

Unionville Seniors Affordable Housing Development

Information Meeting for
Wyndham Gardens Residents
January 22, 2018

edocs#8124157



Agenda

- 10:10 Welcome
 - Introductions
 - Unionville Home Society Remarks
- 10:20 Region of York Presentation
 - What's Happened So Far
 - Master Plan Changes
 - Building Changes- Landscape and Design
 - Shadow Impacts
 - Next Steps
- 10:50 Questions and Answers
- 11:15 Wrap Up



What's Happened So Far



Timeline



Planning



Construction

2015 2016 2017 2018 2019 2020 2021 2022



Unionville Redevelopment



- New affordable housing for seniors
- Existing tenants have option to move into the new building
- Private ownership townhouses

What We Heard at Public Meeting

- New building too close; shadow and view concerns
- Desire to keep vehicle connection from N to S
- Reconfigure UHS parking; keep Wyndham's garden
- No vehicle connection wanted from UHS through Wyndham Gardens
- Safe access for emergency services



Master Plan Changes



March 2017 Plan



Community and Health Services
Housing Services



Final Plan



Walking Paths



Building And Landscape Changes



March 2017



Final Plans

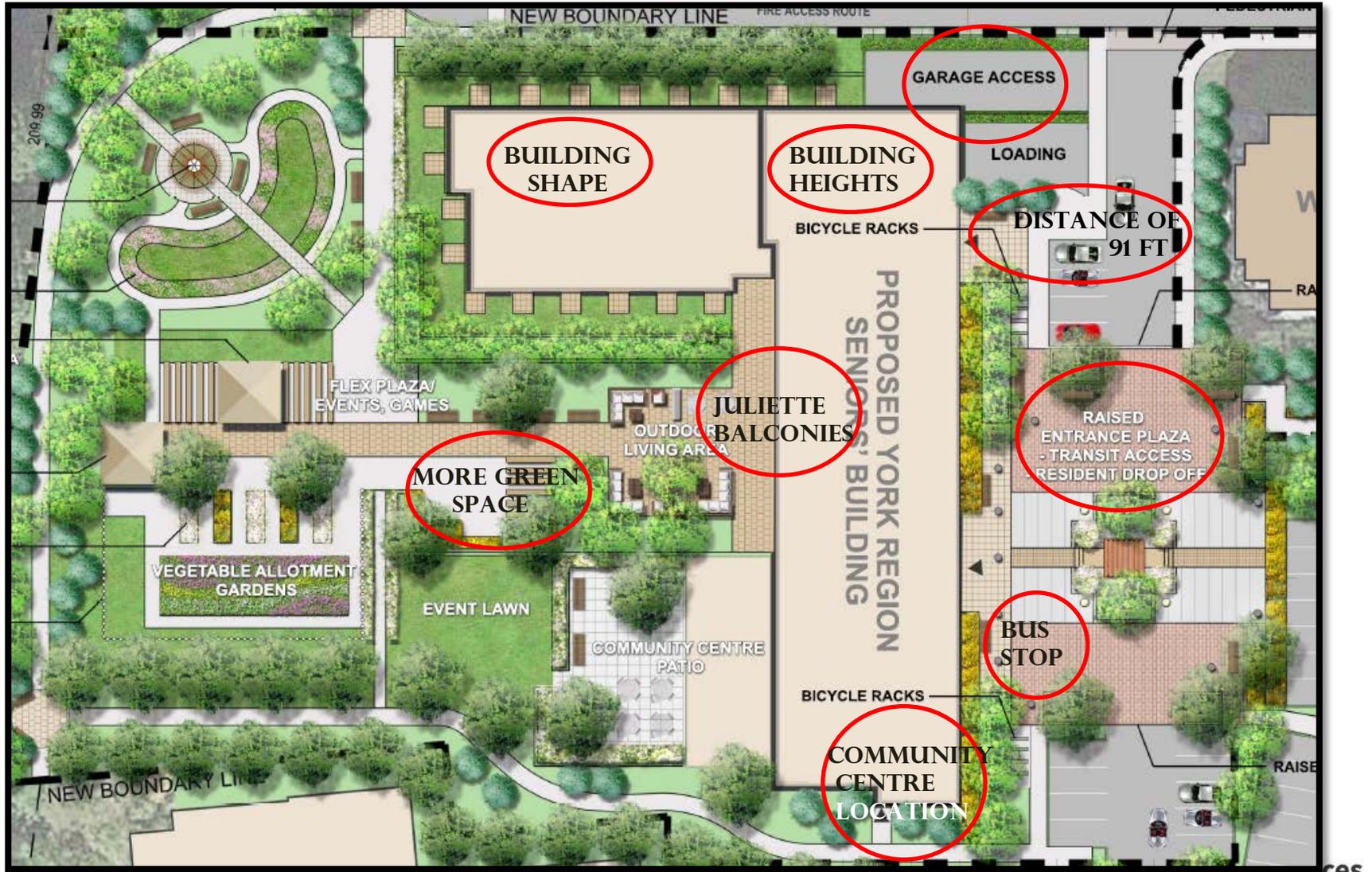


Community and Health Services

Housing Services



What's Changed



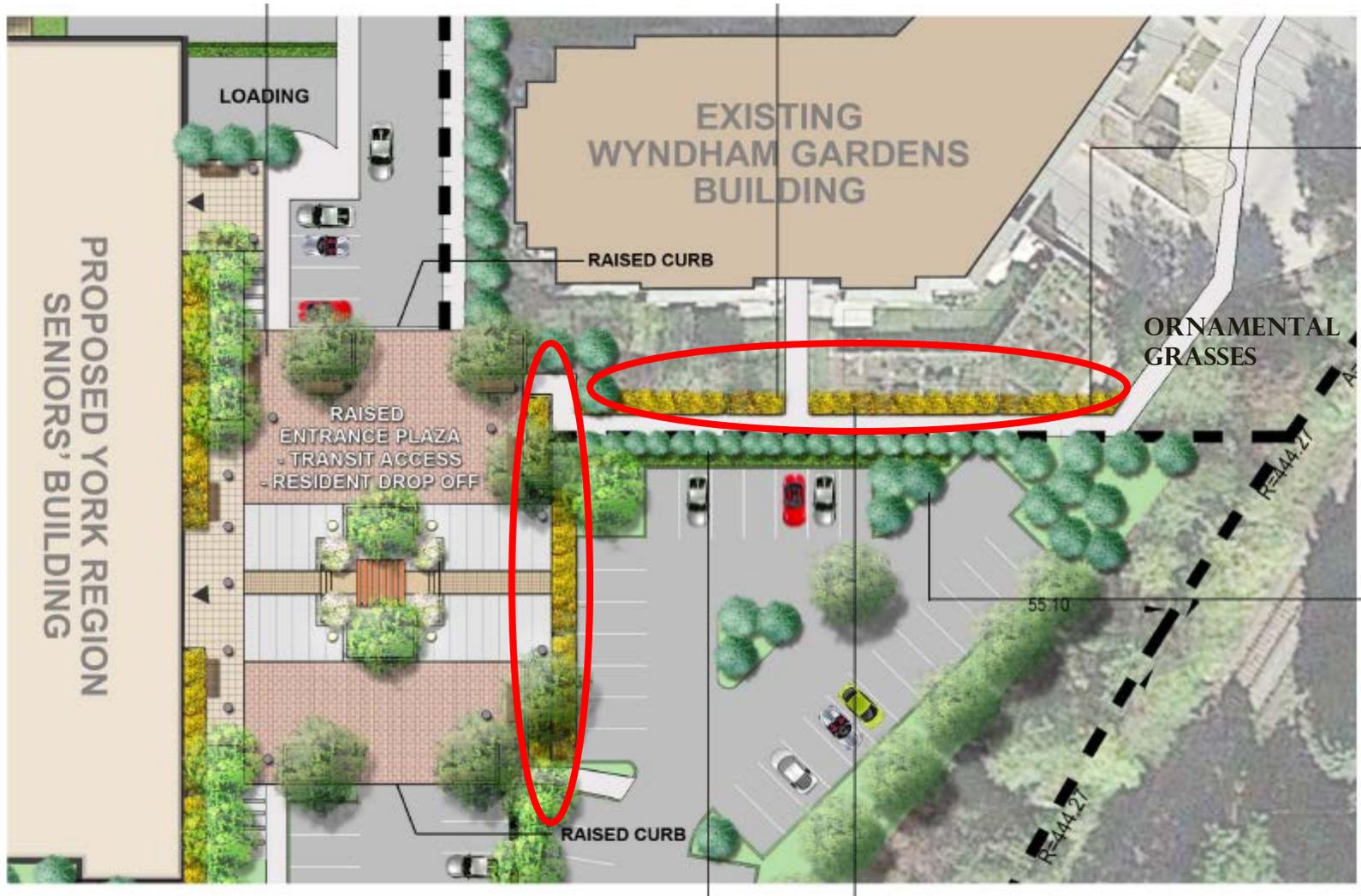




UNIT PAVING

Community and Health Services
Housing Services







TALL ORNAMENTAL GRASSES

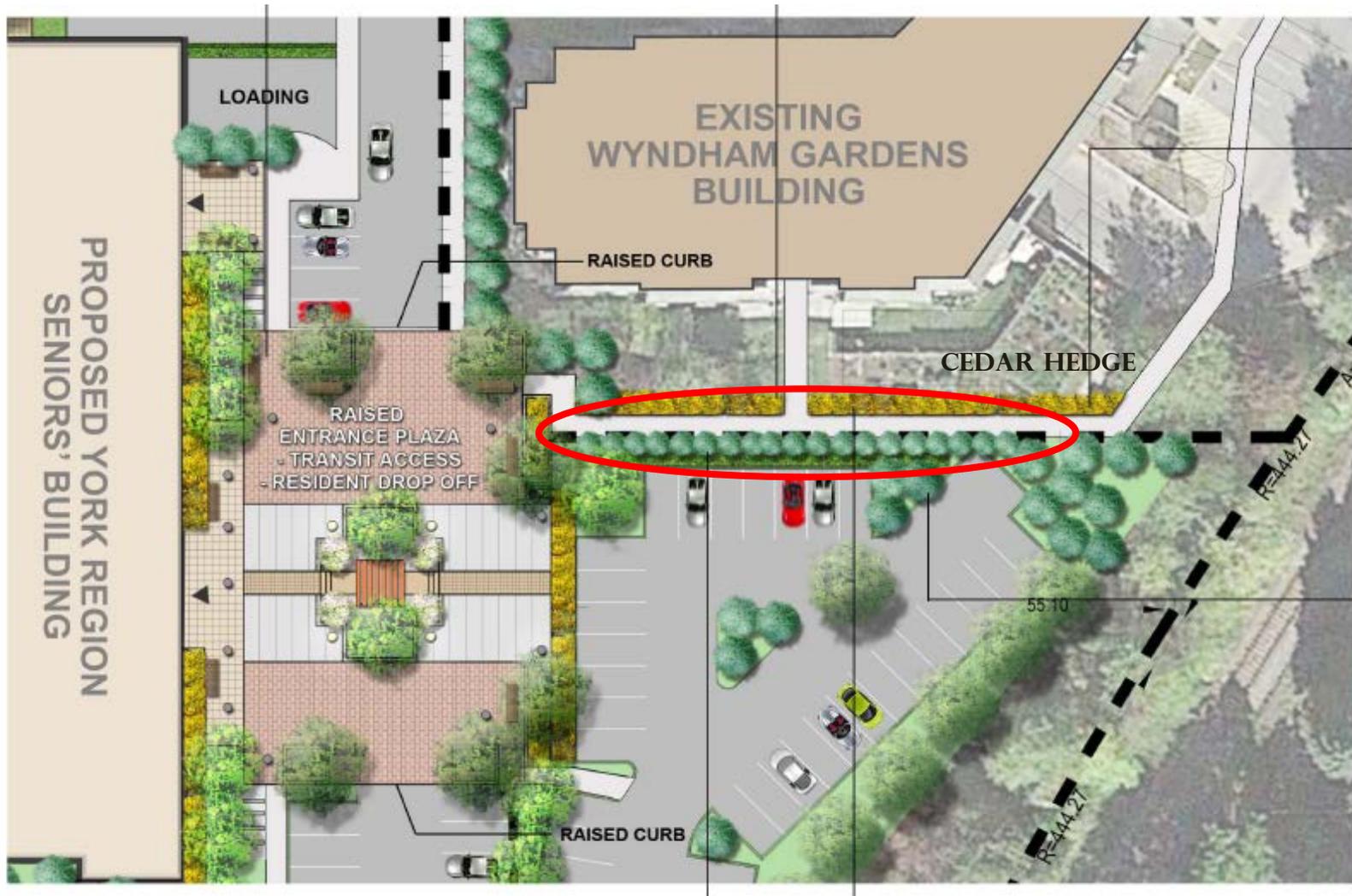




TALL ORNAMENTAL GRASSES



TALL ORNAMENTAL GRASSES





