulevard | 22-storey apartment building with at-grade townhouse units and commercial units. |
| Site Plan | SP.20.R.0250 | D06-20051 | 34 Wildwood Avenue | New 2-storey single detached dwelling. |
| Site Plan | SP.20.R.0251 | D06-20052 | 99 Mill Street | New single detached dwelling, pool and cabana. |
| Site Plan | SP.20.R.0254 | D06-20053 | 34 Roseview Avenue | New 3-storey single detached dwelling. |
| Site Plan | SP.20.R.0257 | D06-20054 | 0 McCague Avenue | 19 live/work units and 16 back-to-back townhouse units. |
| Site Plan | SP.20.R.0258 | D06-20056 | 0 Vogell Road | 1-storey industrial warehouse assembly and distribution centre. |
| Site Plan | SP.20.R.0259 | D06-20055 | 9350 Yonge Street | Development of a day nursery within an existing shopping mall and the construction of an associated outdoor play area. |
| Site Plan | SP.20.R.0261 | D06-20057 | 9835 Leslie Street | Modification of an existing parking area. |



PAGE LEFT BLANK INTENTIONALLY

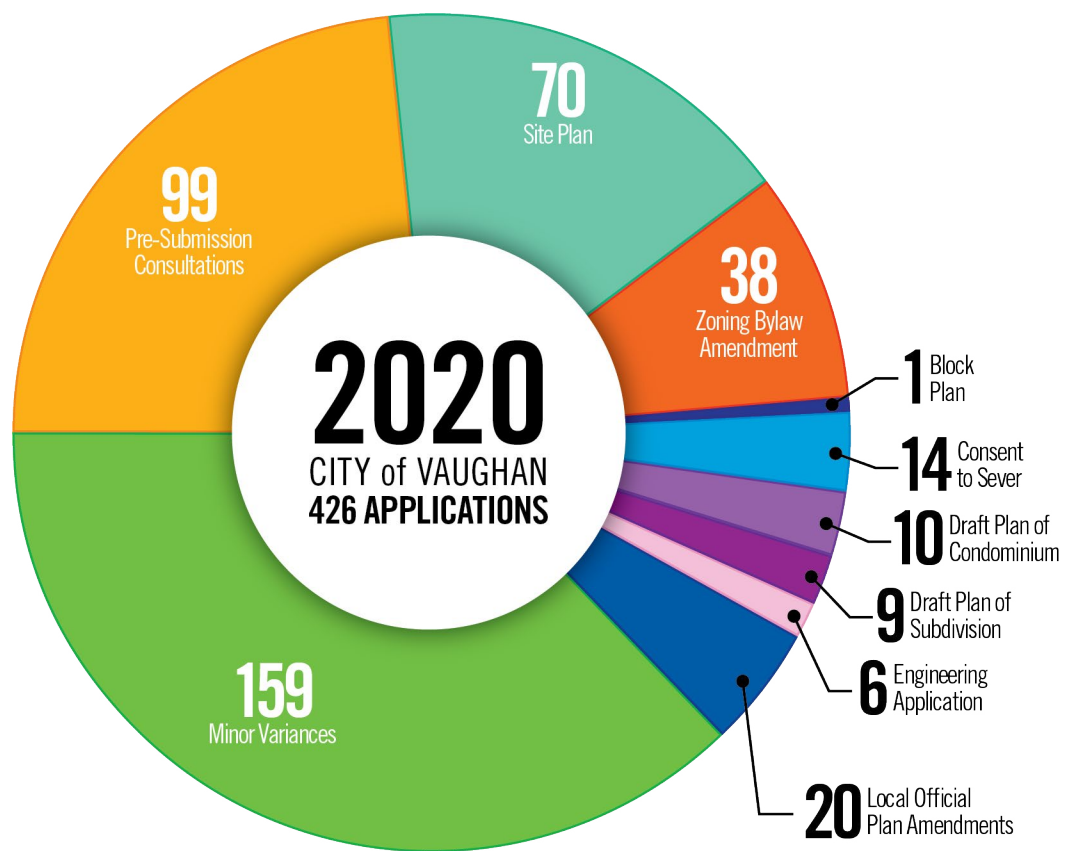
CITY of VAUGHAN

2020 DEVELOPMENT PROFILE

QUICKFACTS

- › Vaughan made up 25.9% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 11 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY

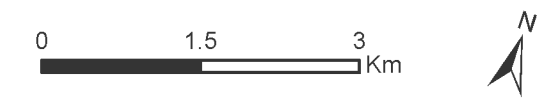


YORK REGION

CITY OF VAUGHAN DEVELOPMENT PROFILE 2020

- Block Applications
- Consent Applications
- Engineering Applications
- Official Plan Amendments - Council Approved (Appealed)¹
- Official Plan Amendments - Exemption¹
- Official Plan Amendments - Routine¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments
- Regional Centre²
- Regional Corridor²
- Urban Area
- Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority
² The Regional Centres and Corridors are identified in the Municipal Development profile maps.



PAGE LEFT BLANK INTENTIONALLY

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 22 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|-------------------|----------------------|-------------------|---|--|
| Local Official Plan Amendment | Exemption Granted | LOPA.17.V.0026 | OPA 31 | 77 Woodstream Boulevard | To permit a 15-storey residential building (containing 199 dwelling units), a 13 storey residential building (containing 166 dwelling units), connected by a 3 storey mixed-use podium and three townhouse blocks that are 3.5 storeys in height (containing 28 units). |
| Local Official Plan Amendment | Exemption Granted | LOPA.17.V.0063 | OP.17.015 | 256, 248, 252, 260 Woodbridge Avenue | To permit a 7 storey multi-unit residential building with a 1 storey podium consisting of 93 residential units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.18.V.0049 | OP.18.018 | 175 Millway Avenue | To amend the Vaughan Metropolitan Centre Secondary Plan (VMCSP) to remove the north-south local road from Schedule C- Street Network allowing the east-west local street to remain in private ownership with a public access easement and to allow increased height and density. |
| Local Official Plan Amendment | Exemption Granted | LOPA.18.V.0058 | OPA 34 | | To amend the provisions of Volume 2 Section 11.12 Vaughan Metropolitan Centre Secondary Plan to amend policy 8.1.23 to include a new provision to permit an increase in height and/or density for a proposed development through a rezoning application without requiring an official Plan amendment with an associated Council supported Section 37 contribution. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.V.0011 | OP.19.001 | 300 Atkinson Avenue | To permit back-to-back townhomes in a "Low-Rise Residential" designation. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.V.0039 | OP.19.007 | 2 Lansdowne Avenue, 7787 Kipling Avenue | To permit a 12 storey mixed use building containing 71 residential units. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 22 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|-------------------|----------------------|-------------------|---|---|
| Local Official Plan Amendment | Exemption Granted | LOPA.19.V.0052 | OP.19.010 | 3300 Highway 7 | To permit a mixed-use development consisting of two 55 and 58 storey residential towers containing 1,191 residential units, one 15 storey office tower and a shared seven storey podium containing ground floor retail/commercial uses. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0001 | OP.19.013 | 7082 Islington Avenue | To permit 2 towers (4 towers total) connected by 3 storey podium with a total of 997 units and 11 blocks of back-to-back townhouses with a total of 103 units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0005 | OP.19.016 | 8001 Bathurst Street | To permit a 12 storey residential addition to the existing synagogue. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0021 | OP.20.004 | 8345, 8337, 8353, 8359, 8349, 8341 Islington Avenue | To redesignate lands from “Low Rise Residential” to “Mid-Rise Residential” with site specific exceptions in order to create a 7 storey residential apartment consisting 122 units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0040 | OP.20.007 | 2739 Highway 7, 44 Killaloe Road, 2685 Highway 7 | To permit outdoor storage of vehicles as accessory use to the motor vehicle establishment. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0056 | OP.20.009 | 7896 Huntington Road | To redesignate the lands from “Prestige Employment” to “General Employment” to permit outside storage. |
| Local Official Plan Amendment | Exemption Granted | LOPA.20.V.0058 | OP.20.010 | Part of Lots 7 and 8, Concession 8 | To permit the development of 7 blocks for a 6 storey mixed use building with at grade retail and 14 apartment units, 30 stacked townhouse units, 9 street townhouse units and 2 semi-detached units. |



CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION

TABLE 22 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|-------------------|----------------------|-------------------|--|--|
| Local Official Plan Amendment | Under Review | LOPA.20.V.0003 | OP.19.015 | 7887 Weston Road | To permit 4 mixed use buildings (40, 45, 45 and 50 storey) consisting of 2,003 dwelling units. Each block contains 2 residential towers connected by a 4 storey podium. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0004 | OP.19.014 | 20 Lloyd Street | To permit development of a golf course and associated uses. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0007 | OP.19.011 | 10, 12, 4 Hartman Avenue, 8311 Islington Avenue, 8307 Islington Avenue, 6 Hartman Avenue | To permit a stacked townhouse development consisting of 74 residential units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.V.0039 | OP.19.007 | North of Highway 7 east of Kipling Avenue | To permit a 12 storey mixed use building containing 71 residential units. |
| Local Official Plan Amendment | Exemption Granted | LOPA.19.V.0052 | OP.19.010 | 3300 Highway 7 | To permit a mixed use development consisting of two 55 and 58 storey residential towers containing 1,191 residential units, one 15 storey office tower and a shared seven storey podium containing ground floor retail/commercial uses. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0013 | OP.20.001 | 100 Steeles Avenue West | To permit a mixed use development consisting of 1 commercial block and 2 mixed use blocks consisting of 2 residential apartment buildings (Tower 1 and 2) with a height of 49 and 54 storeys connected by an 8 storey podium with at-grade retail and 2 residential blocks with two 18 storey towers for a total of 1,765 residential units. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 22 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|--------------|----------------------|-------------------------|--------------------------------------|--|
| Local Official Plan Amendment | Under Review | LOPA.20.V.0017 | OP.20.002 | 180 Steeles Avenue West | To permit a mixed- use development consisting of 4 towers ranging from 25-40 storeys in height with a total of 2,080 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0026 | OP.20.003 | 7800 Jane Street | To permit 50 storey (Tower A) and 60 storey (Tower B) residential towers and a 17 storey office tower (Tower C) on a shared 8 storey podium consisting of amenity space, office and retail space, consisting a total of 1,203 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0030 | OP.20.008 | 3600 Major Mackenzie Drive West | To permit a mixed-use development comprised of two seniors supportive living buildings and four residential apartment buildings with a total of 1,268 units. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0038 | OP.20.006 | 30 Disera Drive, 10 Disera Drive | To permit a mixed-use development consisting of 2 towers ranging in height of 27 and 29 storeys, consisting of 630 residential units and 510 parking spaces. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0044 | OP.20.005 | 220 Doughton Road, 216 Doughton Road | To permit a 49 storey building with 1151 apartment units, four levels of underground parking. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0060 | Weston 7 Secondary Plan | | To facilitate Phases 2 and 3 of the Weston 7 Secondary Plan. Phase 2 includes the review an evaluation of the 3 land use scenarios developed in Phase 1. Phase 3 will include the final secondary plan with processes for a public hearing and Council decision. |



CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION

TABLE 22 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS (continued)

