

Clause No. 6 in Report No. 7 of Committee of the Whole was adopted, without amendment, by the Council of The Regional Municipality of York at its meeting held on April 17, 2014.

6

2013 DEVELOPMENT APPROVALS SUMMARY

Committee of the Whole recommends adoption of the following recommendation contained in the report dated March 19, 2014 from the Commissioner of Transportation and Community Planning:

1. RECOMMENDATION

It is recommended that this report be received for information.

2. PURPOSE

This report updates Council on the 2013 planning and development applications approved by the Commissioner of Transportation and Community Planning, and the Director of Community Planning under delegated authority.

3. BACKGROUND

The authority to approve routine development applications has been delegated to the Commissioner of Transportation and Community Planning, and the Director of Community Planning

This report highlights the 2013 planning and engineering applications reviewed and approved. Table 1, *Attachment 1* explains the delegated approval authority. Delegated approval authority has been given to the Director of Community Planning to approval local “routine” Official Plan Amendments, “exempt” Official Plan Amendments from Regional approval of minor local significance, issue Regional conditions of approval for plans of subdivision and condominium as well as clearance of plans of subdivision and condominium for registration. The Commissioner of Transportation and Community Planning has been granted delegated approval authority to issue engineering approvals associated with the site plan and subdivision process.

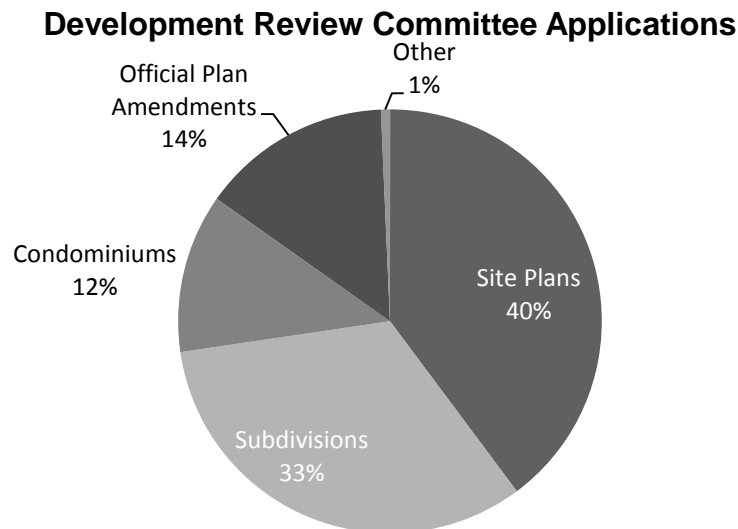
Development charges, collected through the approved applications processed by the Development Review and Development Approvals sections, are an important contribution to the Region's revenue. Furthermore, the advancement of development is a key economic driver for the Regional and local economy.

4. ANALYSIS AND OPTIONS

4.1 PLANNING AND ENGINEERING APPROVALS

The Development Review Committee reviewed 289 new and revised development proposals in 2013, remaining strong over previous years

A Development Review Committee, comprised of Regional staff, meets bi-weekly to discuss all recently submitted proposed development applications and other related matters including trends, changes in legislation and/or process and emerging uses. In total, 289 new and revised planning applications were reviewed by the Committee in 2013, including 115 site plans, 95 plans of subdivision, 21 of which are related to the new community of Seaton in the City of Pickering, 35 plans of condominium, 42 Official Plan Amendments, one application to remove lands from the Parkway Belt West Plan and one Class Environmental Assessment application. The percentage distribution of applications is displayed in the pie chart below.



The Director of Community Planning issued decisions/reported on 27 Official Plan Amendment applications compared to 35 in 2012

The Director of Community Planning rendered decisions/reported on a total of 27 Official Plan Amendment (OPA) applications in 2013 (see Table 1, *Attachment 2*) including review and approval of five “regionally significant” OPAs, 18 “routine” OPAs and four OPAs which were exempted from Regional approval. A list of these applications for the second half of 2013 can be found in Tables 1 and 2, *Attachment 3*. For comparison, in 2012, staff issued decisions and reported on 35 local OPAs.

