

Memorandum to the City of Markham Committee of Adjustment

September 30, 2021

File: B/010/20
Address: 30 Heritage Road, Markham
Applicant: 30 Heritage Developments Limited Partnership Inc.
Agent: Malone Given Parsons Ltd. (Matthew Cory)
Hearing Date: Wednesday October 06, 2021

The following comments are provided on behalf of the East Team:

For provisional consent to:

- a) sever and convey a parcel of land (Parcel A) with an approximate lot frontage of 53.20 m (174.54 ft) and approximate lot area of 0.48 hectares (1.2 acres);
- b) retain a parcel of land (Parcel B) with an approximate lot frontage of 73.5 m (241.14 ft) and approximate lot area of 0.7 hectares (1.72 acres);
- c) to establish an access easement with an approximate area of 0.08 hectares (0.21 acres) in favour of Parcel B;
- d) to establish a servicing easement with an approximate area of 0.05 hectares (0.13 acres) in favour of Parcel A; and
- e) to establish an access easement over Parcel B in favour of Parcel A.

The purpose of this application is to create a new lot for a proposed 6-storey commercial self-storage warehouse building with ground floor office use.

COMMENTS

Previous hearing

This application was first heard at the Committee of Adjustment on Wednesday April 7, 2021. Staff identified concerns with the location of the proposed access to Heritage Road and recommended deferral to enable the applicant to work with staff on a more appropriate access location.

Staff recommend a further deferral

Staff are recommending a deferral of this consent application as the zoning by-law amendment to permit the proposed commercial self-storage development is scheduled for a later Council date than anticipated as Staff are continuing to work with the applicant on finalizing the zoning by-law amendment. Staff will be in a position to provide appropriate comments on the consent application once Council makes a decision on the zoning by-law amendment.

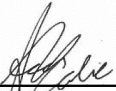
PUBLIC INPUT SUMMARY

No written submissions were received as of September 29, 2021. It is noted that additional information may be received after the writing of the report, and the Secretary-Treasurer will provide information on this at the meeting.

CONCLUSION

Staff recommend that the proposed severance (B/010/20) be deferred sine die.

PREPARED BY:



Aqsa Malik, Planner, East District

REVIEWED BY:



Stacia Muradali, Development Manager, East District
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