

Memorandum to the City of Markham Committee of Adjustment

June 07, 2019

File: B/07/19 & B/08/19
Address: 9900 Markham Rd Markham & 1210 Castlemore Avenue
Applicant: (none)
Agent: CIM Mackenzie Creek Inc. (Xie Lu Ping)
Hearing Date: Wednesday June 12, 2019

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

Pursuant to the provisions of Section 53 of the Planning Act, R.S.O. 1990, c.P.13, as amended, and Ontario Regulation No. 197/96, enclosed please find a copy of the above-noted applications:

B/07/19

Requesting provisional consent to: a) establish easements on the subject property for access, egress and landscaping in favour of the lands to the immediate south (1210 Castlemore Avenue). This application is related to consent application B/08/19.

B/08/19

Requesting provisional consent to: a) establish easements on the subject property for access, egress and landscaping in favour of the lands to the immediate north (9900 Markham Road). This application is related to consent application B/07/19.

COMMENTS

9900 Markham Road and 1210 Castlemore Avenue are located on the west side of Markham Road, between Major Mackenzie Drive and Castlemore Avenue. There is currently existing commercial development (primarily consisting of retail and small-scale restaurants) at 1210 Castlemore Avenue. Townhouse development has been approved for a portion of 9900 Markham Road, and mixed use high density development is proposed for the remaining portion.

The purpose of these consent applications (B/07/19 & B/08/19) is to grant reciprocal easements for access, egress and landscaping which will facilitate access to Markham Road and Major Mackenzie Drive from both properties and shared landscaping features which straddle both properties. Staff have no objections to the proposed easements.

Please see Appendix "A" for conditions to be attached to any approval of this application.

PREPARED BY:



Stacia Muradali, Senior Planner

REVIEWED BY:



Stephen Corr, Senior Planner

APPENDIX "A"

CONDITIONS TO BE ATTACHED TO ANY APPROVAL OF B/07/19 & B/08/19

1. Payment of all outstanding realty taxes and local improvements charges owing to date against both parcels (9900 Markham Rd and 1210 Castlemore Ave), and that the Secretary-Treasurer receive written confirmation that this condition has been fulfilled.
2. Submission to the Secretary-Treasurer of the required transfers to effect the consent applied for under Files B/07/19 & B/08/19 in duplicate, conveying the reciprocal easements, and issuance by the Secretary Treasurer of the certificate required under subsection 53(42) of the Planning Act.
3. Submission to the Secretary-Treasurer of seven white prints of a deposited reference plan showing the easements, which conforms substantially to the application as submitted.
4. Fulfillment of conditions 1 to 3 inclusive within 1 year from approval of the consent applications (B/07/19 & B/08/19), to the satisfaction of the Director of Planning and Urban Design.