

# WELCOME

# UNIONVILLE HOME SOCIETY REDEVELOPMENT

Community Liaison Committee Meeting

July 11, 2023



minto  
Communities



# Agenda

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- **Introduction**
- **Site Plan Development Status**
  - Master Site Plan
- **Construction Update**
  - York Region Campus
  - Community Hub Update
  - Minto Site Plan and Product Update
  - Park Update
  - Demolition
- **Communication**
  - CLC Meeting Schedule
  - Construction Notices
- **Campus Schedule**
- **Questions and Comments**
- **Adjournment**

# SITE PLAN DEVELOPMENT STATUS

# Master Site Plan



## Phase 1: UHS Parcel

- Construction complete

## Phase 2: York Region Parcel

- Building is fully leased and will be 95% occupied in Fall 2023

## Phase 3: Minto Parcel

- Minto closed on UHS lands in June
- Preparing for 3<sup>rd</sup> SPA submission in early August
- Demolition of existing bungalows commenced on July 7<sup>th</sup>

# CONSTRUCTION UPDATE

# York Region Building

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- Partial Occupancy (floors 1-3) was obtained in February 2023
- Heritage Village tenant move-in commenced and completed in March 2023
- Occupancy for the remainder of the building (floors 4-12) obtained in June 2023
- Building is 100% leased
- Fall 2023 building will be 95% occupied

# York Region Building

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- Planting improvements adjacent to Wyndham Gardens are complete

# Seniors Hub and Community Centre

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## Purpose:

- Provide seniors-focused services and programs for residents of Unionville Commons and surrounding Markham community
- Promote an inclusive, healthy and resilient community

## Upcoming Next Steps:

- Conclude public procurement process for Lead Agency
- Engage community for feedback to update needs assessment
- Plan programs and services based on community input
- Design and construct the hub and community centre

## Contact information:

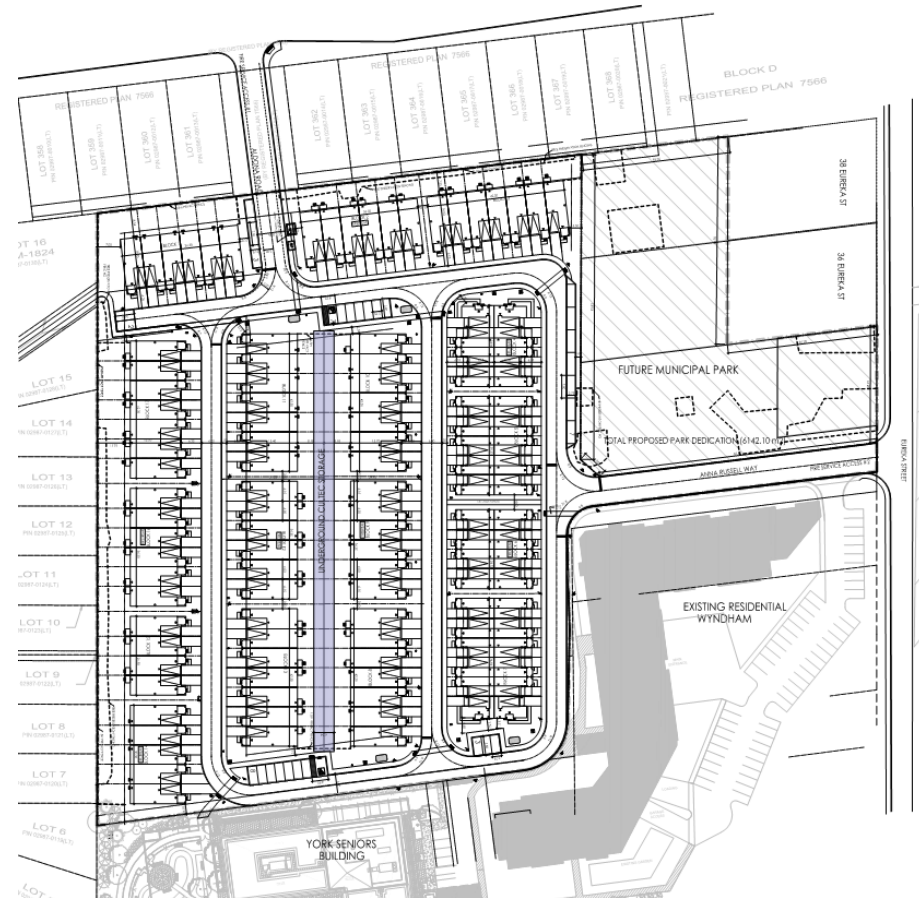
- [communityhubs@york.ca](mailto:communityhubs@york.ca)



# Minto Site Plan – General Update

## Site Plan Highlights

- Minto closed on UHS lands June 19<sup>th</sup> and is now the owner of the Heritage Village lands and Anna Russell Parkette
- Currently working with consultants on preparing plans and drawings for an upcoming 3<sup>rd</sup> site plan submission in early August



# Park Update

- Minto is preparing to close on the rear yards of 36 and 38 Eureka Street and the entire 34 Eureka Street in the coming weeks (in red in the image)
- These lands have been successfully severed and rezoned to Open Space 1 designation (OS1)
- Minto plans to convey these lands to the City of Markham



# Demolition Schedule

- Abatement work inside bungalows commenced May 29<sup>th</sup>
- Demolition of above-grade structures started July 7<sup>th</sup>; expected to take 3-4 weeks to complete
- Demolition and removal of below-grade structures and services to commence early August; expected to take 6-8 weeks to complete



# COMMUNICATIONS

# CLC Meeting Schedule

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- Below is the projected schedule for CLC Meetings moving forward. The group will aim to meet quarterly with meetings held virtually, as needed.

CLC Meetings
Q4 2023 – October
Q1 2024 – January
Q2 2024 – April

# Construction Notice – Minto

## MINTO CONSTRUCTION NOTICE

### ANTICIPATED START DATE:

- Week of May 15, 2023

### CONSTRUCTION INFORMATION:

Demolition of the Heritage Village buildings (92 units across 8 buildings and 1 community centre building) will commence the week of May 15, 2023.

Works will start with the abatement of any designated substances located within the buildings followed by demolition and removal of the structures and services located on site.

Construction access for demolition will be along Anna Russell Way via Eureka Street.

Demolition fencing will be erected along perimeter of site for safety in advance of construction work.

For any concerns, please contact:

- Mitchell Robins, [mrobins@minto.com](mailto:mrobins@minto.com) or (416) 409-3902



May 9, 2023

## MINTO CONSTRUCTION NOTICE

Figure 1 – Construction Route/Access



May 9, 2023

# SCHEDULE

# Overall Campus Schedule

Item	Estimated Timeline
UHS Parking Lot Improvements	Completed Q4 2020
York Region Building Construction	January 2020 – Mid 2023
York Region Building – First Occupancy	Q1 2023
York Region Building – Full Occupancy	End of 2023
Minto Site Plan Approval	Q4 2023
Minto Demolition Start	July 2023
Minto Servicing Start	Q4 2023



# QUESTIONS/COMMENTS