

**EXTRACT FROM COUNCIL PUBLIC MEETING
C#01-16 HELD JANUARY 20, 2016**

Appendix	A
SRPRS	19.065
File(s)	D02-15021

3.3 Request for Comments - Zoning By-law Amendment Application – Aralansa Inc. – Part of Lot 55, Concession 1, E.Y.S. - 0 Yonge Street - File No. D02-15021 - (SRPRS.16.008)

Andy Karaiskakis of the Planning and Regulatory Services Department provided an overview of the proposed Zoning By-law Amendment application to facilitate the construction of a three (3) storey commercial building on the subject lands. Mr. Karaiskakis advised that staff's recommendation was that the staff report be received for information purposes only and all comments be referred back to staff.

Murray Evans, Evans Planning, representing the applicant, advised that the purpose of the development application was to rezone the property to neighbourhood commercial use. He described the site location and adjacent land uses, and advised that the site had been subject to several development applications in the past. Mr. Evans displayed an aerial photo of the proposed development, noting access to two arterial roads and the future implementation of a centre lane bus station. He reviewed the site land uses for a professional office building, proposed height, street elevation, slope of land, below grade parking and street design, and landscaping for the site. Mr. Evans further advised that the proposed building would be moved away from the existing residential properties and that Zippora Court would have no vehicular access.

Mr. Mahenthirarajan, 2 Rochester Hill Street, advised of his concerns related to increased traffic, access to the traffic lights at Yonge Street and 19th Avenue, and noted that the proposed height was not compatible with the existing neighbourhood.

Paul Agnel, 15 Zippora Drive, expressed his concerns related to the number of visitor parking spaces for the proposed development, increased traffic, noise, and safety issues for children in the area.

Giovanni Labalestra, 7 Rochester Hill Street, submitted a petition containing approximately 42 signatures opposing the proposed zoning by-law amendment. He advised of concerns relating to increased traffic, noise, dirt, delivery trucks, visitor parking, and safety concerns for children.

Adam Ribeiro, 18 Zippora Drive, advised that he was generally in support of the proposed development. Mr. Ribeiro requested that the pedestrian access route to Zippora Court be eliminated and expressed concern with the location of the garbage pick-up area.

(continued)

**EXTRACT FROM COUNCIL PUBLIC MEETING
C#01-16 HELD JANUARY 20, 2016**

Rosalia Benvenuto, 58 Zippora Drive, advised of her concerns relating to the ingress/egress and U-turns on 19th Avenue and Yonge Street, and requested that the pedestrian access route to Zippora Court be eliminated to prevent the court being utilized as additional parking for the proposed development.

Moved by: Councillor Muench
Seconded by: Councillor Cilevitz

That SRPRS.16.008 with respect to the Zoning By-law Amendment application submitted by Aralansa Inc. for lands known as Part of Lot 55, Concession 1, E.Y.S. (Municipal Address: 0 Yonge Street), File No. D02-15021, be received for information purposes only and that all comments be referred back to staff.

Carried