CONTINUOUS CEDAR HEDGE





CONIFEROUS TREES

Building Design Changes



August 2017



Community and Health Services
Housing Services



August 2017



Community and Health Services
Housing Services



August 2017



Community and Health Services
Housing Services



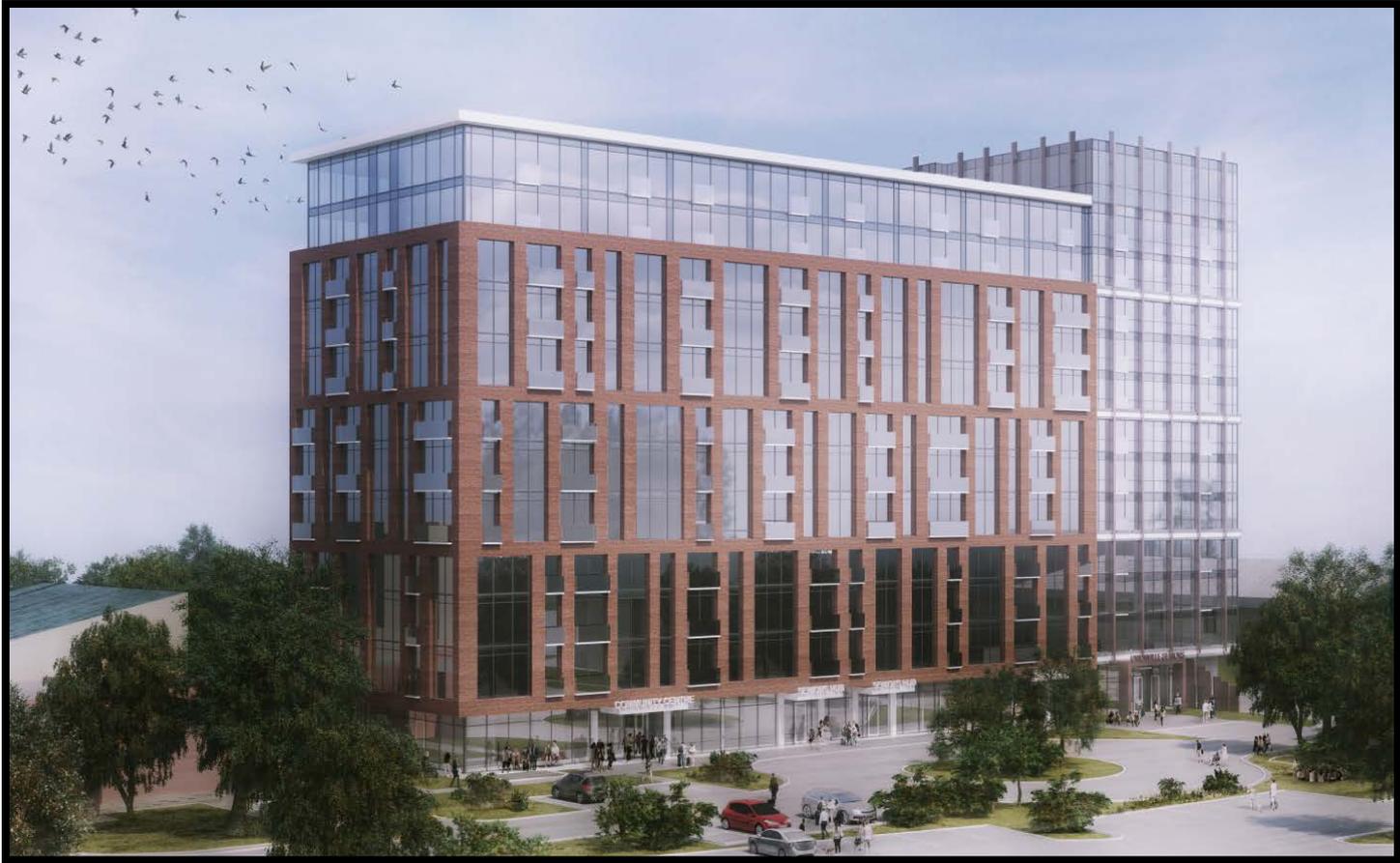
Current Plans



Community and Health Services
Housing Services



Current Plans



Community and Health Services
Housing Services

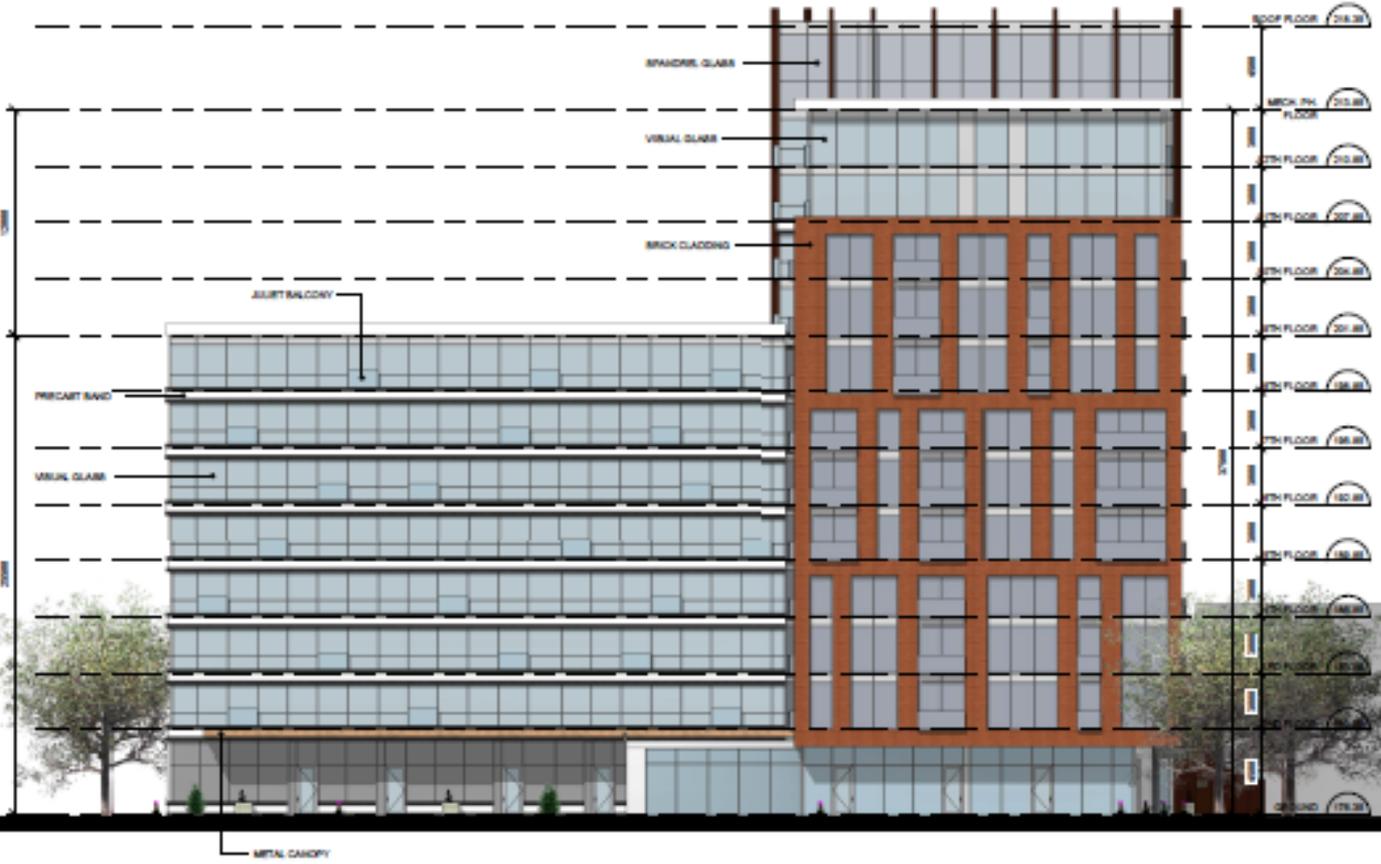


East Elevation (from Wyndham)