Comments and conditions of draft plan approval were issued for 79 plans of subdivision and condominium, totalling 12,428 residential units

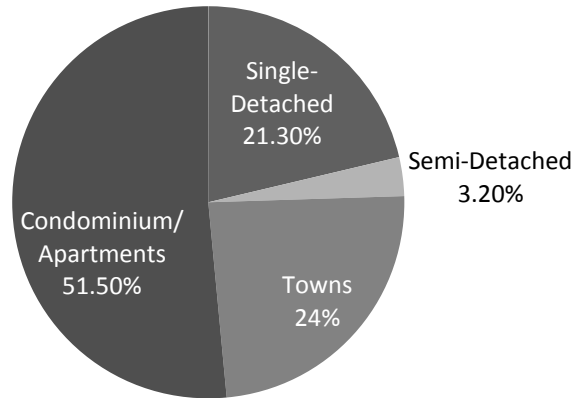
In 2013, staff issued comments and conditions of draft plan approval on a total of 51 plans of subdivision and 28 plans of condominium (see Table 1, *Attachment 2*). The 79 plans comprise a total of 12,428 residential units and 15.53 hectares of industrial/commercial land. A list of these applications for the second half of 2013 can be found in Table 3, *Attachment 3*.

In comparison, in 2012, comments and conditions of draft plan approval were issued on a total of 47 plans, including 30 plans of subdivision and 17 plans of condominium, consisting of 4,574 residential units. The reason for the significant increase in number of units staff issued comments and conditions on is due to the higher number of high-rise applications received, comprising large concentrations of units.

The Region-wide housing mix for 2013 shows an increase in draft approved high-rise condominium/apartment units from 2012 exceeding all ground-related units

Based on planning development approvals and review, the Region-wide housing mix for 2013 shows the annual share of approved apartment units increased from 25.40 per cent (2012) to 51.5 per cent (see Table 2, *Attachment 2*). This is the first time in the Region’s history that the number of apartment units outpaced ground-related approvals and is a significant positive indication towards achieving the Region’s intensification targets. The housing mix is displayed in the pie chart below.

2013 Housing Mix Summary



Clearance letters were issued on plans of subdivision and condominium for 2,135 residential units

Regional staff issue clearance letters to the local municipalities, confirming that the applicant has satisfied the Regional conditions of draft plan approval, permitting plans of subdivision and condominium to proceed to registration. In 2013, Regional staff issued clearances for 26 plans of subdivision and condominium (see Table 1, *Attachment 2*). These 26 plans are comprised of 2,135 residential units and 0.95 hectares of industrial/commercial land. Table 4, *Attachment 3* outlines these applications for the second half of 2013. In comparison, in 2012, staff issued clearance on 73 plans of subdivision and condominium, consisting of 8,803 residential units and 107.44 hectares of industrial/commercial land. The reason for the significant volume of clearances in 2012 can be attributed, in part, to those applicants wishing to avoid the increase in Regional development charges; with a number participating in the pre-paid development charge process.

Regional staff provided Regional Approval on 46 site plans compared to 68 in 2012

The Region provides Regional approval on site plan applications which involve Regional interests. In 2013, Regional staff issued 46 site plan approvals (Table 1, *Attachment 2*). These applications are reviewed by staff with respect to planning and legal considerations arising from the Planning Act, protection of Regional wellheads and other water resources matters, property requirements, travel demand management requirements, transit requirements, intersection and access design, road and servicing design, and development implications to the Regional road system and right-of-way. A list of these approvals over the second half of 2013 can be found in Table 5, *Attachment 3*. In comparison, in 2012, 68 site plans were issued Regional approval.

62 Engineering approvals were issued by the Region compared to 57 in 2012

Regional staff issue engineering approvals to applicants for works proposed as part of subdivision applications or local municipal capital projects, which involve Regional infrastructure or are to be located in the Region's right-of-way. In 2013, Regional staff issued approvals for 62 subdivision-related engineering plans (see Table 1, *Attachment 2*). These plans are comprised of applications that involve both above-ground and below-ground engineering works, including but not limited to, intersection and access improvements, road widening, electrical and signalization, storm, water, and sanitary servicing and connection, property grading and construction access. A list of these approvals over the second half of 2013 can be found in Table 6, of *Attachment 3*. In comparison, in 2012, 57 engineering approvals were issued.

