

# SUMMARY OF DEVELOPMENT APPLICATIONS CIRCULATED\*



Circulated from July 25 to August 7



3 Development Applications



809 Total Residential Units



1,993 m<sup>2</sup> Total Gross Floor Area Industrial, Commercial or Institutional

## Table of Contents

Summary of Development Applications

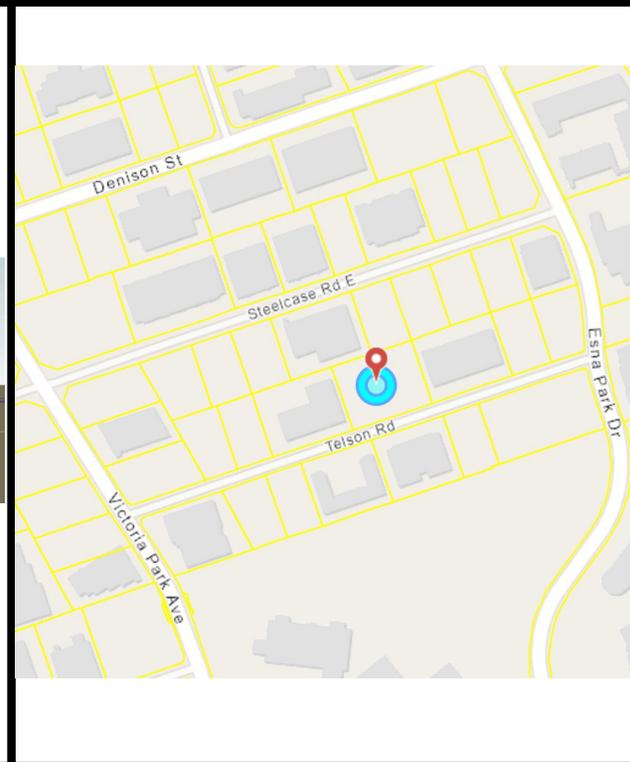
From July 25 to August 7

Applicant	File Number	Circulation Date	Non-Decision Appeal	Address	Ward	Uses	Total Units	ICI GFA m <sup>2</sup>
<a href="#">3YM Canada International Inc. (Xi Jie Yu) c/o Frontop Engineering Limited (Frank Feng)</a>	22-246660 SPC	25-Jul-22	24-Aug-22	150 Telson Rd	8	Commercial	N/A	1,993
<a href="#">JD ELM Cornell Lands</a>	22-118754 PLAN	26-Jul-22	23-Nov-22	7 Highway E	5	Mixed-Use	0	N/A
<a href="#">Uptown Markham Block 2</a>	22-246371 SPC	25-Jul-22	24-Aug-22	3825 7 Highway E	3	Residential	809	N/A

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

# 3YM Canada Intl. Inc.(Xi Jie Yu) c/o Frontop Engineering Ltd.

## Site Plan Control



### STATISTICS SUMMARY



3YM CAN Intl. Inc.c/o  
Frontop Engineering  
Ltd (Frank Feng)



22-246660 SPC



July 25, 2022



[150 Telson Rd](#)



[Ward 8](#)



Commercial



N/A



1,993



Sabrina Bordone  
ext. 8230

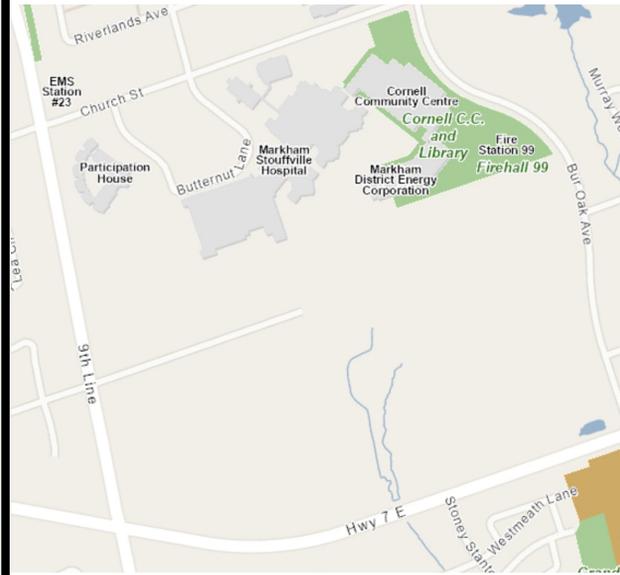
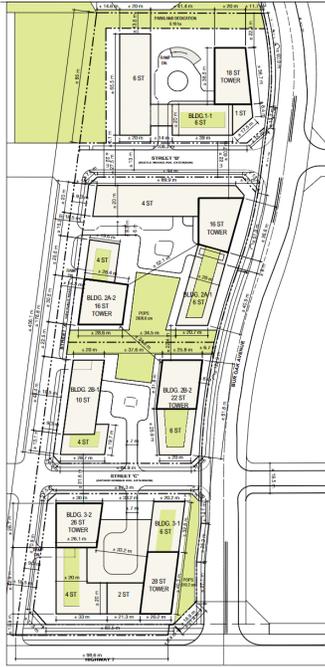