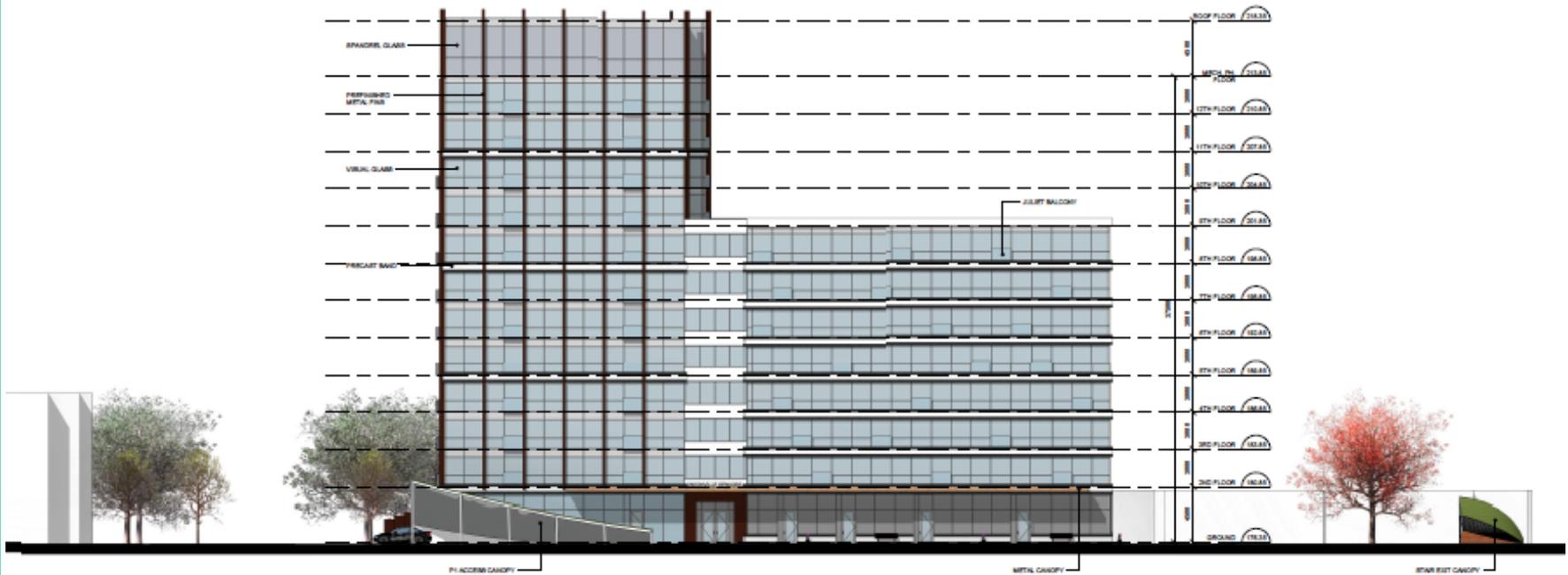


2 EAST ELEVATION
1:140

South Elevation (from UHS)



North Elevation (from Townhomes)



NORTH ELEVATION
1:150



West Elevations (from backyards)