| Application Type | Status | Regional File Number | Local File Number | Location | Description |
|--------------------------------------|--------------|----------------------|-------------------|-----------------------|---|
| Local Official Plan Amendment | Under Review | LOPA.20.V.0061 | OP.20.011 | 7080 Yonge Street | To re-designate the lands from General Commercial to Mixed Commercial/Residential Area and to amend the policies of the Thornhill Secondary Plan, Vaughan Official Plan and Yonge Steeles Corridor Secondary Plan regarding height, density, ground floor, and front yard setback to facilitate a mixed use development consisting of 2 buildings with heights of 40 and 20 storeys with 652 residential units. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0065 | OP.20.012 | 175 Millway Avenue | To permit the development of a 64-storey residential building, a 21-storey office building and a 7-storey hotel with 798 residential units. Removal of the north-south public local road bisecting the site is also proposed. |
| Local Official Plan Amendment | Under Review | LOPA.20.V.0066 | OP.20.013 | 101 Edgeley Boulevard | To permit the development of a 37-storey and 18-storey connected residential tower, 6-storey residential tower with at-grade retail and 4-storey pavilion containing amenity uses. 624 apartments. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|----------------------------------|----------------------|-------------------|--|---|
| Block Plan | BLK.20.V.0002 | Block 27 | North of Teston Road (Regional Road 49) east of Jane Street (Regional Road 5) south of Kirby Road and west of Keele Street (Regional Road 6) | Block 27 Secondary Plan. |
| Draft Plan of Subdivision | SUBP.20.V.0001 | 19T19V007 | 216 Firglen Ridge, 757, 500 Clarence Street, 241 Wycliffe Avenue, 222, 200 Firglen Ridge, 20 Lloyd Street, 194, 208 Firglen Ridge | A golf course and associated uses including 124 street townhouse units, 471 single detached units and 616 low-rise mixed-use units. |
| Draft Plan of Subdivision | SUBP.20.V.0006 | 19T20V01 | North of Steeles Avenue West and West of Yonge Street | 2 residential apartment buildings (Towers 1 and 2) with a height of 49 and 54 storeys connected by an 8 storey podium with at grade retail and two 18 storey towers for a total of 1,765 residential units. |
| Draft Plan of Subdivision | SUBP.20.V.0013 | 19T20V002 | 7800 Jane Street | Two 50 storey (Tower A) and 60 storey (Tower B) residential towers and a 17 storey office tower (Tower C) on a shared 8 storey podium consisting of amenity space, at grade office and retail space, consisting a total of 1,203 residential units. |
| Draft Plan of Subdivision | SUBP.20.V.0002 | 19T19V006 | South of Teston Road West of Pine Valley Drive | 14.5 street townhouse units in 6 development blocks. |
| Draft Plan of Condominium | CDMP.20.V.0003 | 19CDM20V001 | 18, 26, 32, 48 Coles Avenue, 5289, 5299, 5279, 5309 Highway 7, 52 Coles Avenue, 56 Coles Avenue, | 169 stacked townhouse units. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|----------------------|--------------------------------|---|
| Draft Plan of Condominium | CDMP.20.V.0006 | 19CDM20V003 | 120, 100, 110 Eagle Rock Way | 312 residential units within a 10 and 12 storey building. |
| Registered Plan of Condominium | CDMR.17.V.0024 | YRCP1425 | 99, 111 Eagle Rock Way | Mixed-use apartment building containing 263 units in a 10 storey building with ground floor commercial use. |
| Registered Plan of Condominium | CDMR.19.V.0032 | YRCP1437 | 7803 and 7815 Dufferin Street | 56 three-storey block townhouse units in eight blocks. |
| Registered Plan of Condominium | CDMR.20.V.0002 | YRCP1426 | 615 Bowes Road | Change in tenure from rental to condominium for an existing one storey industrial building. |
| Registered Plan of Condominium | CDMR.20.V.0007 | YRCP1432 | 9964, 9980 Keele Street | 35 block freehold townhouse units, 10 live-work units and 2 existing heritage houses accessed by a private road, walkways, landscaped areas and visitor parking spaces. |
| Registered Plan of Subdivision | SUBR.18.V.0035 | 65M4657 | 10460, 10640 Pine Valley Drive | 180 single residential dwelling units and future development consisting of 4 partial (0.5) singles and 10 partial (5) townhouse units. |
| Registered Plan of Condominium | CDMR.20.V.0007 | YRCP1432 | 9964, 9980 Keele Street | 35 block freehold townhouse units, 10 live-work units and 2 existing heritage houses accessed by a private road, walkways, landscaped areas and visitor parking spaces. |
| Registered Plan of Subdivision | SUBR.18.V.0035 | 65M4657 | 10460, 10640 Pine Valley Drive | 180 single residential dwelling units and future development consisting of 4 partial (0.5) singles and 10 partial (5) townhouse units. |
| Registered Plan of Subdivision | SUBR.19.V.0013 | 65M4661 | 9554 Weston Road | 3 Semi-Detached (1 partial) and 13 townhouse units. |
| Site Plan | SP.20.V.0030 | 2901 Rutherford Road | Jane St. and Rutherford Rd. | Sales office (Cortel Pavilion) and construction access. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.V.0060 | DA.20.013 | North of Chrislea Road and East of Weston Road | Installation of 6 new signs. |
| Site Plan | SP.20.V.0126 | DA.20.024 | North of Highway 7 and West of Weston Road | Changes to the exterior elevation of the existing building. |
| Site Plan | SP.20.V.0106 | DA.20.022 | North of Major Mackenzie Drive and East of Weston Road | A mixed-use development comprised of two seniors supportive living buildings and four residential apartment buildings with a total of 1,268 units. |
| Site Plan | SP.20.V.0050 | DA.20.009 | Northwest quadrant of Weston Road and Chatfield Drive | 30 residential units in 5 townhouse development blocks with a maximum height of 3-storeys. |
| Site Plan | SP.20.V.0116 | DA.18.092 | South of Langstaff Road and East of Huntington Road | Two employment warehouse buildings (Building 2B and 2C). |
| Site Plan | SP.20.V.0005 | DA.19.085 | 5875 Highway 7 | 3 storey office building and a 1 storey building with two eating establishments, one with a drive-through facility. |
| Site Plan | SP.20.V.0006 | DA.19.089 | 150 Rainbow Creek Drive, 300 Zenway Boulevard | Free-standing launch pad for delivering small parcels between the subject lands and 201 Zenway Boulevard. |
| Site Plan | SP.20.V.0008 | DA.19.090 | 400 Zenway Boulevard | Free-standing drone launch pad for the purpose of delivering small parcels between the subject lands and 300 Zenway Boulevard |
| Site Plan | SP.20.V.0011 | DA.19.087 | 3200 Major Mackenzie Drive West | Elevator pavilion on the Mackenzie Vaughan Hospital site. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.V.0122 | DA.20.019 | North of Centre Street and West of Bathurst Street | A mixed-use development consisting of 2 towers ranging with heights of 27 and 29 storeys, consisting of 630 residential units and 510 parking spaces. |
| Site Plan | SP.20.V.0022 | DA.20.001 | 8926 Highway 27, 45 Di Poce Way, 8944 Highway 27 | Four overhead doors on the existing employment building and add 101 dolly parking spaces. |
| Site Plan | SP.20.V.0025 | DA.20.002 | 9630 Islington Avenue | 5-storey residential condominium containing 89 units. |
| Site Plan | SP.20.V.0028 | DA.20.003 | 434 Steeles Avenue West | 2 buildings for an Automotive Dealership and an Auto body Repair Shop. |
| Site Plan | SP.20.V.0032 | DA.19.070 | 2057 Major Mackenzie Drive West | 65 stacked back-to-back townhouses over 4 separate blocks. The existing heritage dwelling is proposed to be conserved in its original form and will be used for 3 additional residential dwelling units. |
| Site Plan | SP.20.V.0035 | DA.20.005 | 200 Aberdeen Avenue | 2-storey secondary school and childcare facility (the site has an existing Catholic elementary school) including a training facility on the second floor. |
| Site Plan | SP.20.V.0043 | DA.20.004 | 10 Mill Street | Demolish and build new 2-storey home above the existing concrete foundation and a 2-storey extension over vacant land. |
| Site Plan | SP.20.V.0046 | DA.20.006 | 220, 270 Apple Blossom Drive | Barrier-free ramp at Carrville Mills Public School. |
| Site Plan | SP.20.V.0054 | DA.20.011 | 7681, 7675, 7575 Highway 27 | Two playground areas atop an existing concrete pad accessory to a proposed daycare use in Units 18 and 19 in Building A. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-----------------------|---|---|
| Site Plan | SP.20.V.0058 | DA.20.010 | 2291 Major Mackenzie Drive West | 3 townhouse units and restore the existing heritage building. |
| Site Plan | SP.20.V.0072 | DA.20.15 | 8188 Yonge Street, 5 Uplands Avenue, 8178, 8150, 8140, 8142, 8136, 8138 Yonge Street | 10 storey residential building consisting of 271 dwelling units with at grade commercial uses on Yonge Street. |
| Site Plan | SP.20.V.0073 | 10590 Bathurst Street | 10090 Bathurst Street | Servicing for heritage house. |
| Site Plan | SP.20.V.0098 | DA.20.020 | 2499 Rutherford Road, 200, 600, 1000, 800, 100 Tesma Way, 8820 Keele Street, 633 Creditstone Road, 751 Bowes Road, 619 Creditstone Road | Renovation of an existing industrial building for a warehouse use (Amazon warehouse). |
| Site Plan | SP.20.V.0102 | DA.20.018 | 7501 Martin Grove Road | All-seasons sports facility with an administration building. |
| Site Plan | SP.20.V.0103 | DA.20.017 | 8470 Keele Street | New industrial facility. |
| Site Plan | SP.20.V.0107 | DA.20.023 | 7850 Dufferin Street | 138 stacked townhouse units, a 10-storey apartment building containing 190 units and a 12-storey apartment building containing 270 units. |
| Site Plan | SP.20.V.0090 | DA.20.016 | South of Rutherford Road and West of Bathurst Street | Minor changes to the existing retirement living building. |
| Site Plan | SP.20.V.0059 | DA.19.024 | 46 Centre Street | Mixed-use development consisting of an addition to an existing building with retail uses and the construction of a new 2 storey building with mechanical and office uses. |



CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION

TABLE 23 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|---------------------|--|--|
| Site Plan | SP.20.V.0076 | DA.18.080 | 6200, 6250, 6170 Highway 7 | 7 storey hotel building consisting of 148 units. |
| Site Plan | SP.20.V.0087 | DA.18.050A | 2920 Regional Road 7 | Public park in stratified condition and a 4-level underground parking garage. |
| Site Plan | SP.20.V.0099 | DA.20.021 | 5289, 5279 Highway 7, 18, 26, 32, 48 Coles Avenue, 5309, 5299 Highway 7, 52, 56 Coles Avenue | 169 stacked townhouse units. |
| Engineering Application | ENG.20.V.0006 | Prima Vista Phase 2 | South side of Teston Road, West side of Pine Valley Drive | First engineering submission in support of Prima Vista Phase 2 residential subdivision. |
| Engineering Application | ENG.20.V.0007 | Prima Vista Phase 3 | South side of Teston Road, West side of Pine Valley Drive | First engineering submission in support of Prima Vista Phase 3 residential subdivision. |
| Engineering Application | ENG.20.V.0014 | n/a | 175 Millway | Streetscaping on Jane Street (related to SP.18.V.0263). |
| Engineering Application | ENG.20.V.0001 | 19T18V001 | Southeast quadrant of Rutherford Road and Jane Street. | To facilitate the design and construction of the extension of Caldari Road from Riverrock Gate to Rutherford Road. |



CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION

TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------|----------------------|-------------------|--|--|
| Draft Plan of Subdivision | SUBP.20.V.0026 | 19T20V004 | Part of West Half of Lot 21, Concession 9 | 6 single family dwellings, 8 semi-detached and 71 street townhouses. |
| Draft Plan of Subdivision | SUBP.20.V.0029 | 19T20V003 | 9697, 9687, 9675 Keele Street | 5 semi-detached dwellings with 10 residential units fronting onto Keele Street. |
| Draft Plan of Subdivision | SUBP.20.V.0033 | 19T20V005 | 10980 Jane Street | Development within the Block 34 East Employment Lands. |
| Draft Plan of Subdivision | SUBP.20.V.0034 | 19T20V006 | 3180 Teston Road | 1 general employment block, 1 service node block, 1 open space block and 1 future development block. |
| Draft Plan of Subdivision | SUBP.20.V.0044 | 19T-20V009 | 8440 Highway 27 | 12-storey hotel with accessory restaurant, spa and offices. |
| Draft Plan of Condominium | CDMP.20.V.0014 | 19CDM20V004 | 2-78 Seacoasts Circle 2-18 McNaughton Road and 10242-10294 Keele Street | 51 townhouse units. |
| Draft Plan of Condominium | CDMP.20.V.0015 | 19CDM20V005 | 9075 Jane Street, 9085 Jane Street | Residential apartment tower consisting of 284 units. |
| Draft Plan of Condominium | CDMP.20.V.0016 | 19CDM20V006 | 9075 Jane Street, 9085 Jane Street | Residential apartment building consisting of 285 units. |
| Draft Plan of Condominium | CDMP.20.V.0018 | 19CDM20V02 | 10733, 10699 Pine Valley Drive, 4333 Teston Road | Private road to service the 66 townhouse and 2 semi-detached units. |
| Draft Plan of Condominium | CDMP.20.V.0020 | 19CDM20V007 | 9675 9687 9697 Keele Street | Common element road to service 10 semi-detached units. |
| Draft Plan of Condominium | CDMP.20.V.0021 | 19CDM20V008 | 93-125 Crimson Forest Drive 509-557 Marc Santi Boulevard 1-165 Rattenbury Road 1-46 Origin Way and 1-45 Aberfoyle Street | Common element road, 114 block townhouse units. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Condominium | CDMP.20.V.0023 | 19CDM-20V009 | 5 Buttermill Avenue, 950 Portage Parkway, 898 Portage Parkway | 22 stacked townhouse units located within Transit City 1 and 2 development. |
| Draft Plan of Condominium | CDMP.20.V.0027 | 19CDM-20V010 | 8440 Highway 27 | 12-storey hotel with accessory restaurant, spa and offices. , |
| Registered Plan of Subdivision | SUBR.19.V.0021 | 65M4673 | 9570 and 9560 Keele Street | 17 townhouse units (block). |
| Registered Plan of Subdivision | SUBR.20.V.0006 | 65M4670 | 10533 Huntington Road | 32 single detached units and an additional 6.5 units over 13-part lots (0.5 is for part lot). |
| Registered Plan of Subdivision | SUBR.20.V.0012 | 65M4672 | 845 Nashville Road, 835 Nashville Road, 10671 Huntington Road | 205 single detached units and an additional 15 units within 30-part lots, 46 townhouses and an additional 5 units within 10-part lots. |
| Registered Plan of Subdivision | SUBR.20.V.0014 | 65M4675 | Part of Lot 22, Con 9 | Medium density block. |
| Registered Plan of Condominium | CDMR.20.V.0003 | YRCP1441 | 5 Buttermill Avenue, 950, 898 Portage Parkway, 101 Edgeley Boulevard, 170 Millway Avenue, 200 Apple Mill Road | To establish ownership of the approved Transit City Towers 1 and 2 and facilitate the development of 1110 apartment units. |
| Registered Plan of Condominium | CDMR.20.V.0009 | YRCP1447 | 7895 Jane Street | Block townhouses, one 35 storey apartment building and three levels of underground parking. |
| Registered Plan of Condominium | CDMR.20.V.0011 | YRCP1450 | 10, 20, 30, 40, 50, 60, 70 Great Gulf Drive | 41 office units within 2 office buildings and 54 industrial condominium units within 5 industrial buildings. |
| Registered Plan of Condominium | CDMR.20.V.0014 | YRCP1456 | 2908 Highway 7, 2916 Highway 7 | Mixed use development (Towers 3 and 4) consisting of two 39 storey buildings with 861 residential units and 4 levels of underground parking. |
| Registered Plan of Condominium | CDMR.20.V.0017 | YRCP1442 | Part of Block 2, Registered Plan No. 65M-3063; Part 7, Reference Plan No. 65R-19830 | To establish tenure of a common element condominium. This will facilitate the development of 42 three-storey freehold back-to-back townhouse units. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------------------|----------------------|-------------------|---|--|
| Registered Plan of Condominium | CDMR.20.V.0026 | YRCP1453 | 9891 Keele Street | Common element road to service 11 townhouses and 4 semi-detached units. |
| Registered Plan of Condominium | CDMR.20.V.0029 | YRCP1457 | Part of Lot 3, Concession 2 | 79 townhouse units. |
| Registered Plan of Condominium | CDMR.20.V.0030 | YRCP1454 | 70 Hanlan Road | Conversion of an existing single storey industrial building with 13 units to permit a condominium tenure. |
| Site Plan | SP.20.V.0136 | DA.20.026 | 121 Mistysugar Trail | 10 layby parking spaces to the existing driveway loop and new pedestrian crossing. |
| Site Plan | SP.20.V.0137 | DA.20.025 | 10588 Keele Street | To permit site alterations and upgrades to the existing Maple Reservoir Pumping Station. |
| Site Plan | SP.20.V.0142 | DA.20.027 | 92 Steeles Avenue West | To permit proposed alterations and additions to the existing St. Paschal Baylon Church. |
| Site Plan | SP.20.V.0144 | DA.20.028 | 101 Bradwick Drive | Three storey office building. |
| Site Plan | SP.20.V.0147 | DA.20.007 | 7082 Islington Avenue | Two Residential apartment buildings (22 and 32 storeys) connected by a podium and consisting a total of 547 units. |
| Site Plan | SP.20.V.0151 | DA.20.031 | 955, 965, 995, 975 Major Mackenzie Drive West | Upgrades to the existing Tim Hortons within the commercial plaza. |
| Site Plan | SP.20.V.0154 | DA.20.030 | 3300 Rutherford Road Unit A1 | Exterior facade changes to an existing commercial building to accommodate new retail tenant. |
| Site Plan | SP.20.V.0158 | DA.20.029 | 3501 King Road | An existing portable dry batch concrete production plant. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.V.0168 | DA.20.032 | 10356 Huntington Road | Demolition of an existing single detached dwelling and detached garage and construct a community centre with daycare facility. |
| Site Plan | SP.20.V.0172 | DA.20.033 | 65 Basaltic Road | To permit an addition to an existing one storey industrial building. |
| Site Plan | SP.20.V.0174 | DA.20.034 | 7300 Major Mackenzie Drive West | 56 parking spaces to service the existing office uses. |
| Site Plan | SP.20.V.0181 | DA.20.036 | 2800 Highway 7 | 20m wide north-south private road (Street B) on the westerly boundary of the subject lands. |
| Site Plan | SP.20.V.0183 | DA.20.035 | 7575 Weston Road, 11, 31, 21 Colossus Drive, 7501 Weston Road, 55 Colossus Drive | 21m monopole tower with a walk-in radio equipment shelter. |
| Site Plan | SP.20.V.0190 | DA.18.082 | Blocks 206 to 214, 225 and 225, Plan 65M-4672 (Plan 19T-17V007) | To permit proposed alterations and additions to the existing St. Paschal Baylon Church. |
| Site Plan | SP.20.V.0191 | DA.18.082 | 10671 Huntington Road | 54 block townhouse units and an additional 1 unit over 2-part lots. |
| Site Plan | SP.20.V.0195 | DA.20.040 | 57 Centre Street | To bring the unapproved on-site alterations into legal status. |
| Site Plan | SP.20.V.0198 | DA.20.037 | 2980 Teston Road, 2960 Teston Road | Single storey paramedic response station with two vehicle bays. |
| Site Plan | SP.20.V.0200 | DA.20.038 | 290 Rodinea Road | 2 storey industrial office building. |
| Site Plan | SP.20.V.0202 | DA.20.039 | 200 Rodinea Road | 2 storey industrial and office building with open storage mezzanine and workshop. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---|---|
| Site Plan | SP.20.V.0204 | DA.20.042 | Concession 6 Part Lot 25 | Construction of the Vaughan Baptist Church. |
| Site Plan | SP.20.V.0209 | DA.20.043 | 90 Snidercroft Road | Additions to an existing one storey industrial building and demolition of an existing metal shed. |
| Site Plan | SP.20.V.0216 | DA.20.045 | 5555 Highway 7 | Change in existing building elevation. |
| Site Plan | SP.20.V.0218 | DA.20.046 | 101 and part of 137 Northview Boulevard | Phase 1 of a mixed-use development comprising 4 buildings with a total of 1742 residential units. |
| Site Plan | SP.20.V.0220 | DA.20.044 | 9687 Keele Street, 9675 Keele Street, 9697 Keele Street | 5 semi-detached dwellings with 10 residential units fronting onto Keele Street. |
| Site Plan | SP.20.V.0227 | DA.20.041 | 7800 Jane Street | Mixed-use development consisting of two 50 and 60-storey residential apartment buildings, one 17-storey office building on a shared 6-storey podium, consisting of at-grade retail amenity space, lobby, above-grade structured parking and residential units. Total of 1177 residential units. |
| Site Plan | SP.20.V.0229 | DA.20.049 | 50 Keyes Court | Modifications to an existing warehouse building under construction, which include revisions to the parking area, loading area, access driveways, site circulation, elevations and landscaped areas. Related lands from SP.20.V.0230 will be used pick-up and drop off parcels. |
| Site Plan | SP.20.V.0230 | DA.20.050 | 51 Keyes Court | Modifications to an existing warehouse building under construction. |
| Site Plan | SP.20.V.0233 | DA.20.048 | 8020 Dufferin Street | To develop a temporary yard facility to be used by the Parks and Roads Department for a 10 to 15-year period. |
| Site Plan | SP.20.V.0235 | DA.20.054 | 9681 Islington Avenue, 9691 Islington Avenue | Two 6 storey residential buildings consisting of 247 dwelling units and a common podium/parking structure. |
| Site Plan | SP.20.V.0202 | DA.20.039 | 200 Rodinea Road | 2 storey industrial and office building with open storage mezzanine and workshop. |

