



Unionville Residents Association



May 2018 Member's Meeting

Due to the lack of candidate availability, we have reluctantly cancelled the "All Candidate Meeting".

However, we will continue to have our May 2018 member's meeting

Date: Wednesday May 16th 2018 (7:00 PM – 8:30 PM)

Venue: Markham Pan Am Center

Address: 16 Main St Unionville, Unionville, ON L3R 2E4

Our Agenda for the evening will include:

- York Downs Update
- Times Group Update
- 206 Unionville Main Application
- Rooming Housing, Second Suite, Short Term Accommodation update

We cordially invite you to attend.



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Mayor Scarpitti speaks to URA

Markham Mayor Frank Scarpitti was the guest of honor at URA's annual "Ask the Mayor" meeting. Following a presentation on topics of interest, he responded to a series of questions sent to him prior to the meeting and to questions posed from the floor. Some of the highlight answers were:

- In contrast to URA's recent report drawn from City sources that indicates that Markham's population was ahead of target, planning staff believes the City is exactly on target. URA will reconcile its figures with planning staff.
 - Staff is studying livability and sustainability indices, per URA request.
 - Markham's employment strengths are in life sciences, auto tech, information tech and financial services.
 - Recently passed increases in the Region's development charges and tax levy means that 56 arterial road improvements will be added to the 10 year capital plan.
 - GO Train anti-whistling to be completed by August.
 - It is anticipated that Council will permit secondary suites as of right in residential areas except in Special Policy Areas. There are 3 options on the table for short term accommodations: site specific rezoning + license, site specific temporary use + license, or permit as of right + license.
 - Markham's property tax increases have been well below GTA norms.
- With respect to the York Downs redevelopment:
 - The Mayor does not support high rise condos in the development.
 - City wants developers to up-front fund arterial road improvements.
 - Mayor is awaiting legal opinion on how much of staff reports can be released to the public.
 - The Mayor will be running for election as either Mayor or as Regional Chair



Markham Sport Hall of Fame

On Wednesday April 11th held an event at the Pan Am Centre inviting the public to nominate candidates for the Markham Sport Hall of Fame. Amongst the athletes present at the event were players from the Markham Thunder woman's professional hockey team, complete with championship trophy, swimmers from the Markham Aquatic Club, as well as badminton champion Michelle Li and Olympic ice dancer Paul Poirier.

The Markham Sport Hall of Fame Selection Committee will make a selection from the nominees for the first inductees later this year, where they will be presented during a gala for the opening of the Hall of Fame.

Meg Stokes, former president of the Angus Glen Ratepayers Association and volunteer and advisor for a number of local groups and organizations, has been

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the driving force behind the organization of the Hall of Fame. It is not for nothing that it is a woman driving this project as there are many great female athletes in Markham and giving them the attention they deserve will motivate young girls to follow in their paths.

Not only current and past athletes and teams can be nominated, but also so called Builders, which are people who have contributed greatly to sport in Markham as for example founder or coach.

The Markham Sport Hall of Fame will be located inside the Pan Am Centre.

Main Street Pattern Book

Markham's heritage planning staff has commissioned a "Pattern Book" for Unionville which was recently presented to the Council's Development Services Committee for its approval. The Pattern Book is meant to be a set of architectural and urban design standards to help guide staff, the community and developers as the Unionville Community Vision Plan is implemented. (You will recall that the Vision Plan was developed between 2013 and 2015 and has been approved by Council.) The Pattern Book does not have the force of a bylaw but the plan is to incorporate significant references to it into the new Secondary Plan for Unionville currently under development in the Heritage Planning Department.

At the DSC meeting, after members of the Parkview school community expressed concern about a proposed laneway along the western fence line of the properties on the west side of Main Street, approval of the Pattern Book was deferred until further public consultation could take place. (It should be noted that

the laneway in question was in the approved Vision Plan and is conceptual only.) The Mayor has expressed interest in attending the next meeting of the Historic Unionville Community Vision Committee, to which the public is also invited, to discuss the matter further.

[Unionville Commercial Core Pattern Book](#)



206 Main Street

As most members will know, a proposal has been received by the city to build a 14-unit condo building behind the Stiver House. This would entail removing the relatively new but unoccupied wing at the back of the house. The proposal was presented to Heritage Markham which approved it, with minor changes, apparently by a vote of approximately 6-5. It was also presented to the Unionville Villagers Association. Unfortunately it has not been presented to the Historic Unionville Community Vision Committee or this organization.

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On April 30 the proposal was presented to the Development Services Committee. The accompanying staff report noted several major inconsistencies between the proposal and the Pattern Book noted above. These issues included height (almost 5 stories), floor area, the mansard roof structure, and the lack of accommodation for the lane north/south suggested in the Vision Plan and the Pattern Book.



Nonetheless, the majority of councillors in the DSC expressed enthusiasm for the proposal. The next step will be an official public meeting. We encourage all URA members to attend that meeting when it is announced. This first development under the guidelines of the Vision Plan will set the standard for any further proposals.

Times Group Block 3

Members will be aware that the Times Group has proposed a significant increase in the approved height and density of the latter phases of their development on the south side of Highway 7, east of Warden. On April 30 staff presented a brief interim report on the status of "Block 3". This is the next phase to be constructed and is immediately to the west of the latest block constructed by Times.

The interim report was only 3 pages long and simply indicated that staff still required much more information, including completion of the new secondary plan for Markham Centre, before recommending approval of Block 3. The proposal for Block 3 now calls for three towers of 16, 38 and 42 stories. (The tallest tower to date in the Times development is 29 stories.) Also, to our understanding, the DSC has never reviewed any traffic impact studies for any of Times's new proposals.

However, although the report from staff was not a recommendation for Block 3, on a motion from Ward 3 Councillor Don Hamilton, the DSC proceeded to approve it by a large majority. It will now move to Council to approve on May 15 at 1 pm.

Staff and Times continue to work out the details of changes further west, including a proposed school site, a connection of Rouge Side Promenade to Warden Avenue, opposite Clegg Road, parks parking etc. Members of the URA executive have arranged to meet with City staff to review the traffic studies relating to the Times development.

