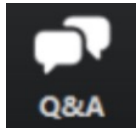

Welcome:

Richmond Hill Centre Secondary Plan Study: Public Open House #3

While we are waiting for everyone to join the webinar, take a moment to familiarize yourself with Zoom. For technical support, feel free to use the chat or Q+A function.

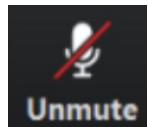
Locate these icons at the bottom of your screen:



Q&A button. Use this button to open a pop-out window where you can type in your questions and view answered questions.



Raise Hand button. Use this button to raise your hand to share a comment or question verbally.



Mute/Unmute audio button. Please mute yourself when not speaking, and use this button to unmute when it is your turn to ask a question verbally.

Welcome:

Richmond Hill Centre Secondary Plan Study: Public Open House #3

Agenda

6:30 Introductions

6:35 Opening Remarks from Acting Mayor DiPaola

6:40 Project Presentation

7:20 Q and A

7:55 Wrap up and next steps

Note that today's meeting will be recorded to ensure accurate record keeping, but will not be shared on the internet or outside of the project team.



Richmond Hill Centre Secondary Plan Study

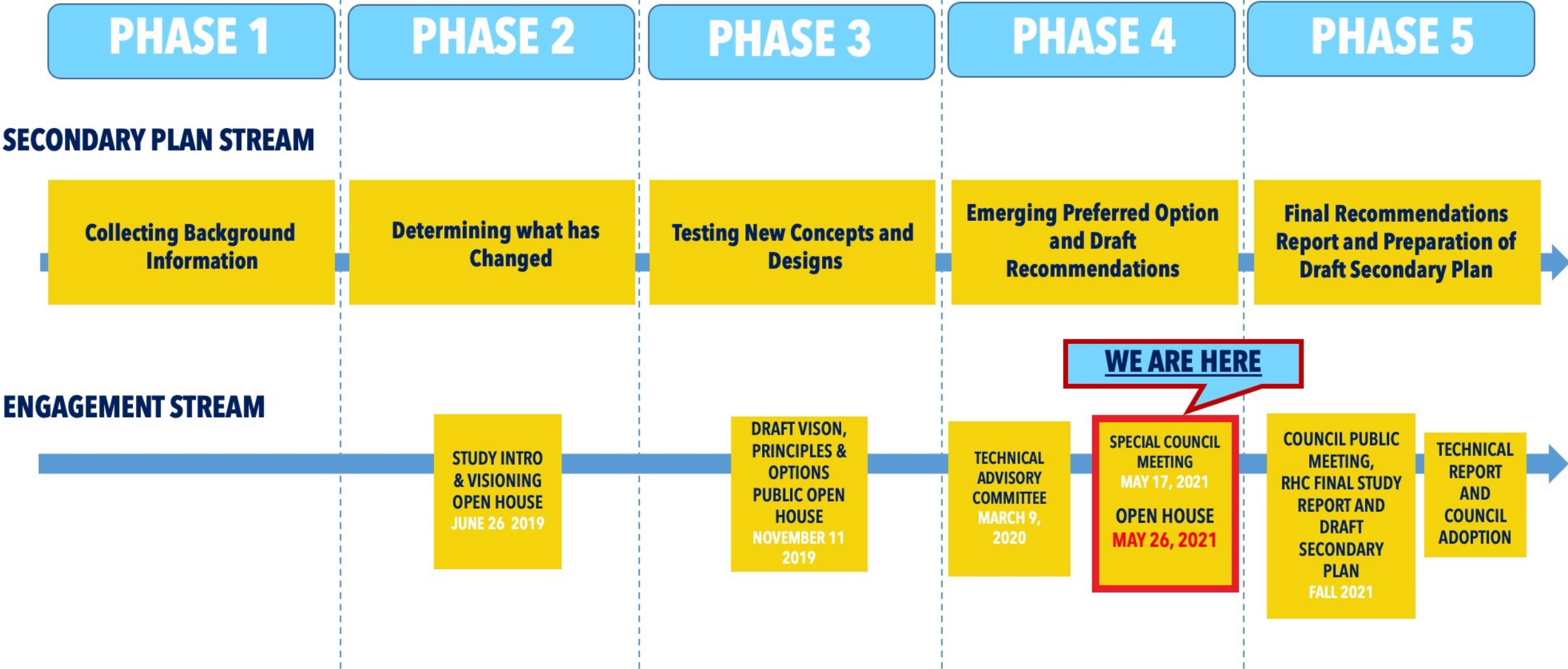
Public Open House #3
May 26, 2021

Presentation Outline

- 1 Process to Date
- 2 What We Heard
- 3 Vision and Principles
- 4 Richmond Hill Centre Planning Framework

Note that today's meeting will be recorded to ensure accurate record keeping, but will not be shared on the internet or outside of the project team.

Richmond Hill Secondary Plan Study Process

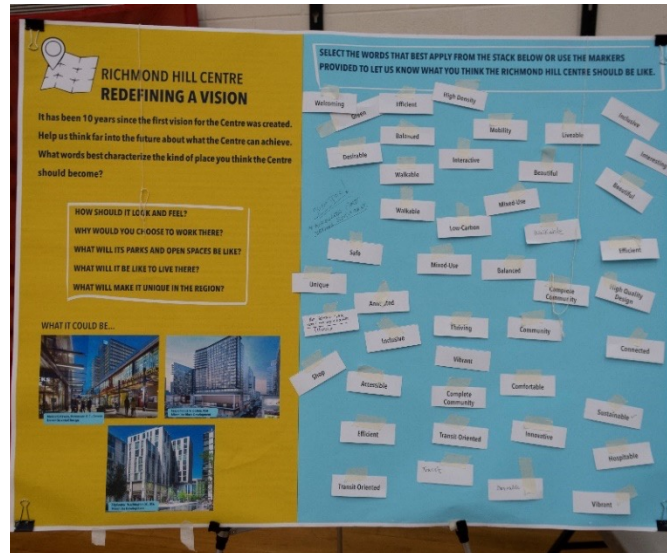


Public Open House #1 – June 26, 2019

Open House participants were engaged in a discussion about how Richmond Hill Centre can develop over time. They provided a wide range of opinions and identified priorities on a variety of topics.

What we heard:

- This is a once in a lifetime opportunity to plan for something bold.
- This place is more than a transit hub, it needs to be a complete community.
- The community needs adequate and well-integrated parks and open space
- The station should be completely integrated into development.
- Realizing Richmond Hill Centre’s potential will require partnerships, creative problem solving and new ways of doing things.