CITY of VAUGHAN

2020 DETAILED APPLICATION INFORMATION



TABLE 24 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|--|--|
| Site Plan | SP.20.V.0237 | DA.20.051 | 7200 Yonge Street | Revision to the existing interior layout of the existing building to accommodate an expansion area of +/- 500 sq. m. for the Cadillac showroom, customer amenities and the service lane. |
| Site Plan | SP.20.V.0238 | DA.20.047 | 175 Millway Avenue | 64-storey residential building a 21-storey office building and a 7-storey hotel building. A total of 798 residential units. |
| Site Plan | SP.20.V.0239 | DA.20.052 | 101 Edgeley Boulevard | 37-storey and 18-storey connected residential tower, 6-storey residential tower with at-grade retail and 4-storey pavilion containing amenity uses. 624 apartments. |
| Site Plan | SP.20.V.0247 | DA.20.055 | 1 Bass Pro Mills Drive | Minor exterior changes to an existing commercial unit within the Vaughan Mill Shopping Centre - new retail tenant (Aritzia). |
| Site Plan | SP.20.V.0252 | DA.20.056 | 400 Bradwick Drive and Part of Lot 8, Concession 3 | Construction of a new parking lot located directly south of 400 Bradwick Drive. |
| Site Plan | SP.20.V.0256 | DA.00.109 | 9770 Highway 27 | Two-storey addition to the existing Kleinburg Inn. |
| Site Plan | SP.20.V.0266 | DA.20.058 | 9575 Keele Street | Development of two blocks of stacked back-to-back townhouses with a height of 3-stories and 55 residential units. |
| Site Plan | SP.20.V.0270 | DA.20.060 | 9000 Jane Street | 28-storey mixed-use apartment building with a five (5) storey podium on a 0.32-hectare site. |
| Site Plan | SP.20.V.0273 | DA.20.059 | 3400 Steeles Avenue West | 2-storey addition to an existing 4-storey hotel. |
| Site Plan | SP.20.V.0274 | DA.20.061 | Part of Lot 28, Concession 11 | Private tennis court facility with 24 courts and accessory buildings |