Development trends in 2013 indicate an increase in the number of apartment units proposed and a decrease in the number of Regional clearances

In 2013 the number of new and revised development applications reviewed remained steady. While the number of Regional clearances that were issued on draft plans of subdivision and condominiums decreased, the number of new proposals increased slightly. The decrease in Regional clearances issued can be directly attributed to the development charge pre-payment process instituted in 2012.

Another noteworthy development trend exhibited in 2013 is the increase in number of apartment units within development applications. Historically, Regional comments and conditions of draft plan approval are provided for approximately 1,000 to 1,500 apartment units through plans of subdivision and condominium. In 2013, comments and conditions of draft plan approval were provided for approximately 6,300 apartment units.

4.2 PLANNING AND ENGINEERING ACTIVITIES

In addition to approvals, staff have actively been advancing planning and engineering interests through participation in working groups, Official Plan review, Ontario Municipal Board hearings and implementation programs.

Staff actively participate in Technical Advisory Committees and Project Working Groups

Community Planning Branch staff are actively involved in a number of Regional and local Technical Advisory Committees and Project Working Groups. Staff's commitment and input on these committees is important to ensure Regional interests are identified and

protected early in the planning process. Staff's involvement also helps to facilitate timely and effective co-ordination of future planning approvals.

Currently, Community Planning staff participate on the following working groups and committees:

- Georgina Official Plan Technical Advisory Committee
- Markham Future Urban Area Technical Advisory Committee
- Markham Future Urban Area Steering Committee
- Markham Agricultural Advisory Committee
- Markham Centre Advisory Group
- Markham Cornell Advisory Group
- Yonge/Steeles Area Regional Transportation Study Technical Advisory Committee
- East Gwillimbury Water Conservation Group
- Vaughan Concord GO Centre Secondary Plan Technical Advisory Committee
- Vaughan Metropolitan Centre Implementation Team
- Vaughan Metropolitan Centre and Surrounding Area Transportation Study Working Group
- Vaughan Mills Secondary Plan Technical Advisory Committee
- Vaughan Natural Heritage Study Technical Advisory Committee
- Green Lane Corridor Secondary Plan Technical Advisory Committee
- Newmarket Secondary Plan and Transportation Study Steering Committees

Regional staff continue to participate in local Official Plan Conformity exercises

Regional staff continue to participate in local Official Plan conformity exercises for the Aurora, East Gwillimbury, Georgina, Markham, Richmond Hill and Vaughan Official Plans. The Town of East Gwillimbury Official Plan has been partially approved by the Ontario Municipal Board and the Georgina Official Plan conformity exercise continues with ongoing involvement from Regional staff. Furthermore, Markham Council adopted their new Official Plan while Regional staff remained involved in the Richmond Hill and Vaughan Ontario Municipal Board proceedings on their respective Official Plans.

Community Planning Branch staff continue to support development in the Region's Centres and Corridors

The Region's Centres and Corridors program provides tools and information to match growth and intensification with investments in rapid transit infrastructure. In September 2013, Regional Council endorsed the latest release of the Best Practices for Planning Centres and Corridors discussion paper. This discussion paper represents a compendium of innovative approaches to address the challenges facing development within the Region's Centres and Corridors.

Community Planning Branch staff are actively engaged in supporting development readiness within the Region's Centres and Corridors, including ensuring appropriate Secondary Plans are approved and in place, that infrastructure is planned to support future growth and to undertake ongoing monitoring to measure progress. A full staff report on the status of development and growth in the Region's Centres and Corridors is scheduled for the second quarter of 2014.