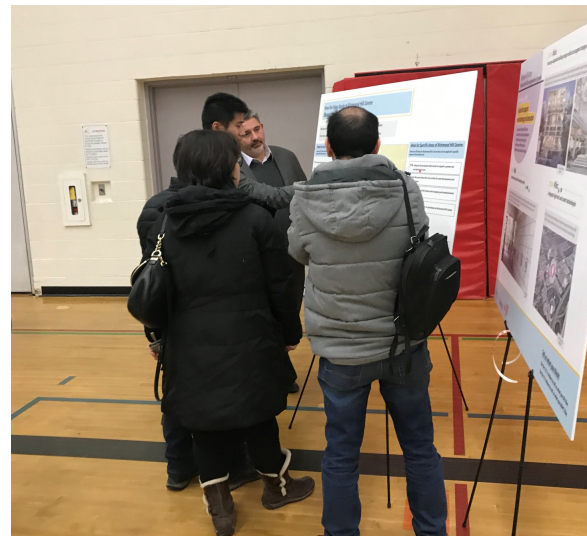


Public Open House #2 – November 11, 2019

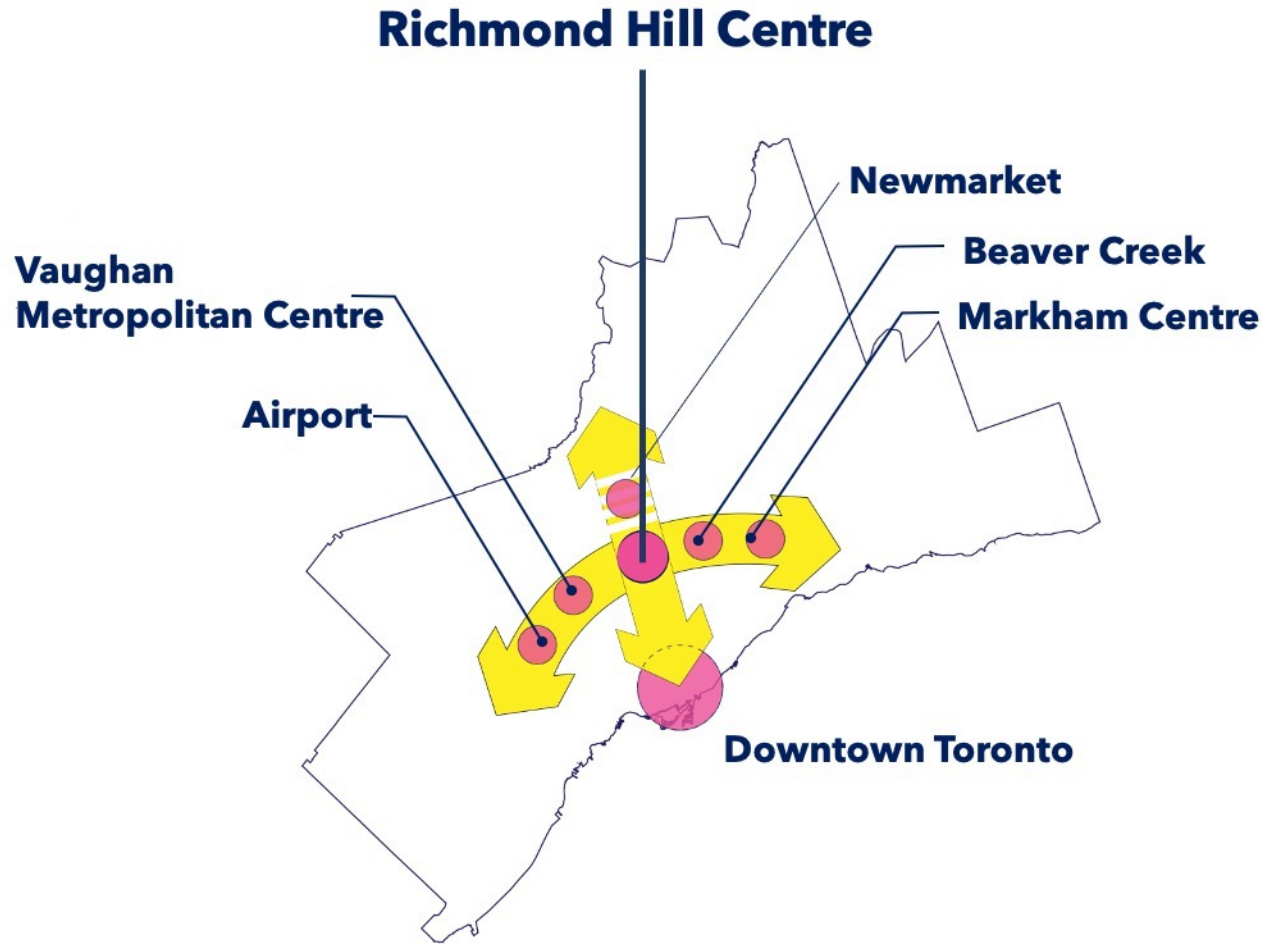
The project team shared a Draft Vision and Principles that were developed to guide the planning of Richmond Hill Centre, as well as some draft Key Ideas to guide the development of the plan.

What we heard:

- Height and density need to be carefully considered and managed, particularly in areas close to existing residential neighbourhoods.
- The design of the community should minimize traffic impacts on the community.
- Increased walkability was widely supported, including a smaller connected network of streets in the Centre and improved cycling and walking infrastructure.
- Other popular ideas from the open house included:
 - Transforming the storm pond into an asset for both the community and environment
 - Activate RHC with shopping and entertainment uses; and
 - Support people of all ages and stages in life



The Vision



A new transit-oriented urban community and employment hub at the geographic centre of the Greater Golden Horseshoe.

At the heart of major employment and residential growth areas, Richmond Hill Centre will be a walkable, lively urban place that is a magnet for business, a leader in innovation and a key destination in the GTA.

Development Principles

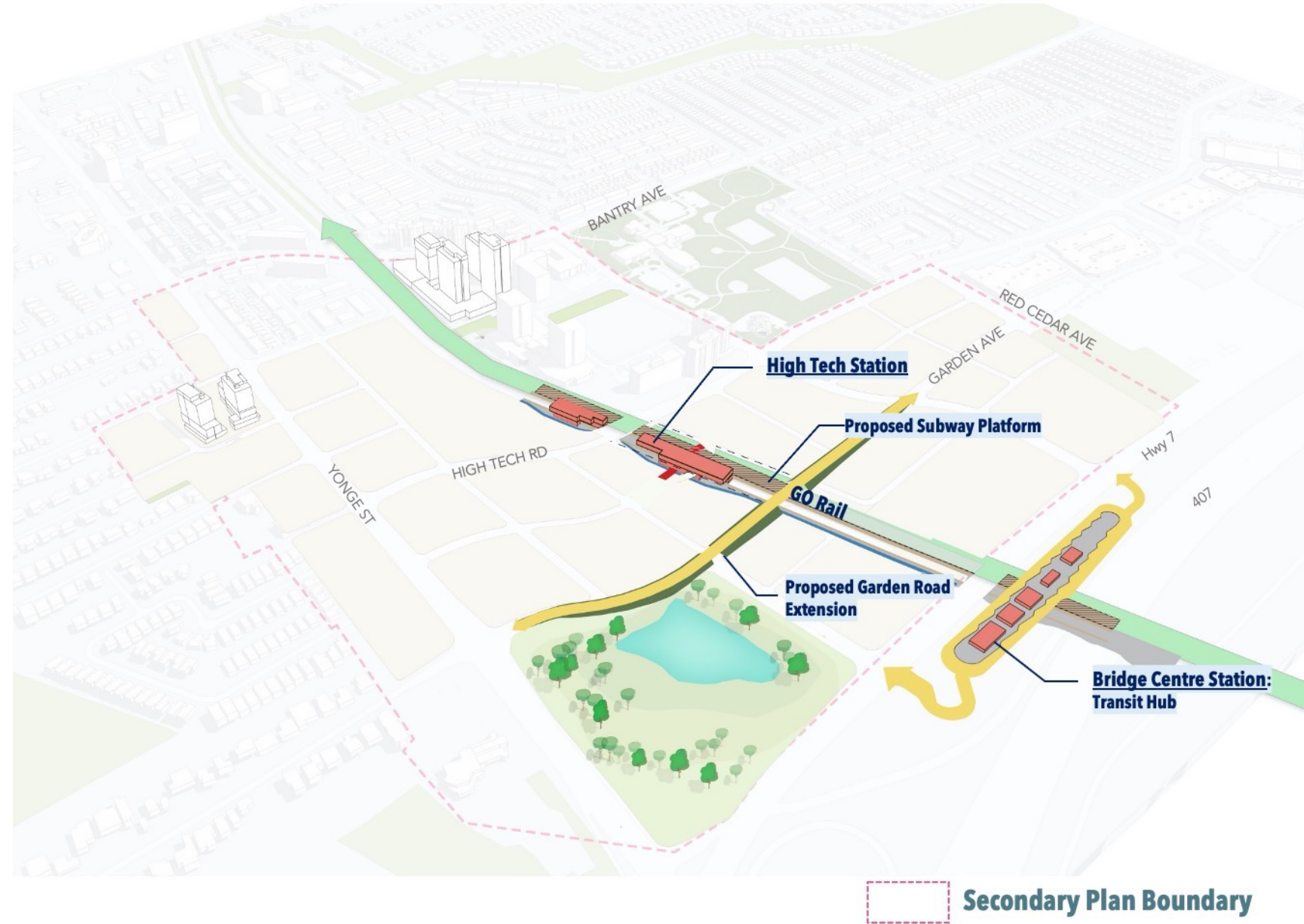
The draft principles ground our approach to the development framework.