Shadow Impacts



Shadow Impact



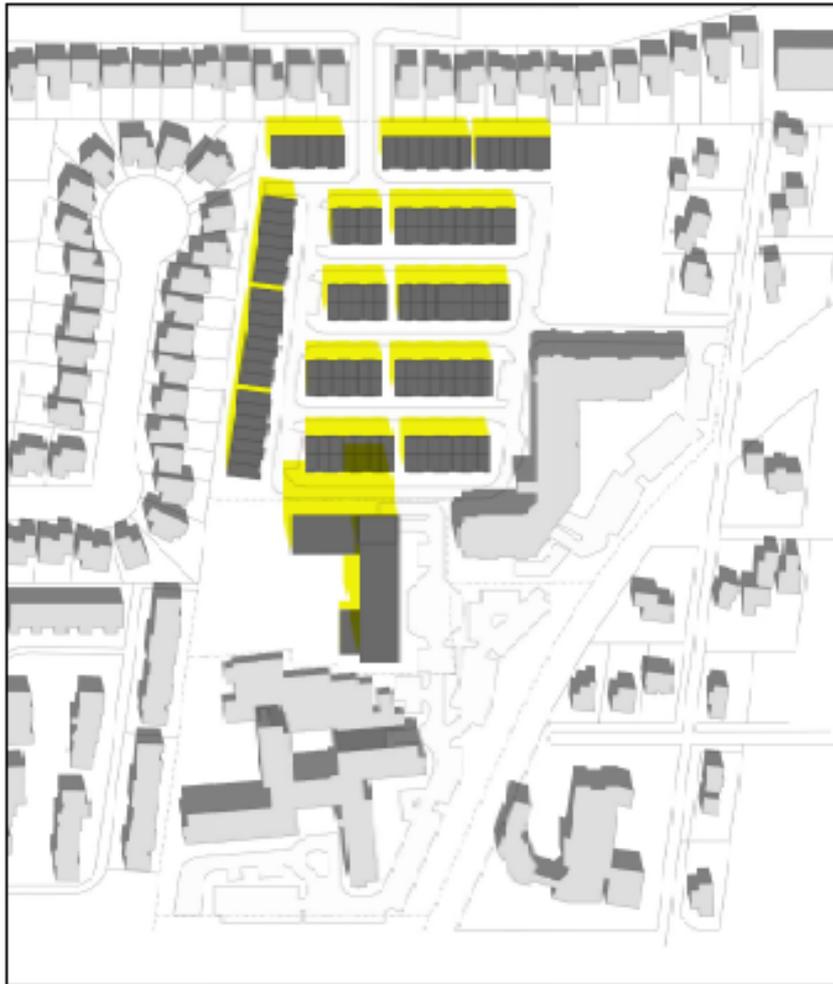
MARCH 21 EDT - 10:00



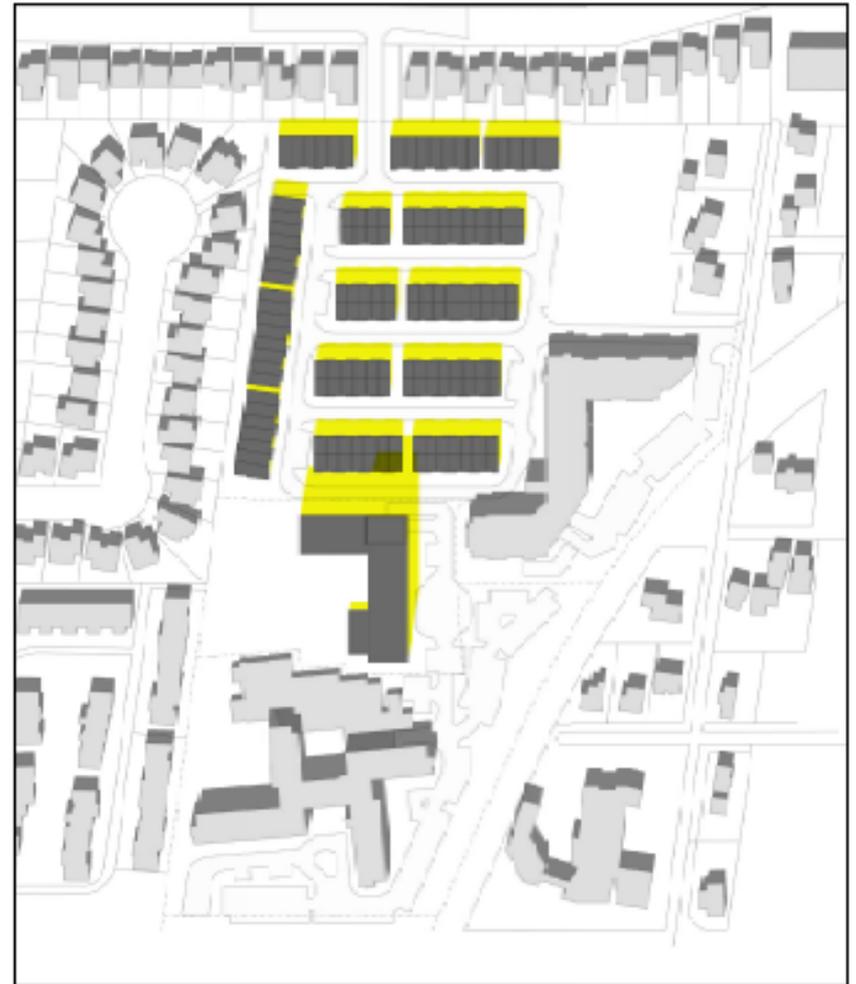
MARCH 21 EDT - 11:00



Shadow Impact

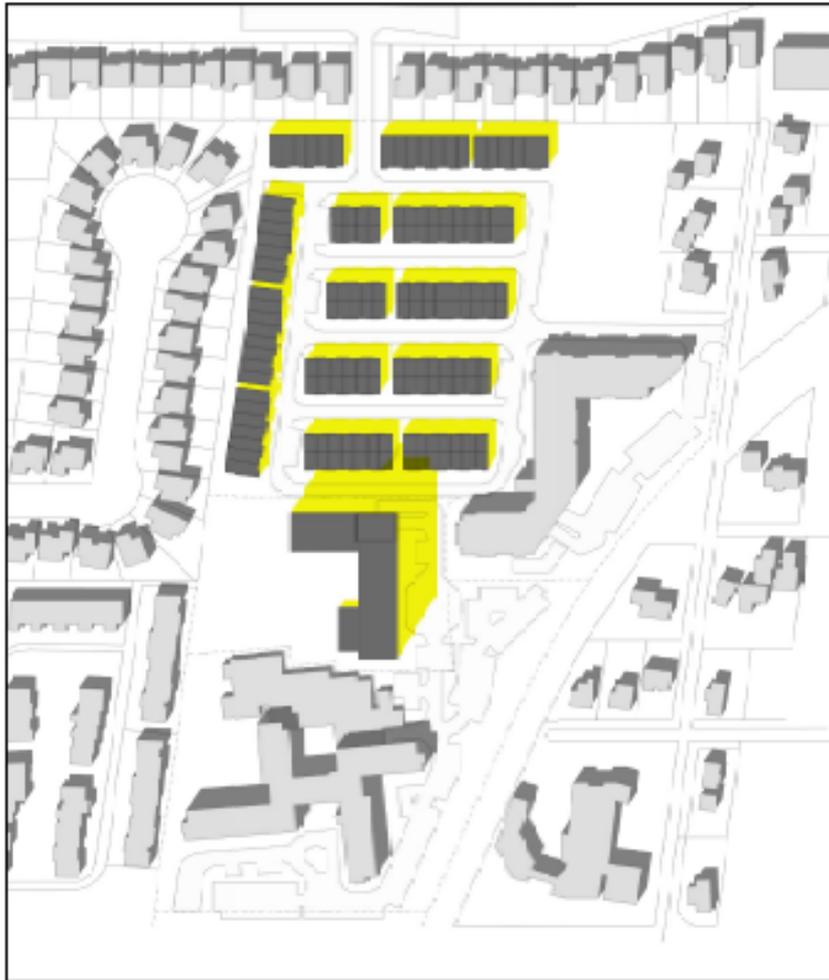


MARCH 21 EDT - 12:00

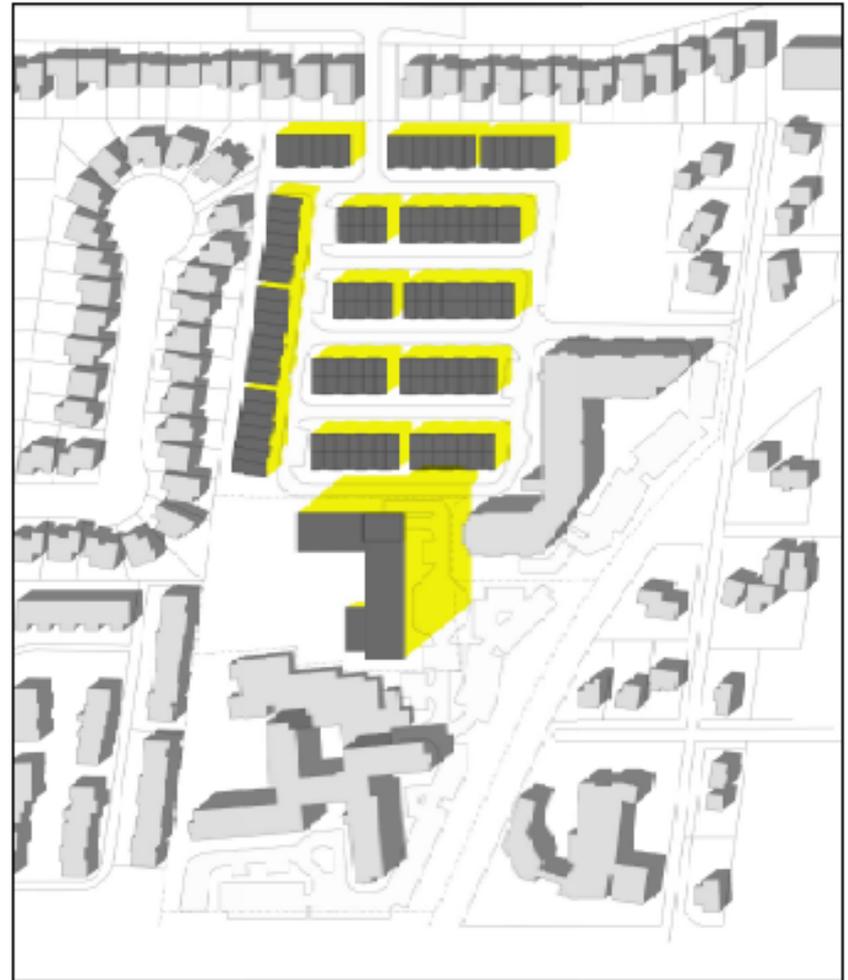


MARCH 21 EDT - 13:00

Shadow Impact



MARCH 21 EDT - 14:00



MARCH 21 EDT - 15:00

Shadow Impact



JUNE 21 EDT - 10:00

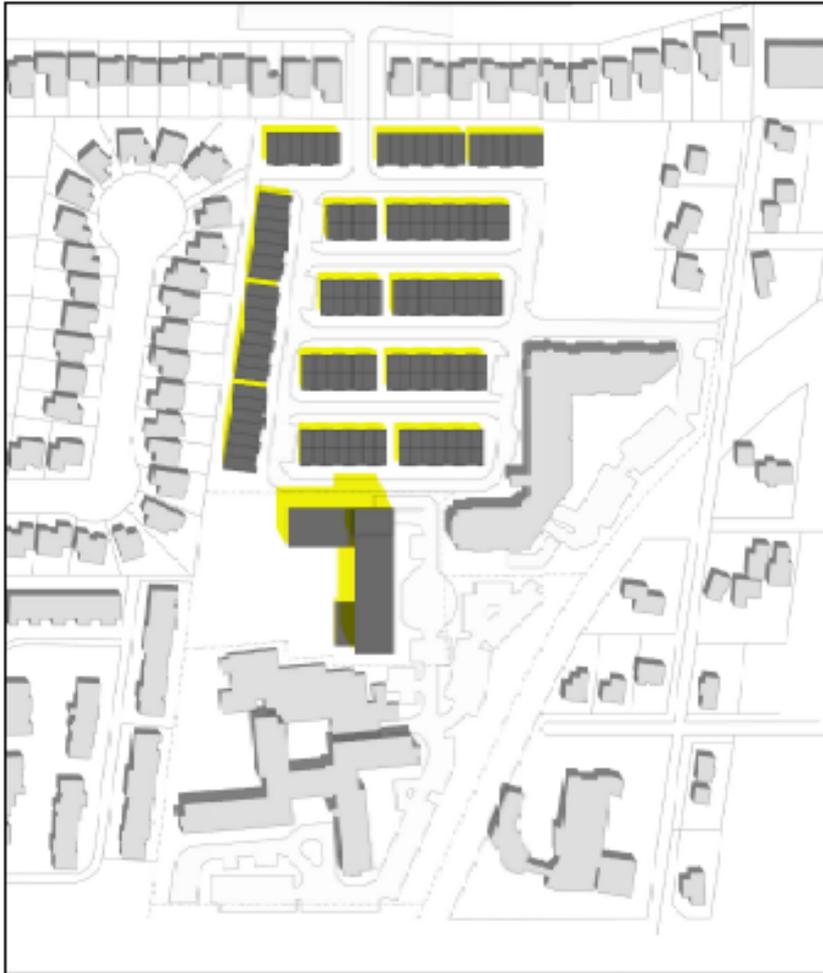


JUNE 21 EDT - 11:00

Community and Health Services
Housing Services



Shadow Impact



JUNE 21 EDT - 12:00