Council/ Committee  
to approve

A Site Plan Control application has been received from 3YM Canada International Inc.(Xi Jie Yu) c/o Frontop Engineering Limited (Frank Feng) for 150 Telson Road, Markham. The applicant is proposing an extension of the existing 1-storey building (2,798 sq.m) to include a warehouse (1,812 sq.m) on the subject property.

# JD ELM Cornell Lands

## PLAN



### STATISTICS SUMMARY



JD ELM Cornell Lands



22-118754 PLAN



July 26, 2022



7 Highway E



[Ward 5](#)



Residential



0



N/A



Stacia Muradali  
ext. 2008



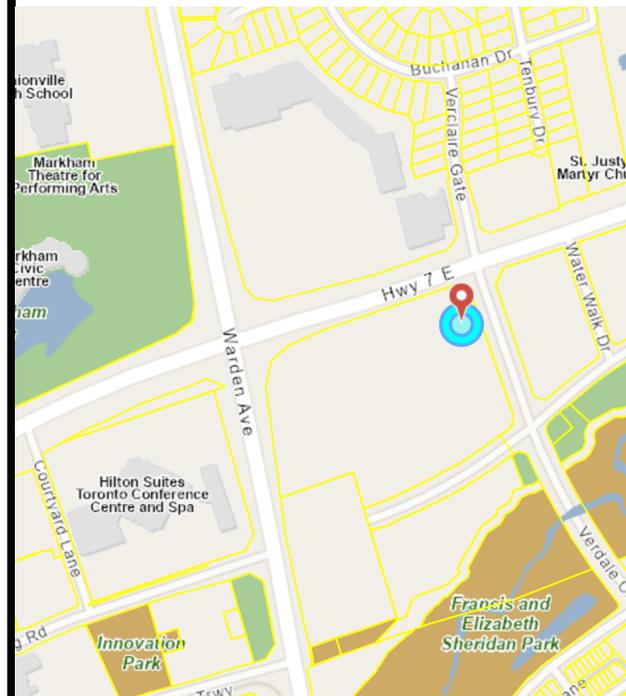
Council/ Committee  
to approve

An [ePLAN](#) submission for an Official Plan Amendment, Zoning By-law Amendment and Draft Plan of Subdivision has been received from JD Elm Cornell Lands Limited (Elliot Steiner) c/o Bousfields Inc. (Kate Cooper) for 7 Highway East (CON 9 PT LOTS 11 AND 12 RP 65R30990 PARTS 1 TO 3). The applicant is proposing to develop the subject site (4.49 hectares) for a large-scale, mixed-use development that will represent a landmark project at an important location in the Cornell community of Markham. There will be three development blocks, each with public road frontage based on the anticipated road network reflected on the block to the east of Bur Oak Avenue as well as in the draft Cornell Centre Secondary Plan. In total the proposed development will produce approximately 153,580 square metres of residential gross floor area (GFA), with a Floor Space Index (FSI) of 4.24 times the entire Subject Site area. Building heights are anticipated to step down from the south toward the lower-rise residential uses beyond the Cornell Community Centre. Public parks and open space are also contemplated as part of the development.

**DISCLAIMER: This proposal has not been approved and is subject to further review**

# Uptown Markham Block 2

## Site Plan Control



### STATISTICS SUMMARY



Uptown Markham  
Block 2



22-246371 SPC



July 25, 2022



[3825 7 Highway E](#)



[Ward 3](#)



Residential



809



N/A



Sabrina Bordone  
ext. 8230



Council/ Committee  
to approve

An [ePLAN](#) submission for a Site Plan Control (SPC) application has been received from 1771107 Ontario Inc. (Hashem Ghadaki) c/o Malone Given Parsons Ltd. (Rohan Sovig) for 3825 Highway 7 East, Markham (Uptown Markham Block 2). The applicant is proposing two residential towers consisting of 40 & 45 storeys respectively including at-grade retail, with a total of 809 units and 978 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.