



DEVELOPMENT & INFRASTRUCTURE SERVICES/PLANNING & BUILDING SERVICES  
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February 11, 2014

**DEVELOPMENT & INFRASTRUCTURE SERVICES/PLANNING & BUILDING SERVICES  
REPORT 2014-05**

TO: Committee of the Whole  
SUBJECT: Secondary Plan and Corridor Streetscape Study Budgets  
ORIGIN: Planning and Building Services

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**RECOMMENDATIONS**

**THAT Development & Infrastructure Services/Planning & Building Services Report 2014-05 dated February 11, 2014 regarding the Secondary Plan and Corridor Streetscape Study Budgets be received and the following recommendation(s) be adopted:**

- 1. THAT Finance transfer \$100,000 from the 2013 Community Improvement Plan for Urban Centers and Brownfield Developments Budget to a new budget for the Corridor Streetscape Master Plan.**
- 2. AND that Finance transfer \$50,000 from the 2013 Community Improvement Plan for Urban Centers and Brownfield Developments Budget into the existing Secondary Plan Study Budget.**

**COMMENTS**

**Secondary Plan**

The Secondary Plan is nearing completion, with staff currently reviewing and, where appropriate, making changes to the Plan in response to comments raised at the Statutory Public Meeting and the Council workshop held on February 10<sup>th</sup>. As a result of the number and nature of the comments received and the analysis required to consider their impacts and appropriateness, together with additional necessary detailed work related to the draft Active Transportation Network, additional budget is required to complete the study. In addition, further refinement of the Secondary Plan boundaries and proposed heights and densities and their implications on population, jobs, and transportation requirements has also required additional time of the Town's consultants.

The requested additional budget is anticipated to be sufficient to complete the Secondary Plan and includes a contingency amount to address other issues that may arise beyond the anticipated work plan.

**Corridor Streetscape Study**

Staff has been in discussions with York Region staff regarding a master plan design study for sections of Davis Drive and Yonge Street that are outside of the Viva rapidway (i.e. Davis Drive west of Yonge Street and east of Patterson Street, and Yonge Street south of Savage Road and north of Davis Drive).

The master plan will ensure that a coordinated urban streetscape vision is achieved for these sections of Yonge Street and Davis Drive, building on the foundation established by the rapid transit streetscape design within the urban centres. The study will include a streetscape master plan vision, development of tools and corresponding implementation strategies. Key deliverables of the master plan will be to:

- Develop a bold, environmentally-progressive, and achievable Streetscape Master Plan;
- Set a vision and approach that supports and advances the implementation of the planning and urban design visions for these areas, consistent with approved and on-going local and Regional studies, taking into consideration the design standards;
- Establish a strong “gateway” at the entrances to the Town;
- Develop an Implementation and Phasing Strategy including preliminary cost estimates for the purposes of preparing Regional and Municipal Capital budgets.

The streetscape master plan will address and take into consideration matters such as:

- Architectural and Streetscape Design Interface
- Screening and Signage
- Transit Stops & Co-ordinated Street Furniture
- Outdoor Spaces and Public Art
- Environmentally-Progressive Design
- Street Trees/Plant Palette
- Paving design
- Wayfinding
- Barrier-Free Access
- Pedestrian Linkages
- Bicycle Paths and Facilities
- Crosswalks
- Safety
- Road Design
- Lighting
- Implementation and Phasing Strategy/Maintenance Costs

It is expected that the Town and Region will participate equally in the funding of this study, which is expected to cost approximately \$200,000.00. Therefore, the Town’s cost is expected to be \$100,000.00. Regional staff has advised that the Region has 2014 budget funding to cost share for their portion.

## **BUSINESS PLAN AND STRATEGIC PLAN LINKAGES**

The Secondary Plan and Active Transportation Network Plan have the following links to the Strategic Plan:

*Well-balanced* – encouraging a sense of community through an appropriate mix of land uses and amenities;

*Well-equipped and managed* – ideal mix of residential, commercial, industrial and institutional land uses;

*Well-planned and connected* – strategic growth; long-term strategy matched with a short-term action plan; improved inter-connectivity; walking and biking trails, paths and lanes;

*Living well* – traffic and growth management strategies

## CONSULTATION

No public consultation was required for this report.

## HUMAN RESOURCE CONSIDERATIONS

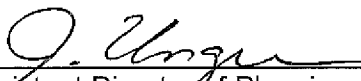
Not applicable to this report.

## BUDGET IMPACT

The 2013 Budget included \$250,000 for the Community Improvement Plan for Urban Centers and Brownfield Developments Study (CIP). Due to timing of priorities staff now anticipates the CIP will not be initiated until 2015 at the earliest, and as a result staff has carried over the budget for 2014. At this time staff recommends transferring \$100,000 into a new Corridor Streetscape Master Plan Study Budget and \$50,000 to the existing Secondary Plan Study from the CIP budget thereby leaving a CIP budget of \$100,000 for 2014. In 2015 staff will request additional budget of \$150,000 to complete the CIP.

## CONTACT

For more information on this report, contact R. Nethery, Director, Planning & Building Services, ext. 2451, ([rnethery@newmarket.ca](mailto:rnethery@newmarket.ca)), or L. Ellis, Business Performance Coordinator, ext. 2515.

  
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