Involvement at mediations or hearings associated with the Ontario Municipal Board remained steady in 2013

The Community Planning Branch, specifically the Development Review and Development Approvals sections, have been extensively involved in Ontario Municipal Board planning hearings associated with local Official Plan conformity and related geographically-specific appeals. Many of these appeals have been resolved through mediations. As well, Community Planning has been involved in hearings associated with Official Plan Amendments and development applications such as subdivision, condominium and site plans. Regional interests in these local hearings include transportation capacity and required infrastructure improvements and road-related policy matters on development applications. As the Region continues to receive more policy and development projects associated with intensification within the urban area (eg. Secondary Plans and Key Development Areas), it is expected that there will be a continued increase in the number of appeals to the OMB.

Link to key Council-approved plans

This report is an important measure towards monitoring the Region's performance and our ability to achieve the goals and objectives of the Regional Official Plan (2010), Vision 2051 and the Corporate Strategic Plan. The goals of Vision 2051 that this report assists in monitoring are providing 'Appropriate Housing for all Ages and Stages' as well as creating 'Liveable Cities and Complete Communities'. Specific priority areas of the Corporate Strategic Plan that this report assists in monitoring are 'Focussing Growth along Regional Centres and Corridors', and 'Increasing the Economic Vitality of the Region'.

5. FINANCIAL IMPLICATIONS

Revenue from planning and engineering application fees totalled \$1,669,573 in 2013

Fees were collected in accordance with Regional By-law No. 2010-15 for approvals and plan review within the Community Planning Branch. Table 1, below, indicates the amount of fees received in each quarter of 2013. Fee revenue received in 2013 totalled \$1,669,572. This compares to a total of \$1,509,460 in 2012 (Development Review -

\$418,585 and Development Approvals - \$1,090,875). Revenues can fluctuate from year-to-year given a variety of factors such as the economy, major projects and increases in development charges. Regional staff will be undertaking a review and update to the fee structure to ensure the Development Review and Development Approvals sections are full cost recovery.

Table 1
Fee Revenue for
Development Review and Approvals
Year 2013

	First Quarter	Second Quarter	Third Quarter	Fourth Quarter	2013 Total
Development Review	\$95,300	\$97,260	\$72,120	\$87,860	\$352,540
Development Approvals	95,431	426,374	525,444	269,784	1,317,033
Total	\$190,731	\$523,634	\$597,564	\$357,644	\$1,669,573

6. LOCAL MUNICIPAL IMPACT

This report does not have a direct impact on local municipalities, however Official Plan Amendments, approved or exempted by the Region, establish the over-arching approvals for development that leads to further development approvals at the local level. Conditions of approval and clearances provided by the Region on plans of subdivision, condominium and site plans facilitate related approvals to be issued by the local municipalities. Engineering submissions reviewed and approved support further development and protects Regional interests.

7. CONCLUSION

This report provides a summary of the 2013 planning and engineering development activity Regional staff were engaged in and the applications that have been approved by the Commissioner, Director and Council. These applications include: Regional Official Plan Amendments (ROPAs), local Official Plan Amendments (OPAs), plans of subdivision and condominium, site plans and engineering approvals.

From a development review and approvals perspective, the trends represented within this report indicate an increase in the number of apartment units commented on and an overall

steady number of new and revised development applications reviewed from 2012 to 2013. This is the first time in the Region's history that the number of apartment units outpaced ground-related approvals and is a significant positive indication towards achieving the Region's intensification targets.

In addition, the complexity of projects and development applications reviewed and approved across the Region are increasing. The increase in complexity arises from development moving towards greater intensity and mix of uses as well as the added requirements associated with source water protection, servicing conditions and multiple stages and phases of development. Community Planning's involvement in mediations and negotiations are proving to be successful, resulting in early resolution of issues under appeal while protecting Regional interests.

For more information on this report, please contact John Kazilis, Planner at ext. 71516.

The Senior Management Group has reviewed this report.