- 1. A place for people to work, live and have fun**
- 2. A place defined by its high-quality design and place-making**
- 3. A place for all people**
- 4. A place for people to walk, bike and take transit**
- 5. A sustainable and resilient place**
- 6. A place that supports new technology and innovation**

The Transit Plan

2021

The 2021 Plan shifts the location of the transit hub to the south of Highway 7 and delivers an additional station within the rail corridor straddling either side of High Tech Road



Structuring the Centre: General Policy Directions

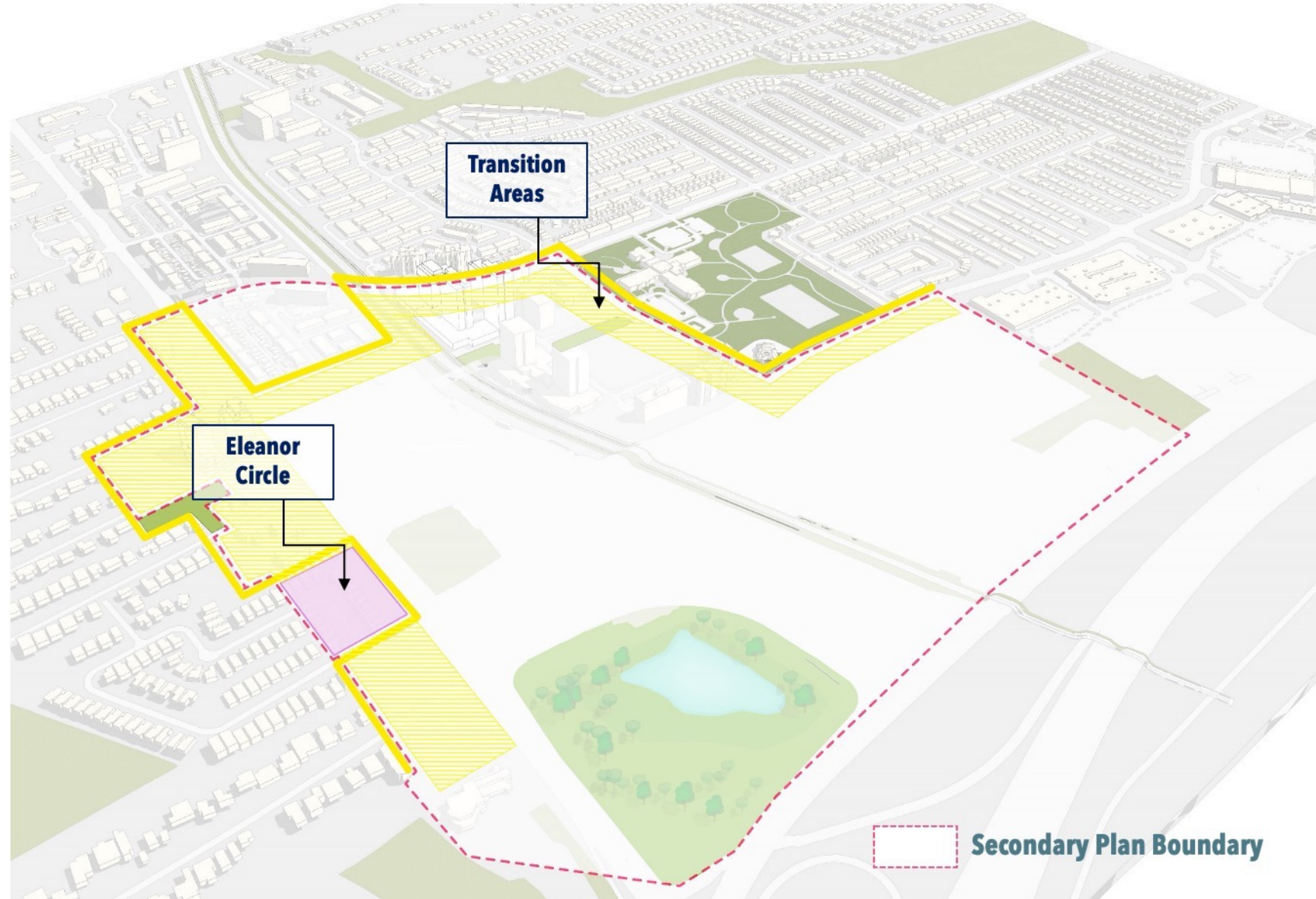
Stable Neighbourhoods & Areas of Transition

Much of the Centre's edges are defined by strong, stable neighbourhoods.

New development along these edges will be expected to provide a transition in scale to these established communities.

A mix of transition tools, such as angular planes, shadow impacts or built form standards, are being explored for Secondary Plan policy.

Special policies will be established to address the unique relationship at Eleanor Circle