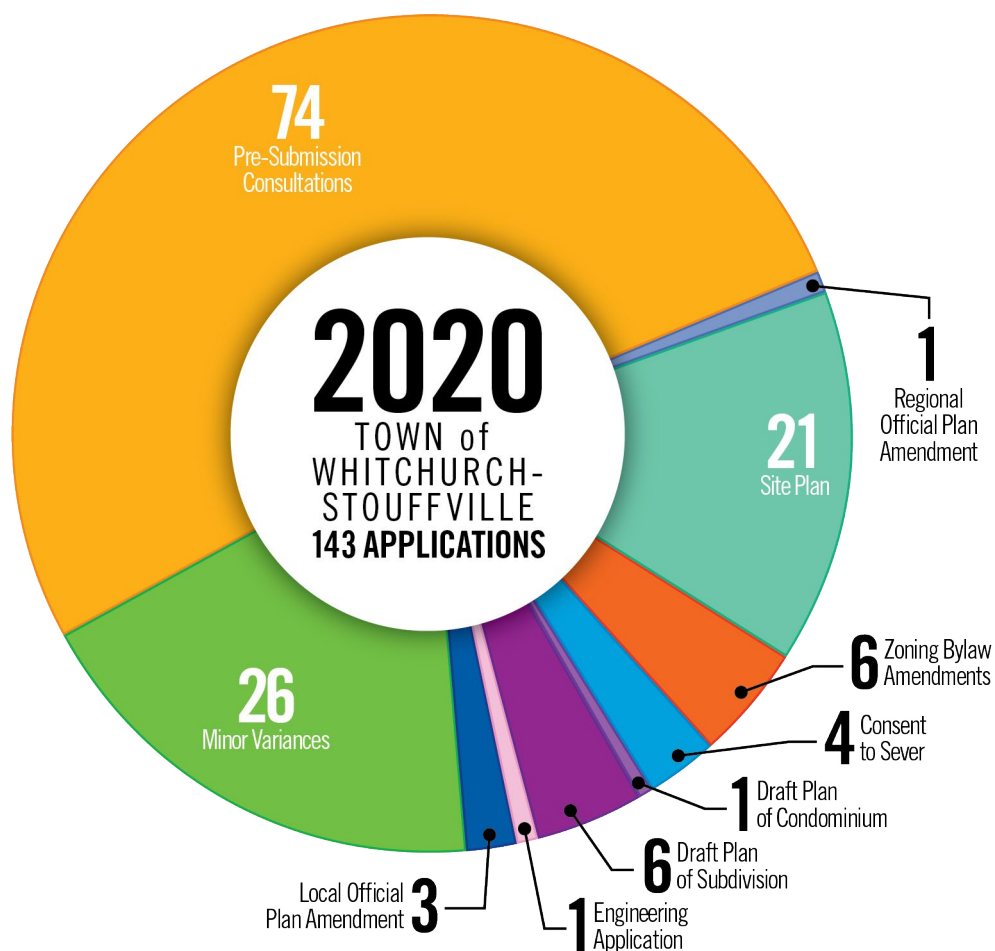
PAGE LEFT BLANK INTENTIONALLY

TOWN of WHITCHURCH-STOUFFVILLE 2020 DEVELOPMENT PROFILE

QUICK FACTS

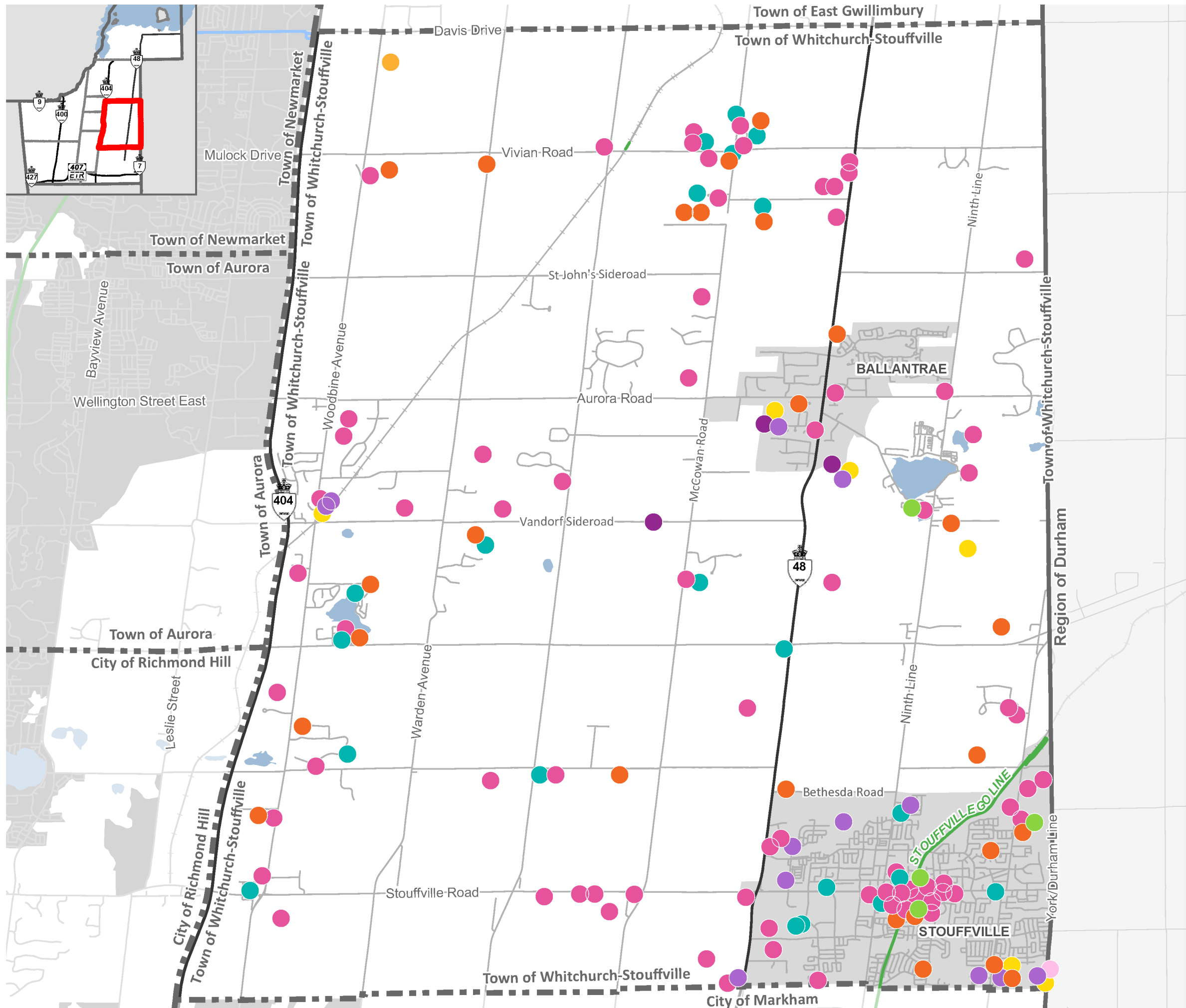
- › Whitchurch-Stouffville made up 8.7% of development applications in York Region
- › Regional staff respond and participate in pre-consultation meetings held every 2 weeks

FIGURE 12 NEW DEVELOPMENT APPLICATIONS by TYPE 2020





PAGE LEFT BLANK INTENTIONALLY



YORK REGION

TOWN OF WHITCHURCH-STOUFFVILLE DEVELOPMENT PROFILE 2020

- Regional Official Plan Amendment
- Consent Applications
- Engineering Applications
- Official Plan Amendments - Routine ¹
- Minor Variance Applications
- Pre Submission Consultations
- Site Plan Applications
- Subdivision/Condominium Applications
- Zoning By-Law Amendments

Towns and Villages

¹ Refer to Attachment 1 - Delegated Approval Authority

0 1 2 Km



Produced by: The Regional Municipality of York, Corporate Services
 Department, Planning and Economic Development Branch
 © Copyright, The Regional Municipality of York, March 2021
 © Copyright, The Regional Municipalities of Durham and Peel,
 County of Simcoe, City of Toronto
 © Queen's Printer for Ontario 2003-2021

PAGE LEFT BLANK INTENTIONALLY

TOWN of WHITCHURCH-STOUFFVILLE

2020 DETAILED APPLICATION INFORMATION

TABLE 25 NEW OFFICIAL PLAN AMENDMENT APPLICATIONS and DECISIONS

| Application Type | OPA Approval Status | Regional File Number | Local File Number | Location | Description |
|-------------------------------|---------------------|----------------------|-------------------|--|---|
| Local Official Plan Amendment | Under Review | LOPA.20.W.0042 | OPA.20.001 | 4963, 4951, 4923, 4897, 5011, 4987 Aurora Road, 15015 McCowan Road | To permit the development of 37 single detached lots with individual private water and sewage treatment facilities within OPA 136 |
| Local Official Plan Amendment | Under Review | LOPA.20.W.0053 | OPA 149 | Town wide | To designate a Community Improvement Project Area and implement a Town wide Community Wide Community Improvement Plan. |
| Local Official Plan Amendment | Under Review | LOPA.20.W.0076 | OPA.20.004 | 14745 Highway 48 | To permit the development of 39 single detached lots and a townhouse block for 60 units. |

TABLE 26 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2

| Application Type | Regional File Number | Local File Number | Location | Description |
|---------------------------|----------------------|-------------------|--|---|
| Draft Plan of Subdivision | SUBP.20.W.0020 | 19T(W)-20.003 | 4963, 4951, 4897, 5011, 4987 Aurora Road, 15015 McCowan Road, 4923 Aurora Road | 37 single detached lots serviced by individual private water and sewage treatment facilities. |
| Draft Plan of Subdivision | SUBP.20.W.0011 | 19T20W01 | West of Ninth Line and South of Bethesda Road | 85 units, a school block, 4 residential reserve blocks, environmental and open space blocks. |
| Draft Plan of Subdivision | SUBP.20.W.0015 | 19T(W)-20.002 | West of York Durham Line and South of Greenbury Court | 124 single detached units and 44 additional single detached dwellings or a maximum of 74 townhouse units. |