Attachments (3)

Delegated Planning and Engineering Approvals and Activity
Table 1

Delegated Authority to the Director of Community Planning	
Local "Routine" Official Plan Amendments	These are minor applications with no outstanding Regional or local issues that the Director of Community Planning has been authorized by Council to approve.
Local "Exempt" Official Plan Amendments	These are minor applications with no Regional issues, which the Director of Community Planning exempts from the Regional approval process, thereby allowing the local municipality to make a decision on the application.
Conditions of Approval for Plans Subdivisions and Condominiums	As a commenting agency, the Region provides a letter to the local municipality outlining Regional requirements/conditions of draft plan approval including transit, water and wastewater, roads, water resources, public health, financial and planning conditions.
Final Approval for Plans of Subdivision and Condominiums	As a commenting agency, the Region provides a letter to the local municipality outlining how each Regional condition of draft plan approval has been satisfied.
Delegated Authority to the Commissioner of Transportation and Community Planning	
Regional Site Plan Approvals	The Region provides Regional conditions of site plan approval on applications of Regional interest, and when necessary, enters into Site Plan agreements with respect to these applications. These conditions include, but are not limited to, land requirements, water and wastewater matters, transportation matters, water resources matters, public health matters, planning matters, roads and access improvements, and financial requirements.
Regional Engineering Approvals	The Region provides engineering approvals for works proposed in the Region's right-of-way as part of the Development applications and Local Municipal capital projects. These approvals are required to be in place before subdivision clearance can be issued by the Region.

2013 Year End Summary**Table 1**

Total Planning Applications Reviewed in 2013

Application Type	First Quarter	Second Quarter	Third Quarter	Fourth Quarter	2013 Total
ROPA or Regionally Significant LOPA	5	0	0	0	5
Routine Local OPA	5	5	2	6	18
Exempt OPA	1	2	1	0	4
Regional Comments/ Conditions					
Subdivision	15	12	13	11	50
Condominium	9	8	8	3	28
Regional Clearance/ Final Approval					
Subdivision	4	3	4	8	19
Condominium	3	1	0	3	7
Regional Site Plan Approvals					
Site Plans	37	33	26	51	147

2013 Year End Summary**Table 2**Residential Mix and Total of Units
Proposed Plans of Subdivision/Condominium in 2013*

Quarter	Percentage Housing Mix (%)				Unit Total
	Detached	Semi-Detached	Towns	Apartments	
1	1008.5 (37.71%)	78 (19.50%)	867 (28.92%)	3108 (48.90%)	5061.5 (100%)
2	261.5 (9.78%)	124 (31.00%)	183 (6.10%)	794 (12.49%)	1362.5 (100%)
3	362.5 (13.55%)	116 (29.00%)	500 (16.68%)	1124 (17.68%)	2102.5 (100%)
4	1042 (38.96%)	82 (20.50%)	1448 (48.30%)	1330 (20.93%)	3902 (100%)
2013 Total	2674.5 (21.30%)	400 (3.20%)	2998 (24%)	6356 (51.5%)	12428.5 (100%)
2012 Total	2,270.5 (49.47%)	194.5 (4.24%)	959 (20.89%)	1,166 (25.40%)	4,590 (100%)

* Conditions provided to local municipalities, being the approval authority

Third and Fourth Quarter 2013 Summary
July 1, 2013 to December 31, 2013
(Includes Tables 1-6 as follows:)

Table 1 of 6
Routine Official Plan Amendments
Approved by the Director of Community Planning

Municipality/ Amend. #	Land Use Change	Owner	Location	Total Res. Units	Comment /Status
Aurora OPA 4	To permit the development of a one-storey multi-unit retail plaza with a gross floor area of 1,255 sq. m.	Perwick Investments Limited	Northeast corner of John West Way and Wellington	N/A	Approved November 26, 2013
Georgina OPA 123	To Redesignate from 'Redevelopment Opportunity Area 1' to 'Residential Area' to permit the development of 24 townhouses	Briarwood Estates Jackson's Point	821 Lake Drive East and 1984 Metro Road north	24	Approved September 11, 2013
Georgina OPA 124	To redesignate from 'Rural Commercial Area' and 'Rural Area' to 'Rural Industrial' to permit existing industrial use	445158 Ontario Inc.	2 Ellisview Road	0	Approved September 4, 2013
Markham OPA 206	To permit 25 three-storey townhouses	Briarwood Homes (Markham) Limited	2 Havelock Gate	25	Approved November 1, 2013
Markham OPA 207	To permit a mixed-use commercial/office complex of approximately 182,080 sq.m.	Liberty Development Corporation (2145312 Ontario Inc.)	1 Steelcase Road	0	Appealed December 19, 2013
Markham OPA 209	To permit the adaptive reuse of an existing vacation one-storey office building for the purposes of a real estate office	8 Steelcase Holding Corp	8 Steelcase Road	0	Approved July 3, 2013
Vaughan OPA 741	Delegates the site plan approval authority to the Commissioner of	City of Vaughan	City wide	0	Approved December 10, 2013