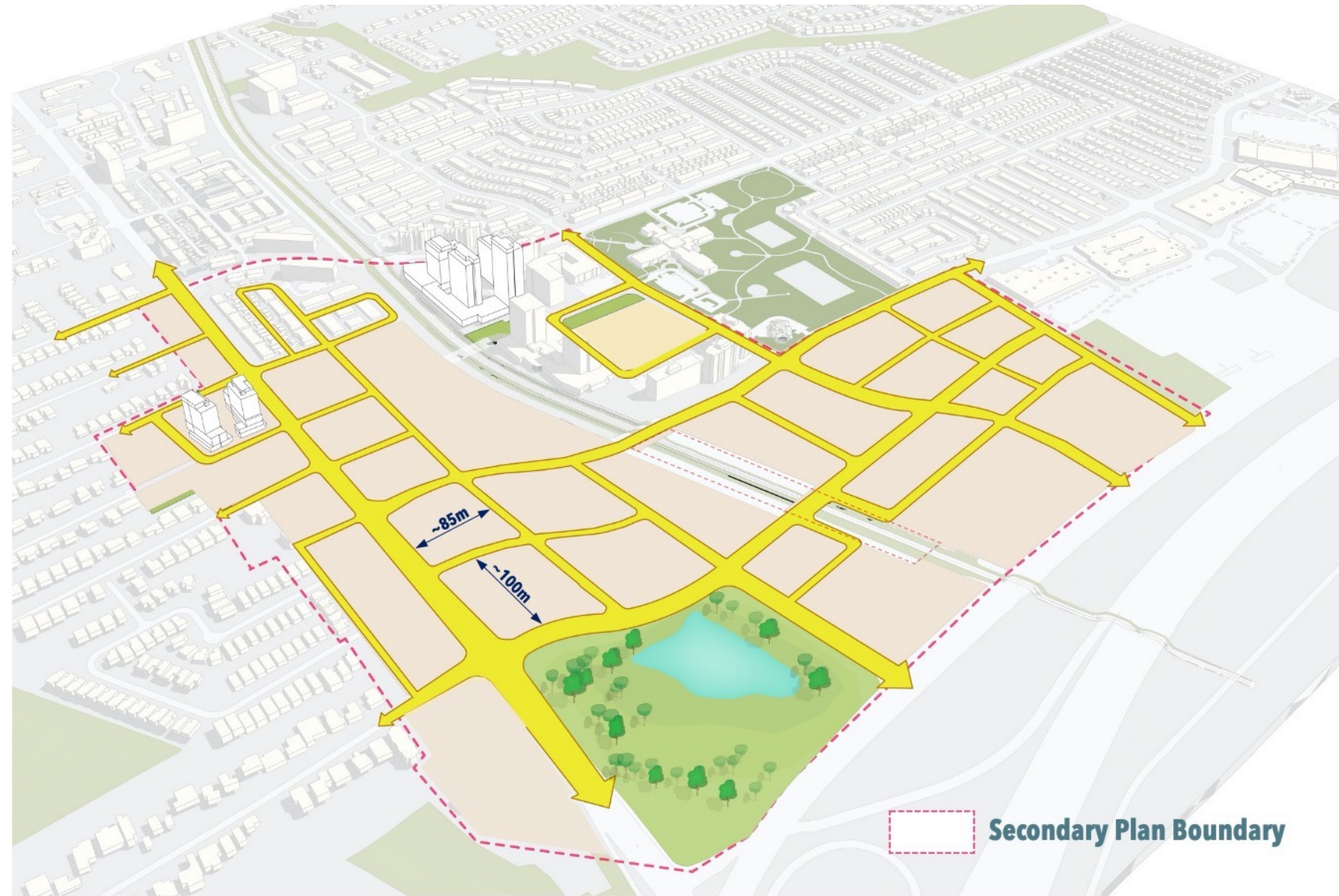


Structuring the Centre: General Policy Directions

Streets and Blocks

The centre is being planned with a fine grained street and block network.

Blocks have been sized to support strong street connectivity while preserving development flexibility.

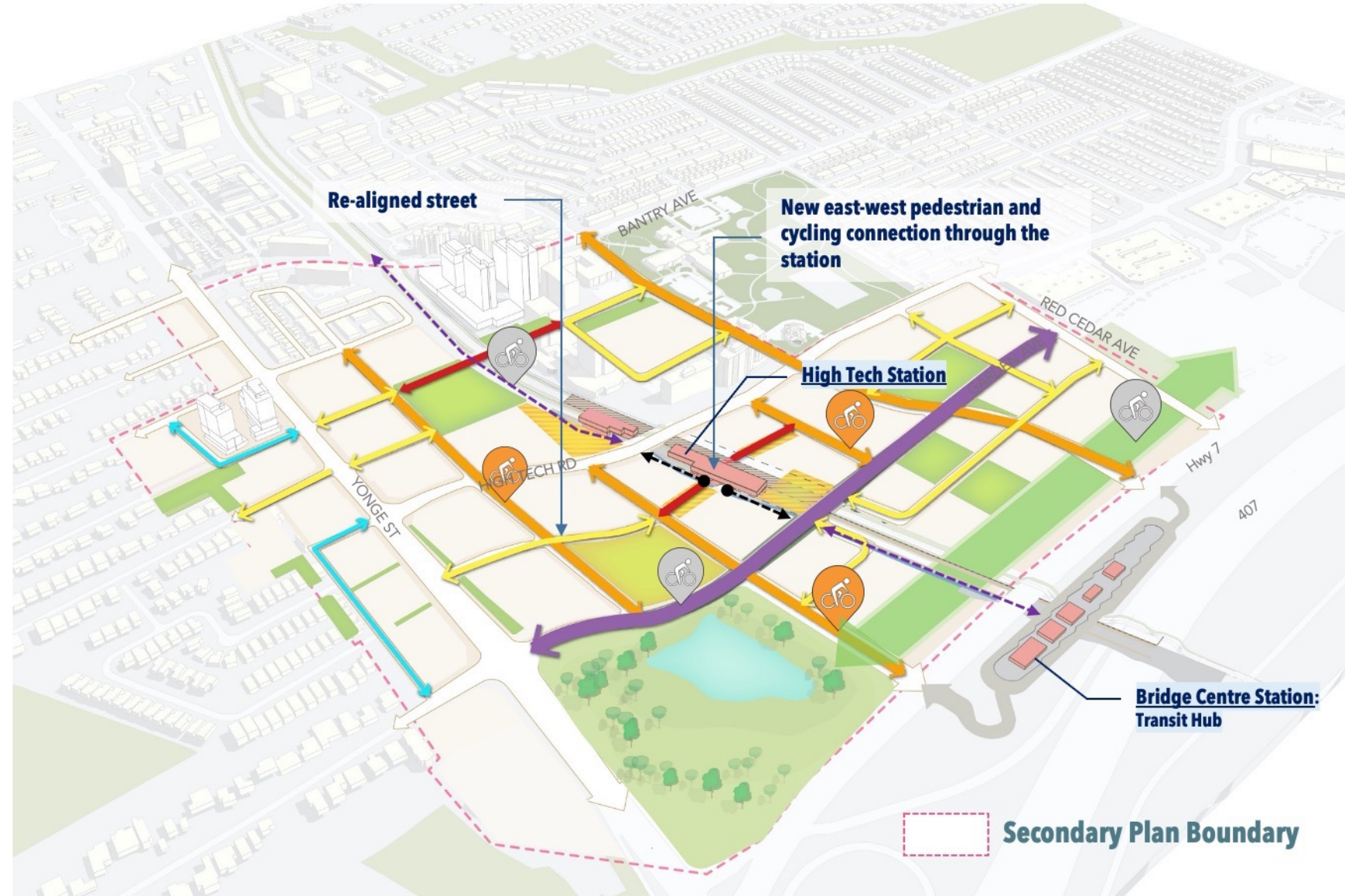


Structuring the Centre: General Policy Directions

A Diverse Mix of Streets

A diverse mix of street types will support access by walking, cycling and car.

-  Multi-Use Path
-  Dedicated Cycling Lanes
-  Protected Cycling Lanes
-  Laneway/Private Connection
-  Local - 20m ROW
-  Minor Collector - 23m ROW
-  Major Collector - 28m ROW



Structuring the Centre: General Policy Directions

Open Space Network

A series of new urban open spaces for playing, sitting and gathering



Neighbourhood Parks

Will serve the central neighbourhoods and provide outdoor amenity space for all.



Central Open Spaces

These spaces will be active, programmed spaces with the capacity to accommodate large events.