TOWN of WHITCHURCH-STOUFFVILLE

2020 DETAILED APPLICATION INFORMATION

TABLE 26 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|----------------------------------|----------------------|-------------------|--|---|
| Draft Plan of Subdivision | SUBR.20.W.0002 | 65M4663 | 11731 Tenth Line | 120 single detached units and 186 townhouse units. |
| Draft Plan of Subdivision | SUBR.20.W.0004 | 65M4666 | 11742 Tenth Line | 73 single detached units and 83 townhouse units. |
| Site Plan | SP.20.W.0091 | SPA20.009 | 7 Brillinger Industrial Place | Corporate office, maintenance of building and equipment parking building. |
| Site Plan | SP.20.W.0018 | SPA20.001 | North of Faulkner Avenue and West of McCowan Road | 1 single detached dwelling. |
| Site Plan | SP.20.W.0015 | SPA19.034 | 14055 McCowan Road | 1 single detached dwelling. |
| Site Plan | SP.20.W.0083 | SPA20.008 | North of Hoover Park Drive and West of Sandiford Drive | To revise the servicing plan for the long-term care seniors' complex |
| Site Plan | SP.20.W.0125 | SPA20.012 | North of Vivian Road and East of McCowan Road | New single detached dwellings. |
| Site Plan | SP.20.W.0003 | SPA 19.038 | 5676 Main Street | Affordable and market rental apartment building consisting of 97 units and 184 m ² of retail/commercial space. |
| Site Plan | SP.20.W.0040 | SPA.20.003 | 17 Cedar Ridge Road | Addition to an existing dwelling. |
| Site Plan | SP.20.W.0038 | SPA20.004 | 6717 Main Street | Demolish and construct a new single detached dwelling with a deck and covered porch. |

TOWN of WHITCHURCH-STOUFFVILLE

2020 DETAILED APPLICATION INFORMATION

TABLE 26 NEW DEVELOPMENT APPLICATIONS by TYPE - Q1/Q2 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|-------------------------|----------------------|-------------------|-------------------------|--|
| Site Plan | SP.20.W.0042 | SPA.20.005 | 4739 Cherry Street | To facilitate the construction of a new single detached dwelling and a detached accessory building within an Environmental Zone. |
| Site Plan | SP.20.W.0041 | SPA20.006 | 3235 Vandorf Sideroad | New single detached dwelling. |
| Site Plan | SP.20.W.0051 | SPA20.007 | 17006 McCowan Road | New single detached dwelling with approximately 243m ² of building coverage to be serviced by a private well and septic and accessed by a new driveway onto McCowan Road. |
| Site Plan | SP.20.W.0061 | SPA20.002 | 5241 Bloomington Road | Addition to an existing gas station and reconfiguration of the drive thru. |
| Site Plan | SP.20.W.0097 | SPA20.010 | 4489 Vivian Road | New single-family dwelling utilizing the existing foundation and new addition with a covered porch and detached garage. |
| Site Plan | SP.20.W.0115 | SPA20.011 | 12717, 12785 Ninth Line | Multi-use facility including a kindergarten to grade 12 school and day care. |
| Site Plan | SP.20.W.0121 | 41 Morgan Drive | 41 Morgan Drive | New single detached dwelling and a holding tank. |
| Engineering Application | ENG.20.W.0009 | McKean Phase 2/3 | 11731 Tenth Line | Engineering Submission for McKean Phase 2/3 (Works on York Durham Line). |

TOWN of WHITCHURCH-STOUFFVILLE

2020 DETAILED APPLICATION INFORMATION

TABLE 27 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4

| Application Type | Regional File Number | Local File Number | Location | Description |
|---|----------------------|----------------------------|---|--|
| Regional Official Plan Amendment | ROPA.W.0001 | Tien de Religion of Canada | 17321 Woodbine Avenue | To demolish the existing one-storey office building and remove all structures related to the previous commercial recreation use and permit a 1-2 storey multibuilding place of worship/retreat complex, together with ancillary quasi-agricultural uses with 142 permanent and 78 temporary surface parking spaces. Application withdrawn. |
| Draft Plan of Subdivision | SUBP.20.W.0021 | 19T20W05 | 14609 Woodbine Avenue | Mixed use building and 11 single detached units. |
| Draft Plan of Subdivision | SUBP.20.W.0022 | 19T(W)-20.004 | 11776 Highway 48 | 550 units in 5 mid-rise buildings with a mixed-use component with 101 townhouse units. |
| Draft Plan of Subdivision | SUBP.20.W.0045 | 19T(W)20.006 | 14745 Highway 48 | 39 single detached lots and a townhouse block for 60 units. |
| Draft Plan of Condominium | CDMP.20.W.0011 | CDM20.003 | 14609 Woodbine Avenue | Common element road to facilitate a mixed-use building and 11 single detached units |
| Registered Plan of Subdivision | SUBR.20.W.0023 | 65M4677 | 12785 Ninth Line | 144 single detached lots, a secondary school block, an open space block, environmental blocks and reserve blocks. |
| Registered Plan of Condominium | CDMR.20.W.0015 | YRCP1439 | 1 Whitaker Way, 2 Linsmore Place, 6 Whitaker Way, 7 Bellcastle Gate, 18 Whitaker Way, 15, 19, 1 Bellcastle Gate | Common elements for 120 stacked back-to-back condominium townhouse units in 7 buildings. |
| Registered Plan of Condominium | CDMR.20.W.0025 | YRCP1445 | 25 Baker Hill Boulevard | 7-storey condominium building consisting of 150 residential units. |
| Site Plan | SP.20.W.0153 | SPA20.013 | 162 Sandiford Drive | Building B consisting of an 11 storey building. |

TOWN of WHITCHURCH-STOUFFVILLE

2020 DETAILED APPLICATION INFORMATION

TABLE 27 NEW DEVELOPMENT APPLICATIONS by TYPE - Q3/Q4 (continued)

| Application Type | Regional File Number | Local File Number | Location | Description |
|------------------|----------------------|-------------------|---------------------------|--|
| Site Plan | SP.20.W.0167 | SPA20.14 | 47 Orchard Park Boulevard | Two single detached dwellings on two lots. |
| Site Plan | SP.20.W.0179 | SPA20.016 | 3785 Bethesda Road | Single detached dwelling and future accessory structure. |
| Site Plan | SP.20.W.0194 | SPA20.018 | 38 Lakeview Avenue | To demolish the existing single detached and construct new dwelling. |
| Site Plan | SP.20.W.0203 | SPA20.020 | 197 Rupert Avenue | Reconstruction of 5.49m high shed along the northern lot line. |
| Site Plan | SP.20.W.0276 | SPA20.025 | 4248 Vivian Road | Construction of a new single detached dwelling in the Oak Ridges Moraine Conservation Plan area. |



For more information on development activity in York Region please contact:

PLANNING

1-877-464-9675 Extension 75430
york.ca/developmentservices

DEVELOPMENT ACTIVITY SUMMARY 2020

For more information on development activity in York Region please contact:

PLANNING

1-877-464-9675 Extension 75430

york.ca/developmentservices