Municipality/ Amend. #	Land Use Change	Owner	Location	Total Res. Units	Comment /Status
	Planning or designate				
Vaughan OPA 742	Exempts specific classes of development from the requirement to hold a pre-application meeting	City of Vaughan	City wide	0	Approved December 10, 2013
Whitchurch- Stouffville OPA 134	To reduce the permitted lot sizes on the subject lands from 0.5 hectares to 0.2 hectares to facilitate the development of 19 single-detached dwellings	Geranium Lakeshore	5342, 5376 & 5410 Lakeshore Road	0	Approved December 10, 2013

Third and Fourth Quarter 2013 Summary
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Table 2 of 6
Official Plan Amendments Exempted from Regional Approval
by the Director of Community Planning

Municipality/ Amend. #	Land Use Change	Owner	Location	Total Res. Units	Comment /Status
Vaughan OP.13.008	To permit open storage in certain areas on the subject properties, which are designated 'Prestige Area'	Tanasons Holding Limited	30 and 70 Aviva Park Drive	0	Exempted September 6, 2013

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Table 3 of 6
Proposed Plans of Subdivision and Condominium
Regionally Commented on

Municipality	Application #	Location	Total Units	Industrial/ Commercial (Ha)
East Gwillimbury	19T-09E03	South side of Doane Road between 2 nd Concession and Leslie Street	142	0
Georgina	19T-95085	North of Baseline Rd., west of Dalton Rd.	256	3.36
Georgina	19T-10G02	South side of Joe Dales Drive, north of Ravenshoe Rd.	171	0
Georgina	19T-13G01	North of Glenwoods Ave., between Leslie St. and Woodbine Ave.	110	0
King	19T-12K01	North side of King Rd., west of Highway 27	234	0
King	19T-13K02	East of Keel Street, north of King Rd.	39	0
King	19T-13K03	East of Keele Street, north of King Rd.	34	0
Markham	19T-02M12	South of Major Mackenzie Drive, east of McCowan Rd.	320	0
Markham	19T-12M07	South of 14 th Ave., east of 9 th Line	15	0
Markham	19T-13M03	South of Major Mackenzie Drive, west of 9 th Line	9.5	0
Markham	19CDM-13M03	83 Old Kennedy Rd.	0	0
Markham	19CDM-13M04	8323 Kennedy Rd.	253	0
Newmarket	19CDM-13N01	East of Leslie Street, north of Mulock Drive	0	1.27

Municipality	Application #	Location	Total Units	Industrial/ Commercial (Ha)
Newmarket	19T-13N22	West of Yonge Street, north side of David Drive	728	0
Richmond Hill	19T-10R01	123 Hillview Drive	531	0
Richmond Hill	19T-11R07	8B Toscanini Rd.	4	0
Richmond Hill	19T-12R06	South side of Duncan Rd, east of Silk Court	15	0
Richmond Hill	19T-12R10	91 Snively Street	5	0
Richmond Hill	19T-13R01	East of Bathurst Street, north of King Rd.	8	0
Vaughan	19T-12V02	Northwest quadrant of Major Mackenzie Drive and Weston Rd.	383	0
Vaughan	19T-12V07	North of Highway 7, west side of Millway Ave.	0	1.92
Vaughan	19T-12V11	North of Major Mackenzie Drive, east of Keele Street	1018	0
Vaughan	19T-13V02	West side of Bathurst Street, south of Rutherford Rd.	149	0
Vaughan	19CDM-13V03	9130 Bathurst Street	224	0
Vaughan	19T-13V04	East of Thomas Cook Ave., north of Marc Santi Boulevard	110	0
Vaughan	19CDM-13V04	West of Bathurst Street, north of Centre Street	499	0