Environmental Open Space

The SWM pond will be designed to enhance its natural character, improve its public accessibility and support the replacement of tree canopy from the former Woodlot



Structuring the Centre: General Policy Directions

A Defining Space for Each Neighbourhood

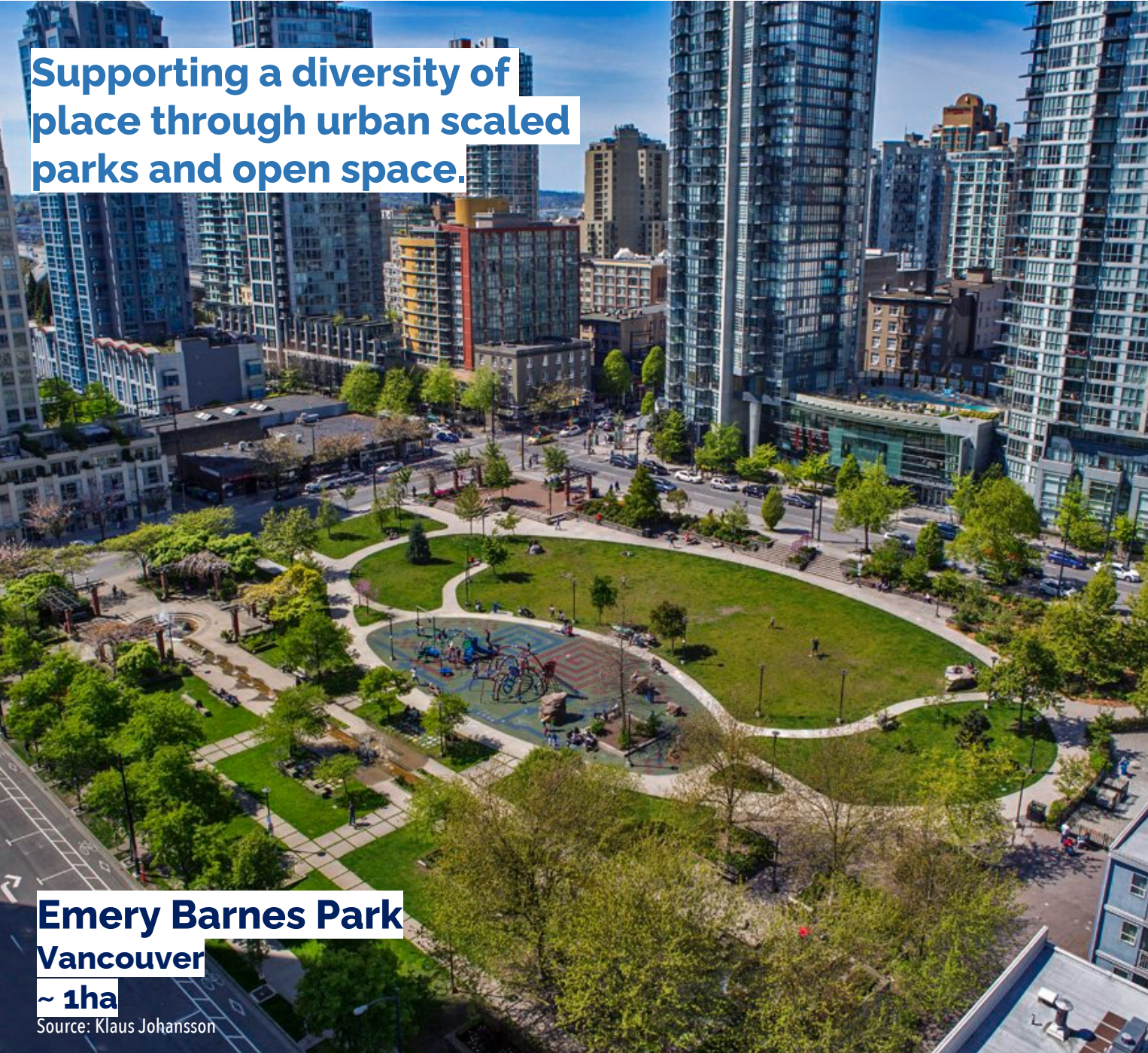
The parkland strategy will deliver a signature open space with the development of each character area.

The planning framework will support greater flexibility for parkland delivery within the Inner Core

The Open space network is complimented by the larger Dr. James Langstaff Community Park and a re-naturalized Storm Water Management Pond.



Supporting a diversity of place through urban scaled parks and open space.



**Emery Barnes Park
Vancouver**

~ 1ha

Source: Klaus Johansson



Quartier des Spectacles

Montreal, QC

~ .85ha

Source: GCDN



**Exchange Square –
London England**

~0.5 ha

Source: DSDHA

Structuring the Centre: General Policy Directions

Pedestrian and Cycling Spines

A new east-west spine is planned to connect both sides of the Centre connecting it to the station.

The connection will compliment a multi-use path located along the west side of the rail corridor and new pedestrian connection north of High Tech.



Designing the station as a community connector and important part of the walking and cycling network.



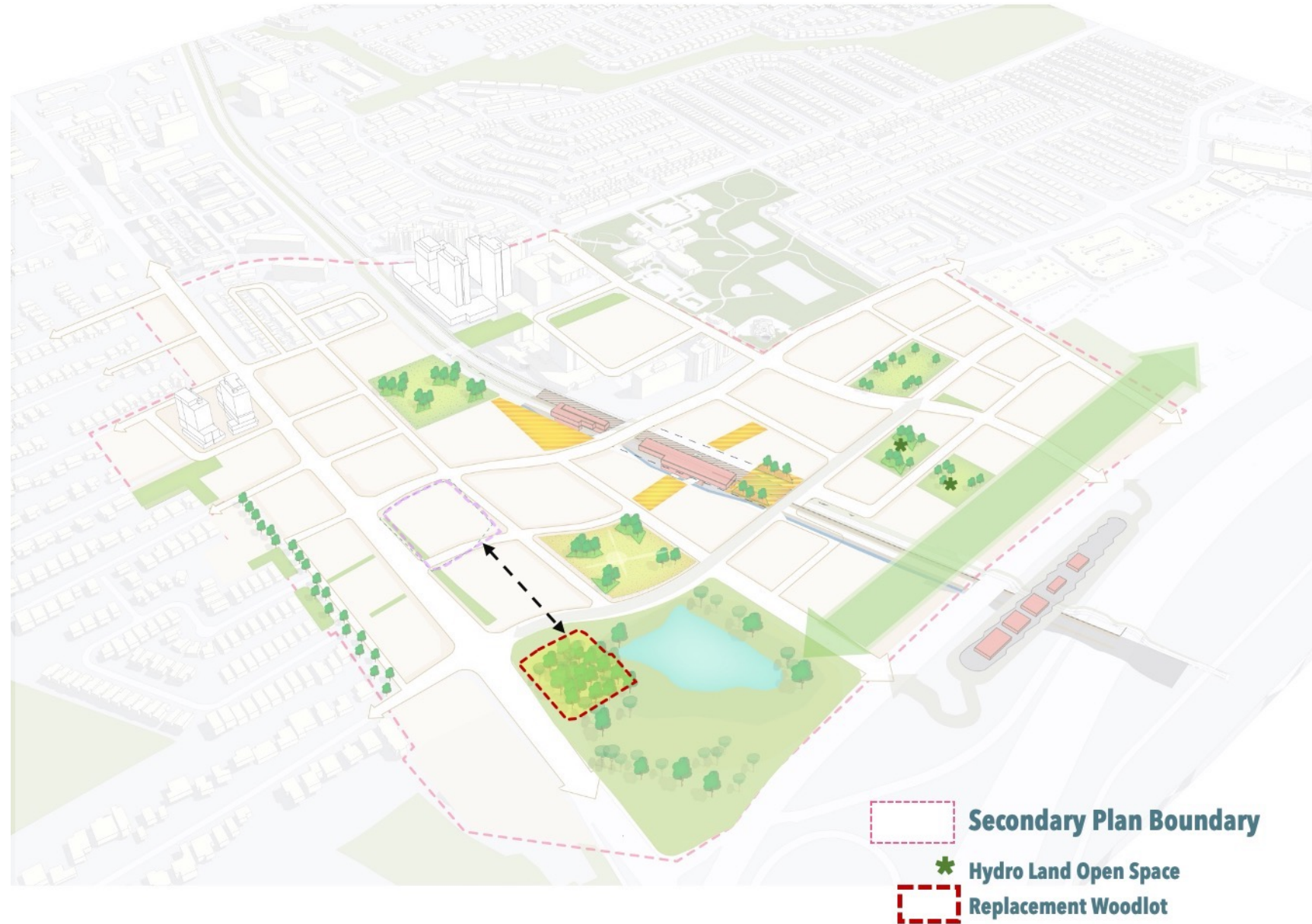
Alvsjo, Stockholm

Structuring the Centre: General Policy Directions

Replacement of the Woodlot

Subject to further studies required by TRCA and York Region, the existing Woodlot at Yonge Street and High Tech Road is envisioned to be redeveloped over the long term.

