

**Extract from Council Public Meeting
C#22-18 held June 20, 2018**

3.3 Request for Comments – Official Plan and Zoning By-law Amendment Applications – Metroview Developments (Harding) Inc. – 9825-9839 Yonge Street, 254, 258 and 264 Church Street and 11 and 17 Harding Boulevard East – File Numbers D01-16005 and D02-16034 – (Staff Report SRPRS.18.142)

Alison Long of the Planning and Regulatory Services Department provided an overview of the proposed Official Plan and Zoning By-law Amendment applications to permit a high density, mixed use commercial/residential development comprised of two 15-storey residential buildings with ground floor retail/commercial, and 11 townhouse units along Church Street. Ms. Long advised that staff's recommendation was that the staff report be received for information purposes only and all comments be referred back to staff.

Michael Goldberg, Goldberg Group, agent for the applicant, provided additional information regarding the site location, adjacent uses, and development proposal. He provided background information on the property including the appeal to the Local Planning Appeal Tribunal (LPAT), advised the applicant acquired additional lands since their original submission, and reviewed the revised applications. Mr. Goldberg reviewed the proposed height of the various buildings, access to the site, ground floor plans, and live/work units; displayed artist renderings of the development proposal to show the architectural features of the two proposed towers and the urban streetscape; and addressed the angular plane and density policies within the Official Plan and Downtown Local Centre Secondary Plan.

Rosalia Miceli, 18 Harding Boulevard, Unit 121, submitted a petition on behalf of the residents of 18 Harding Boulevard to advise of their concerns regarding the proposed development because of the proposed height and density within a small area, and the impact it would have on the existing neighbourhood and municipal and emergency services. Ms. Miceli further advised of concerns with the provincial planning process and referenced how the City of Toronto made decisions regarding development applications and hoped that the Town of Richmond Hill could adopt a similar decision making process.

Vladimir Arkhangeliskiy, 237 Church Street South, advised of his concerns with the proposed development because of the proposed density and the impact it would have on the existing neighbourhood and residents, area traffic and local roads, and noted that in his opinion, the area was not designed to accommodate the additional density.

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Moved by: Councillor Cilevitz
Seconded by: Councillor West

- a) That staff report SRPRS.18.142 with respect to the revised Official Plan and Zoning By-law Amendment applications submitted by Metroview Developments (Harding) Inc. for lands known as Lots 7, 8 and 9 and Part of Lots 4, 5 and 6, Plan 3801 (municipal addresses: 9825-9839 Yonge Street, 254, 258 and 264 Church Street and 11 and 17 Harding Boulevard East), File Numbers D01-16005 and D02-16034, be received for information purposes only and that all comments be referred back to staff.

Carried Unanimously