Municipality	Application #	Location	Total Units	Industrial/ Commercial (Ha)
Vaughan	19T-13V05	West of Thomas Cook Ave., north of Marc Santi Boulevard	96	0
Vaughan	19CDM-13V05	2396 Major Mackenzie Drive	97	0.103
Vaughan	19CDM-13V06	9255 Jane Street	236	0
Vaughan	19CDM-13V07	12 & 24 Woodstream Boulevard	172	0
Vaughan	19CDM-13V08	East side of Jane Street, north of Rutherford Rd.	95	0
Vaughan	19CDM-13V09	7608 Yonge Street	0	0
Vaughan	19CDM-13V10	7608 Yonge Street	212	0
Whitchurch-Stouffville	19T-13W01	East of Highway 48, north of Main Street	161.5	0
TOTAL	34		6,003	6.75

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Table 4 of 6
Clearances Sent/Final Plan Approval
Plans of Subdivision/Condominium

Municipality	Application #	Location	Total Units	Industrial/ Commercial (Ha)
Georgina	19T-95082	South of Morton Rd., East of the Queensway South	21	0

Municipality	Application #	Location	Total Units	Industrial/ Commercial (Ha)
Georgina	19T-95084	South of Morton Rd., East of the Queensway South	21	0
Georgina	19T-06G01	South of Morton Rd., East of the Queensway South	17	0
Markham	19T-07M03	Southeast corner of Warden and Highway 7	0	0
Markham	19T-10M03	9451 Kennedy Rd. and 4672 16 th Ave.	675	0
Markham	19T-11M03	304 & 312 Helen Ave.	38	0
Markham	19CDM-12M04	Northwest corner of Highway 48 & Main Street	215	0.076
Markham	19CDM-13M02		0	0
Richmond Hill	19T-09R05	East of Bathurst Street, south of Rutherford Rd.	6	0
Richmond Hill	19T-10R04	371-523 Elgin Mills Rd. West	59	0
Richmond Hill	19CDM-13R01	Northeast quadrant of Rockwell Rd. and Highway 7 east	440	0
Vaughan	19T-02V10	North of Rutherford Rd., west of Dufferin Street	11	0
Vaughan	19T-12V01	Northeast corner of Pleasant Ridge Ave. and Apple Blossom Drive	38	0
Whitchurch-Stouffville	19T-11W01	West side of Highway 48 between Aurora Rd. and Vandorf Rd.	24	0
TOTAL	14		1,565	0.076

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Table 5 of 6
Regional Site Plan Approvals

Municipality	Application #	Location	Description of Works	Total # of Submissions Reviewed	Approval Date
Aurora	SP-A-001-13	1540 Wellington St & 15255 Leslie Street	Development of a gas bar and commercial plaza	4	October 22, 2013
Georgina	SP-G-004-12	3856 Baseline Road	Telecommunications Tower	2	October 29, 2013
King	SP-K-003-12	17045 Highway 27	Development of a one storey rear addition	9	July 9, 2013
King	SP-K-007-12	Northwest corner of Dufferin Street and King Road	Development of a commercial/shopping centre	5	October 21, 2013
King	SP-K-003-13	19540 Bathurst Street	Development of development of a private school	6	November 12, 2013
King	SP-K-001-13	12800 Highway 27	Development of a Sales Trailer	2	November 21, 2013
Markham	SP-M-010-13	170 Enterprise Blvd - Between Birchmount and Market Drive	Proposed development of a retail precinct	4	September 5, 2013
Markham	SP-M-018-13	Northwest corner of Frontage Street and Birchmount Road	Development of a 12 storey office building	1	October 15, 2013
Markham	SP-M-027-11	4002 and 4022 Highway 7 East	181 dwellings + 50 townhomes + single detached	1	December 20, 2013
Richmond Hill	SP-R-009-10	273 16th Avenue	Redevelopment of an existing single detached home into a school	3	July 19, 2013