Tree canopy could be replaced through the envisioned naturalization of the stormwater management pond where it would be connected to a larger open space network.



**Transforming the
storm pond into an
asset for the
community and
environment**



**La Marjal
Alacant ES**

Source: Tierra Del Misterio



**Fourth Ward Park
Atlanta GA**

Source: HDR

Structuring the Centre: General Policy Directions

Supporting a more diverse and walkable network of spaces:

The public parkland strategy will be complimented by a network of Privately-Owned Publicly Accessible Spaces (POPS), Plazas and Pedestrian Connections to create a diverse network of open space and more granular development pattern.



Supporting a more
diverse and
walkable network
of open space



The Well Toronto

Source: Hariri Pontarini Architects

City Center Washington

Source: : ggnltd



Mirvish Village Toronto

Source: Henriquez Partners Architects



Structuring the Centre: General Policy Directions

Places to Learn

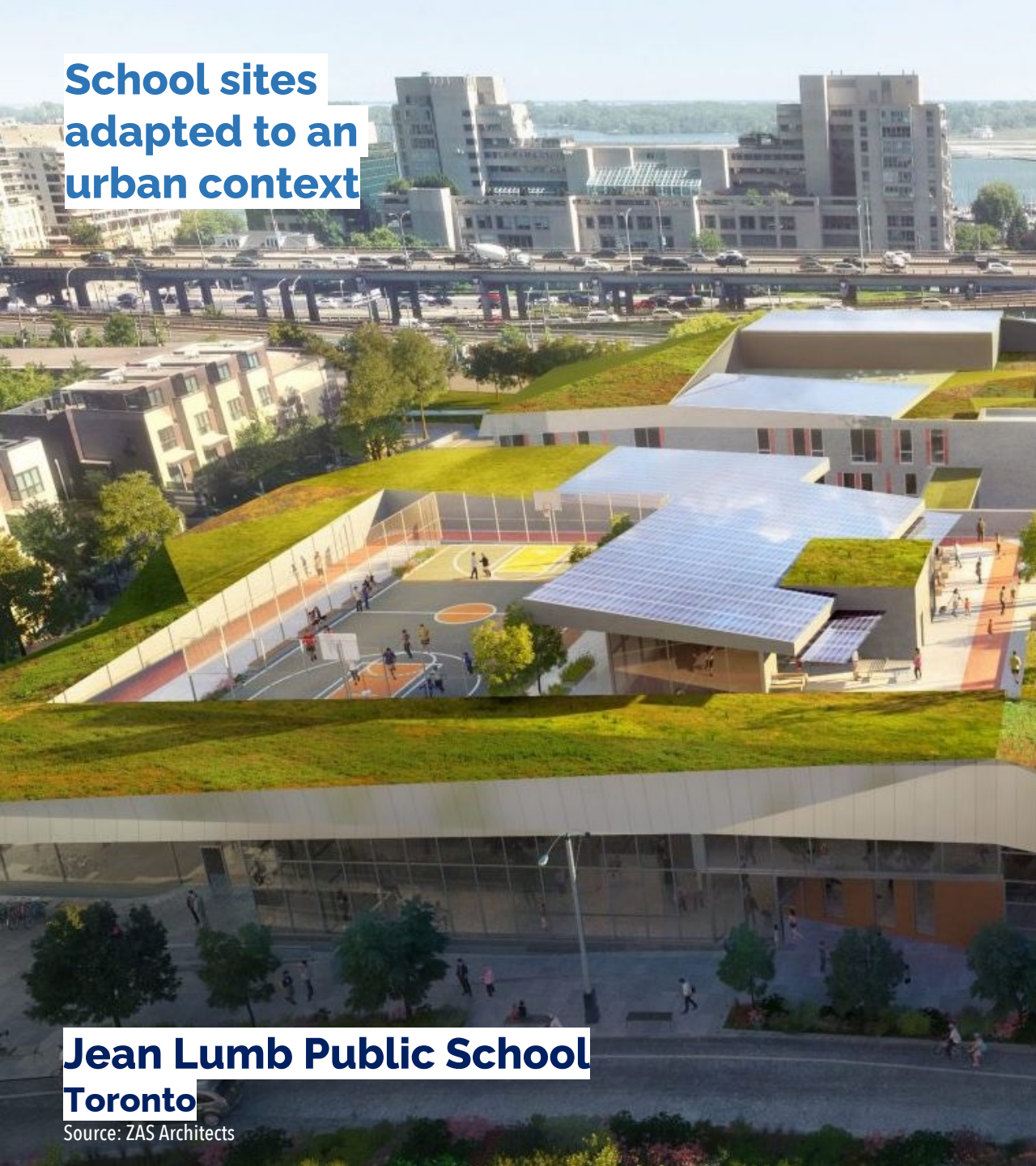
As the Centre grows, community uses such as a school will be required.

Developing a new school site using an urban standard or integrated within development will provide a crucial community service while contributing to a desirable urban form.

Intensification of the existing Red Maple/ St John Paul II site may also be possible to accommodate growth.



