

**EXTRACT FROM COUNCIL PUBLIC MEETING
C#12-12 HELD April 4, 2012**

3.2 Request for Comments – Proposed Official Plan Amendment and Zoning By-law Amendment Applications - Golden Heights Real Estate Investment Corp. - Part of Blocks F and G, Plan 1916 - 12050 Yonge Street - File Nos. : D01-10010 and D02-10032 – SRPRS.12.053

Ferdi Toniolo of the Planning and Regulatory Services Department provided an overview of the proposed Official Plan and Zoning By-law Amendment applications submitted by Golden Heights Real Estate Investment Corp. to permit a mixed-use development consisting of a six-storey apartment building with ground floor retail and commercial uses and a two-storey medical office building with ground floor retail and commercial uses. He advised that staff's recommendation was that the staff report be received for information purposes only and all comments be referred back to staff.

Jim Kirk, Malone Given Parsons Ltd., agent for the applicant, advised that the subject development proposal was part of the infill study area, noting however that the lands were located on Yonge Street and were designated regional mixed use. Mr. Kirk advised that the proposed development met the requirements of the Town's New Official Plan for the Yonge Street corridor. He advised that the applicant has met with area residents and the property owner to the south, and was happy to continued discussions as necessary.

Michael Spaziani, Michael Spaziani Architect Inc, project architect, advised that the owner, Golden Heights Real Estate Investment Corp, wanted to show great respect to the Town's Official Plan and were trying to define the Yonge Street corridor in a way that would be suitable for this location on Yonge Street. He made a presentation highlighting the development concept for the property; including the site context; frontage; building features and amenities; and convenience and underground parking area.

Michael Manett advised that he was speaking on behalf of the owners of the property to the south at 12030 Yonge Street. He advised that they were in support of the proposed development in principle, and have met with representatives of the applicant to review the plans in an effort to work together to develop comprehensive planning for the area for both properties as well as working with the Town to ensure that this quadrant is developed in proper planning fashion

Dino Guliano, 40 Harris Avenue, advised that he was also speaking on behalf of his parents who resided at the abutting property to the proposed development. Mr. Guliano advised that he had never met with the developer and outlined the full impact of the proposed development on both homes and quality of lifestyle for his family.

Sridhar Methuku, resident, advised of his concerns regarding the extension of water and sewer connection and a concrete plan for provision of a safe water service for the neighbourhood.

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Moved by: Councillor Foster
Seconded by: Councillor Papa

That SRPRS.12.057 concerning the Official Plan Amendment and Zoning By-law Amendment applications submitted by Golden Heights Real Estate Investment Corp. for the lands known as Part of Blocks F and G, Plan 1916 (Municipal Address: 12050 Yonge Street), File Nos.: D01-10010 and D02-10032, be referred back to staff.

Carried Unanimously