

Toronto

January 19, 2021

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**COMMUNICATION – C6
Council – January 26, 2021
Committee of the Whole (Public Hearing)
Report No. 2, Item 5**

Dear Chair and Members of Committee:

**Public Meeting - January 19, 2021 Item 3.5
Files: OP.20.011 and Z.20.026**

We act on behalf of 72 Steeles Holdings Limited and 7040 Yonge Holdings Limited (collectively referred to as “**Humbold Properties**”).

Humbold Properties owns the properties located at 72 Steeles Avenue West and 7040/7054 Yonge Street. The Humbold lands abut the 7080 Yonge Street properties, which are the subject of these applications, and north-east of the Humbold lands.

By virtue of their direct physical relationship, our clients have a clear interest in the applications that are the subject of these applications. We note that our clients are also appellants to the City of Vaughan Official Plan as it relates to the proposed Yonge-Steeles Corridor Secondary Plan, and are active members in good standing of the Yonge Steeles Landowners Group Inc.

On November 23, 2020, our clients filed with the City of Vaughan applications to amend the official plan and zoning by-law on their properties, along with an application for draft plan of subdivision, which propose a high density, mixed use development.

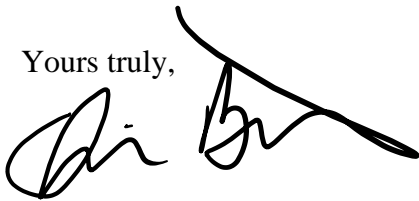
Our clients have met with the applicants, and will continue to discuss with them matters of mutual interest that will ensure that our site are planned comprehensively.

Among the issues that will need to be addressed to ensure comprehensive planning are ensuring the proposed development provides:

1. for the co-ordination and cost-sharing with abutting lands, including but not limited to co-ordination of infrastructure and community facilities;
2. for adequate separation of towers; and
3. sufficient land for the extension of Royal Palm drive.

Our clients will continue to monitor the progress of these applications, and ask that staff and Council take these matters into consideration in the ongoing review of these applications.

Yours truly,

A handwritten signature in black ink, appearing to read 'Chris Barnett', with a long, sweeping horizontal stroke extending to the right.

Chris Barnett
Partner

CB:s

c: Humboldt Properties Limited