**School sites
adapted to an
urban context**



**Jean Lumb Public School
Toronto**

Source: ZAS Architects



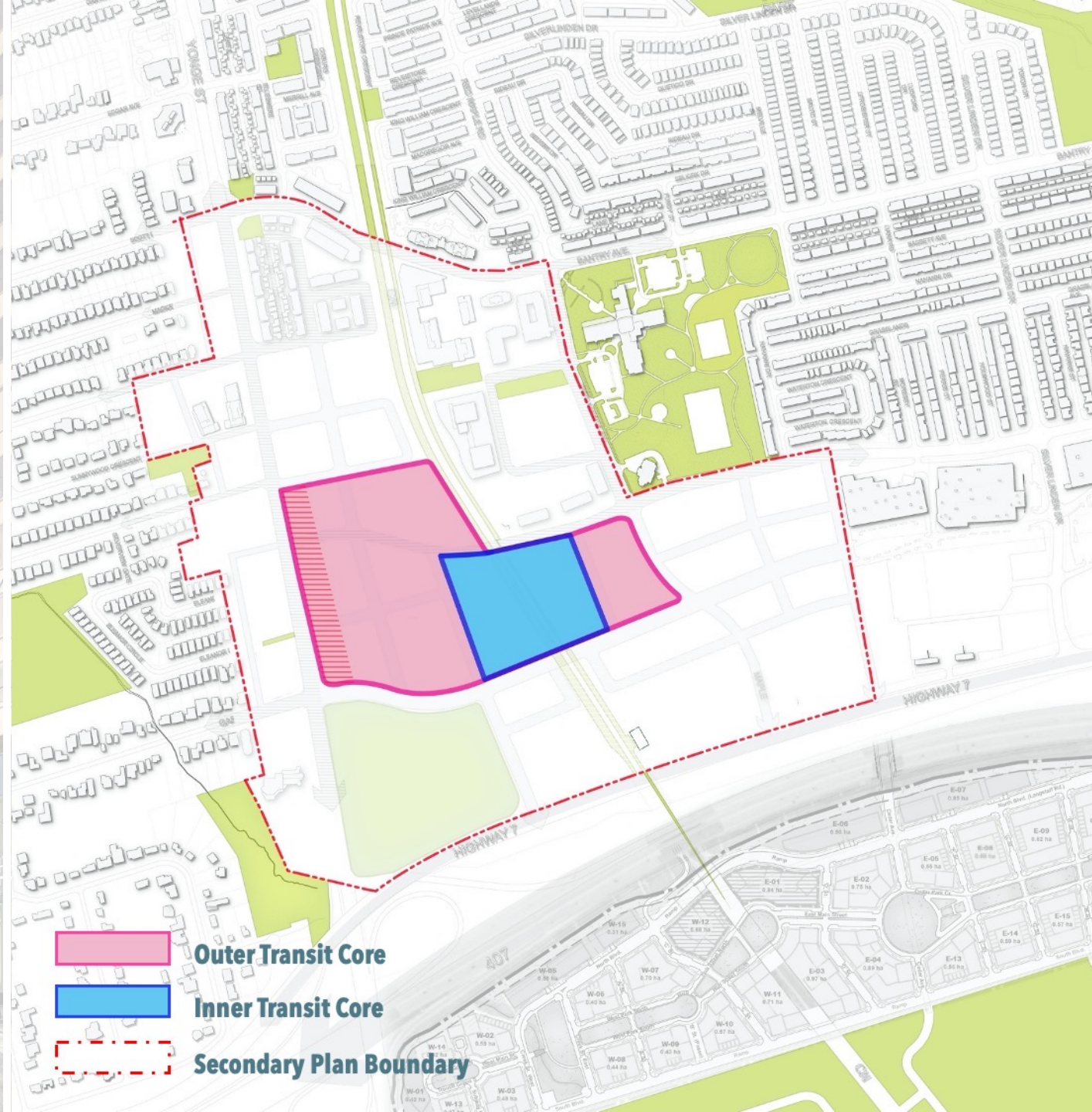
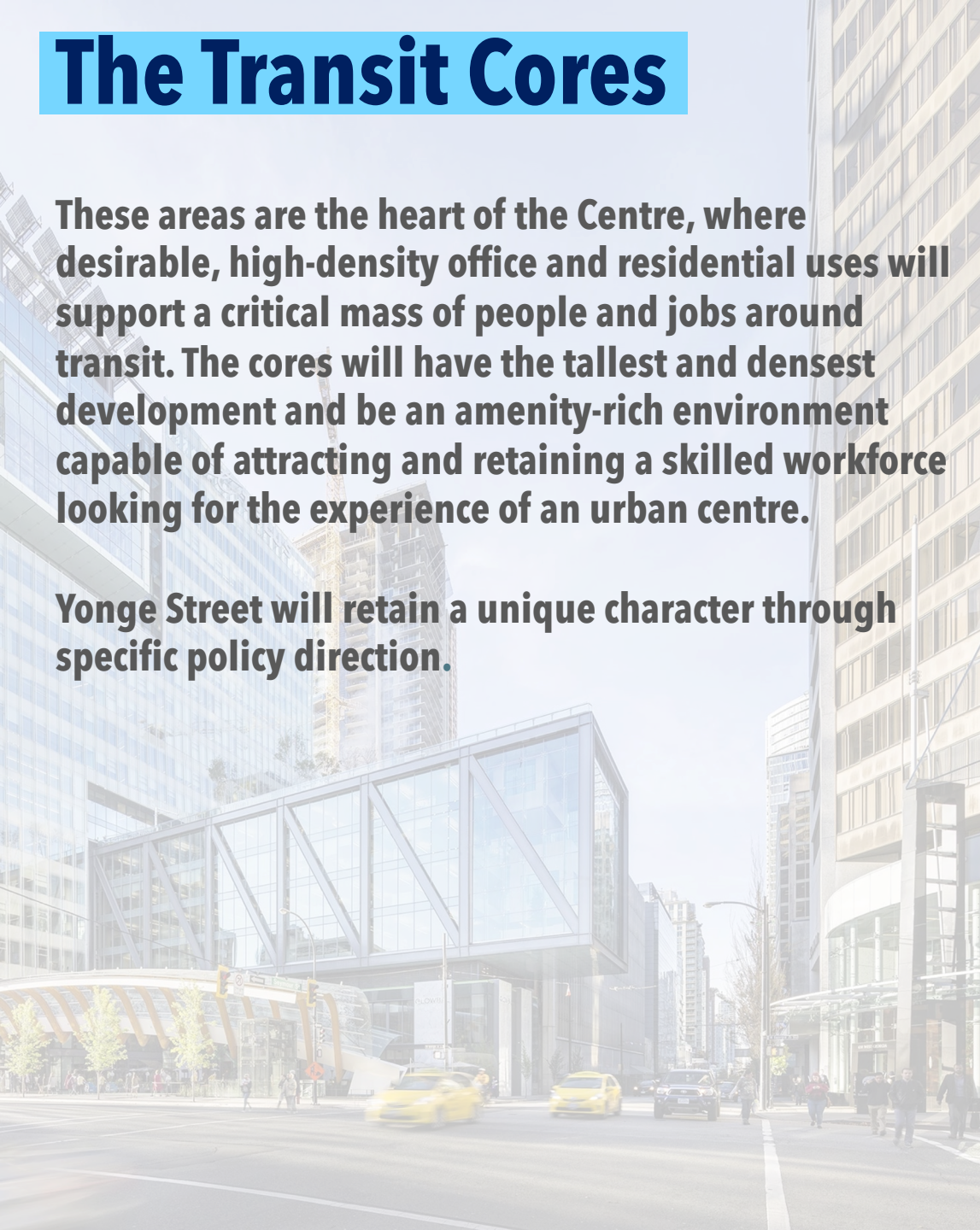
**North Toronto Collegiate Institute
Toronto**

Source: Adjeleian Allen Rubelj Limited

The Transit Cores

These areas are the heart of the Centre, where desirable, high-density office and residential uses will support a critical mass of people and jobs around transit. The cores will have the tallest and densest development and be an amenity-rich environment capable of attracting and retaining a skilled workforce looking for the experience of an urban centre.

Yonge Street will retain a unique character through specific policy direction.