JUNE 21 EDT - 13:00

Community and Health Services

Housing Services



Shadow Impact



JUNE 21 EDT - 14:00



JUNE 21 EDT - 15:00

Community and Health Services

Housing Services



Shadow Impact



DECEMBER 21 EDT - 10:00



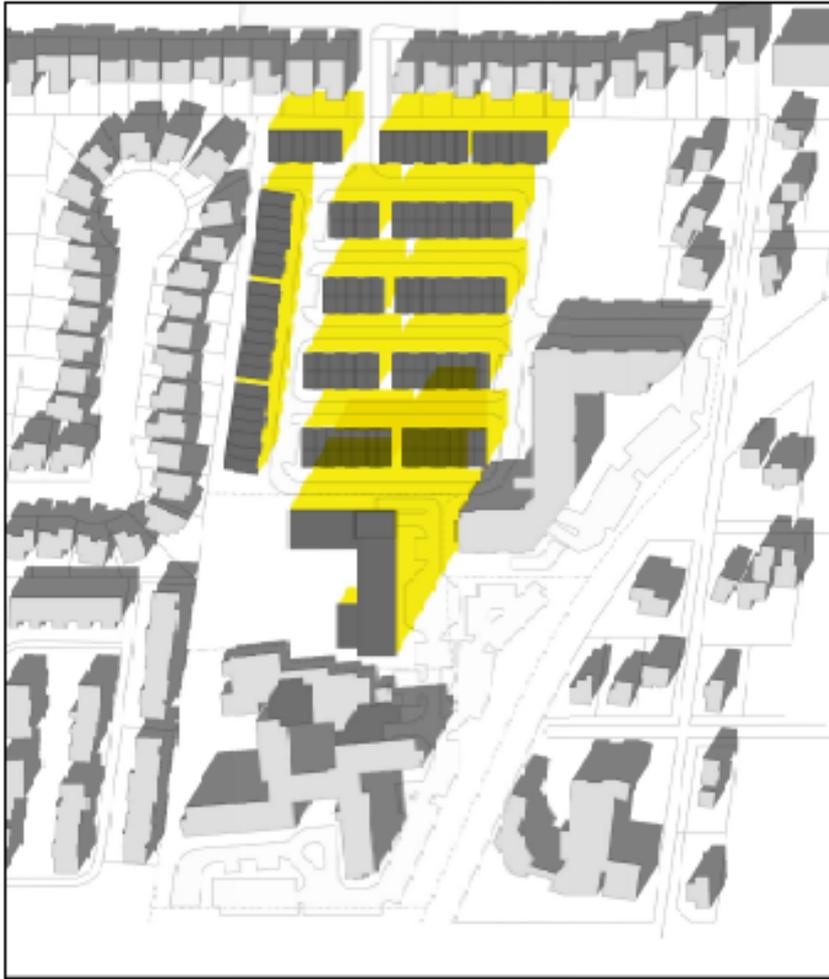
DECEMBER 21 EDT - 11:00

Community and Health Services

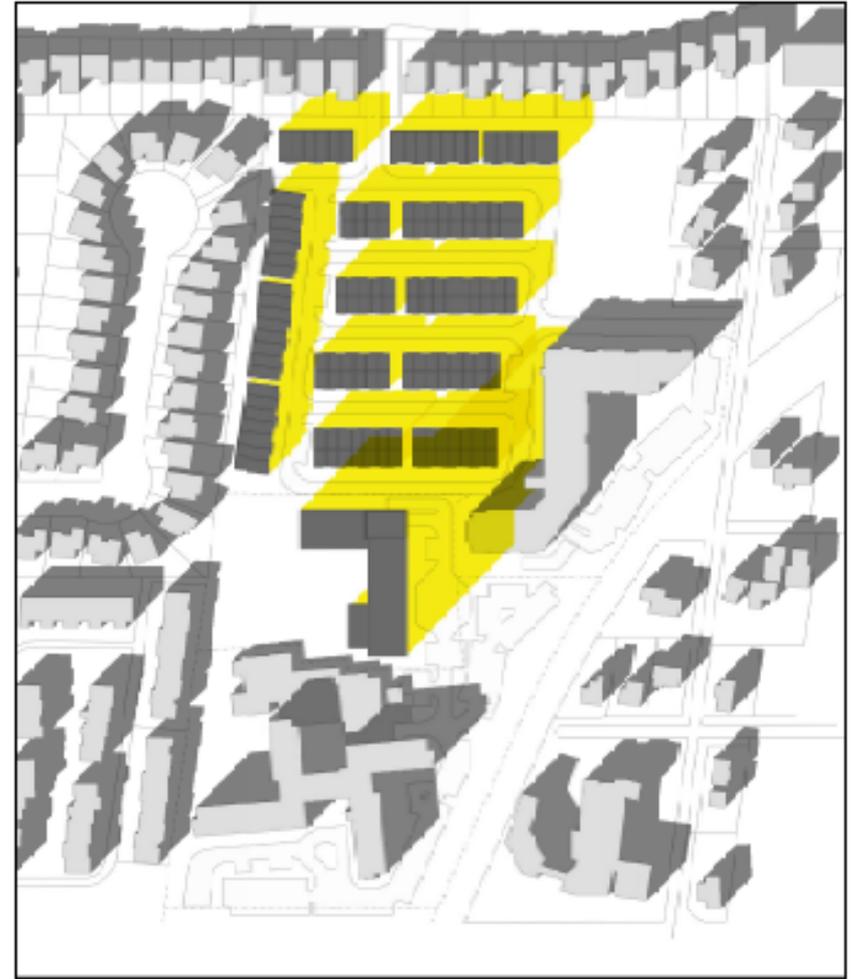
Housing Services



Shadow Impact



DECEMBER 21 EDT - 14:00



DECEMBER 21 EDT - 15:00

Community and Health Services

Housing Services



Shadow Impact



DECEMBER 21 EDT - 12:00



DECEMBER 21 EDT - 13:00

Community and Health Services

Housing Services



What's Next?



Upcoming Key Dates

- Community Liaison Committee- Tuesday, January 23
- Markham Development Services Committee- Monday, January 29
- Markham City Council – Tuesday, February 13



Next Steps in Project

- York Region to Select the Builder – Spring
- Update Meeting to discuss construction details–Summer/Fall
- Construction Activity Start- Summer/Fall



For More Information

On the Website:

www.york.ca/UnionvilleHYI

By Phone:

Access York at 1-888-494-9675



Questions?



Thank You

