

SUMMARY OF DEVELOPMENT APPLICATIONS CIRCULATED*



Circulated from December 26 to January 8



1 Development Applications



387 Total Residential Units



N/A m² Total Gross Floor Area Industrial, Commercial or Institutional

Table of Contents

Summary of Development Applications

From December 26 to January 8



Applicant



File Number



Circulation Date



Non-Decision Appeal



Address



Ward



Uses



Total Units



ICI GFA m²

[17-23 Morgan Avenue](#)

22-265093
PLAN

29-Dec-22

22-Apr-23

17 Morgan Ave

1

Residential

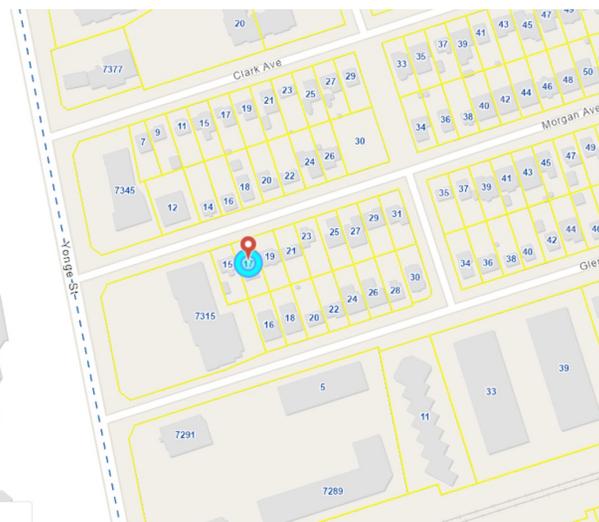
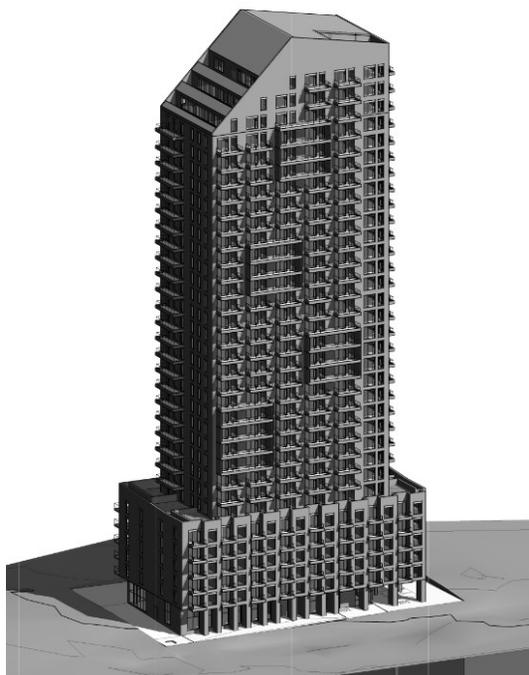
387

N/A

*official plan amendment, zoning by-law amendment, plan of subdivision, site plan control, condo – defined on final page

17-23 Morgan Avenue

PLAN



STATISTICS SUMMARY



17-23 Morgan Avenue



22-265093 PLAN



29-Dec-22



[17 Morgan Ave](#)



[Ward 1](#)



Residential



387



N/A



Clement Messere
ext. 2191



Council/ Committee
to approve

An [ePLAN](#) submission for a Major Official Plan and Major Zoning By-law Amendment has been received from Jesse Spiegel c/o MHBC Planning (David McKay) for the properties municipally known as 17, 19, 21, and 23 Morgan Avenue the "Subject Lands". The applicant is proposing to demolish the existing buildings on the Subject Lands and redevelop the site with a 33 storey residential building. The proposed building will contain a GFA of approximately 25,459 square meters (247,038 square feet). The proposed building will contain a total of 387 apartment units consisting of 234 one-bedroom units (60%), 127 two-bedroom units (33%) and 26 three-bedroom units (7%). Parking is proposed in the form of four surface parking spaces and a five-level underground parking garage and will include 291 total parking spaces, consisting of 253 resident spaces and 38 visitor parking spaces

DEFINITION OF APPLICATION TYPES



Official Plan Amendment

The process through which changes are made to the City's Official Plan. A document, containing policies which guide the future development of land in Markham. The Official Plan also includes a framework for establishing regulations and standards for land use and contains policies on how the City will manage growth.

Zoning By-Law Amendment

The process through which the City guides and approves changes to how lands are used for specific purposes. The process also addresses related development standards such as property setbacks, building height, and parking.

Plan of Subdivision

The process through which the City guides and approves the design and layout of building lots and roads (neighborhoods).

Site Plan Control

The process through which the City guides and approves the layout of building elevation, landscape and site circulation.

Condo

The process through which the City guides and approves the development of condominiums.