Municipality	Application #	Location	Description of Works	Total # of Submissions Reviewed	Approval Date
Richmond Hill	SP-R-016-12	Southwest corner of Yonge Street and Silver Maple Road	Development of a commercial plaza	11	August 8, 2013
Vaughan	SP-V-017-11	3000 Major Mackenzie Drive	Redevelopment of an existing gas station	7	July 4, 2013
Vaughan	SP-V-001-12	Northeast corner of Weston Road and Canada Drive	Development of a Commercial building	4	August 15, 2013
Vaughan	SP-V-019-13	South of King-Vaughan Road, West of Bathurst Street	South of King-Vaughan Road, West of Bathurst Street	2	October 7, 2013
Vaughan	SP-V-027-12	2267 Highway 7	Redevelopment of an existing building into an A & W Restaurant	6	October 16, 2013
Vaughan	SP-V-057-06	Northeast corner of Steeles Avenue West and Dufferin Street	Development of a 6 storey retirement home	8	October 24, 2012
Vaughan	SP-V-004-10	South of Rutherford Road, on the Westside of Jane Street	Proposed Sanitary sewer connection	1	November 13, 2013
Vaughan	SP-V-014-13	561 Rodinea Road	development of a one storey industrial building	5	December 17, 2013
TOTAL	18			81	

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Table 6 of 6
Regional Engineering Approvals

Municipality	Application #	Location	Total # of Submissions	Approval Date
Aurora	13.003.A	Northeast corner of St. Johns Sideroad and Bayview Avenue	14	July 25 2013
Aurora	11.003.A	Leslie Street - North of Bloomington Road - Adjacent to Bovair Trail	7	August 29 2013
Aurora	12.005.A	14726 Bayview Avenue, South of Stone Road	5	September 6 2013
Aurora	13.002.A	Southwest corner of St. Johns Sideroad and Leslie Street	5	November 25, 2013
Georgina	12.001.G	North side of Baseline Road, West of Dalton Rd	4	September 9, 2013
East Gwillimbury	13.011.E	Located municipally between Yonge Street & Holland Landing Road, West of Yonge Street	2	October 16, 2013
East Gwillimbury	13.009.E	Located municipally between Yonge Street & Holland Landing Road, West of Yonge Street	2	October 16, 2013
East Gwillimbury	13.006.E	Westside of Leslie Street - opposite of Colonel Wayling Blvd.	3	October 28, 2013
East Gwillimbury	13.012.E	19065 Holland Landing Road	1	November 29, 2013
King	09.003.K	Southwest corner of King Road and Keele Street	13	July 30, 2013
King	12.002.K	Intersection of Highway 27 and Ellis Avenue	5	October 23, 2013

Municipality	Application #	Location	Total # of Submissions	Approval Date
Markham	04.010.M	Intersection of Highway 48 and 16th Avenue	10	July 15, 2013
Markham	12.005.M	Highway 7-Southside - Between Verdale Crossing and Uptown Drive	4	July 16, 2013
Markham	13.005.M	West of Verdale Crossing & Highway 7	1	August 6, 2013
Markham	12.004.M	Northeast corner of Kennedy Road and 16th Avenue	8	August 7, 2013
Markham	11.003.M	Southwest corner of Major Mack and McCowan	11	October 21, 2013
Richmond Hill	12.005.R	Extension of Marbrook Street - Southwest corner of Elgin Mills Road West and Regent Street	4	July 11, 2013
Richmond Hill	13.007.R	Eastside of Bayview Avenue, South of Elgin Mills Road East	3	October 1, 2013
Richmond Hill	13.008.R	11570 Yonge Street, North of Gamble Road	2	October 4, 2013
Richmond Hill	12.007.R	Southeast corner of Bathurst Street and Lowther Avenue	6	October 21, 2013
Vaughan	13.007.V	Adjacent to Cooks Mills Cres and Rutherford Rd.	1	July 3, 2013
TOTAL	21		111	