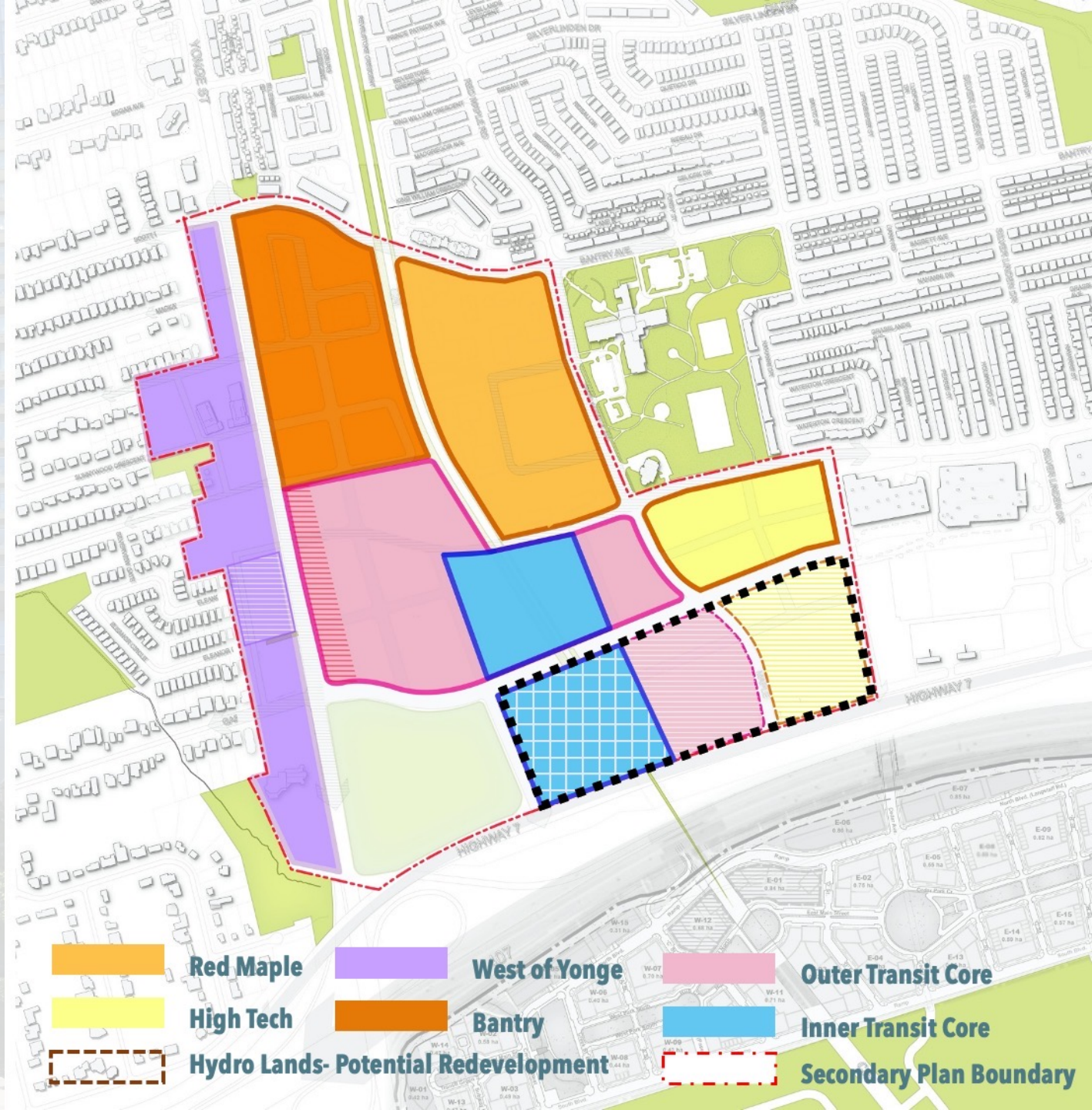
-  Outer Transit Core
-  Inner Transit Core
-  Secondary Plan Boundary

The Neighbourhoods

The balance of the Centre will develop as urban neighborhoods with a mix of residential, office, retail and commercial uses to support these new communities.

Some of these areas are already built out while some have yet to transform. The Secondary Plan will include policy direction for each area, describing how it fits into the overall vision for Centre as a whole.

If the Hydro Corridor lands along the southern edge of the plan area redevelop in the future, they would extend the neighbourhood forms to the north.



Richmond Hill Centre

Demonstration Plan:

The Secondary Plan framework anticipates a broad range of building types and heights that together create a vibrant and unique character.

- Red Maple: 18 storeys – 30 storeys
- Bantry: 6 storeys – 30 storeys
- West of Yonge: 3 storeys – 27 storeys
- High Tech: 9 storeys – 38 storeys
- Outer Transit Core: 10 storeys – 70 storeys
- Inner Transit Core: 20 storeys – 70 storeys



Richmond Hill Centre

The Hydro Lands

The Plan creates a logical framework for extending development should redevelopment of the Hydro Corridor be possible over time

Hydro Lands: 8 storeys – 55 storeys



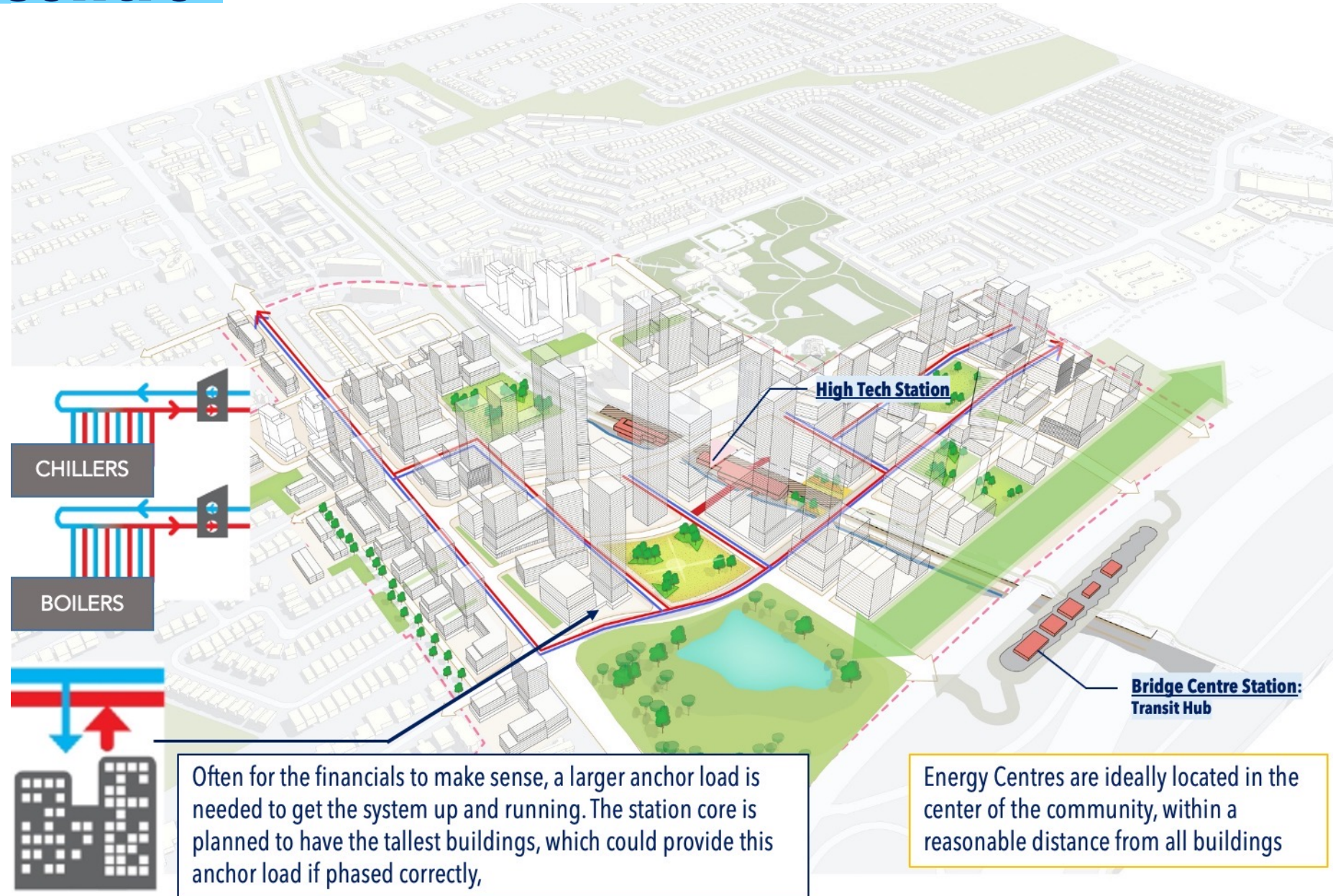
Richmond Hill Centre

Integrating Sustainable Infrastructure

The Planning team has explored the potential of District Energy

- This type of DES provides heating, cooling, and domestic hot water loads
- Possibility to collaborate with partners

Note: This is a concept only diagram outlining possible distribution and energy generation equipment . We recommend RH discuss the opportunity and potential partnerships with utility providers.



Richmond Hill Centre

A Living and Working Centre

The Centre will be a complete community with a broad mix of land uses.

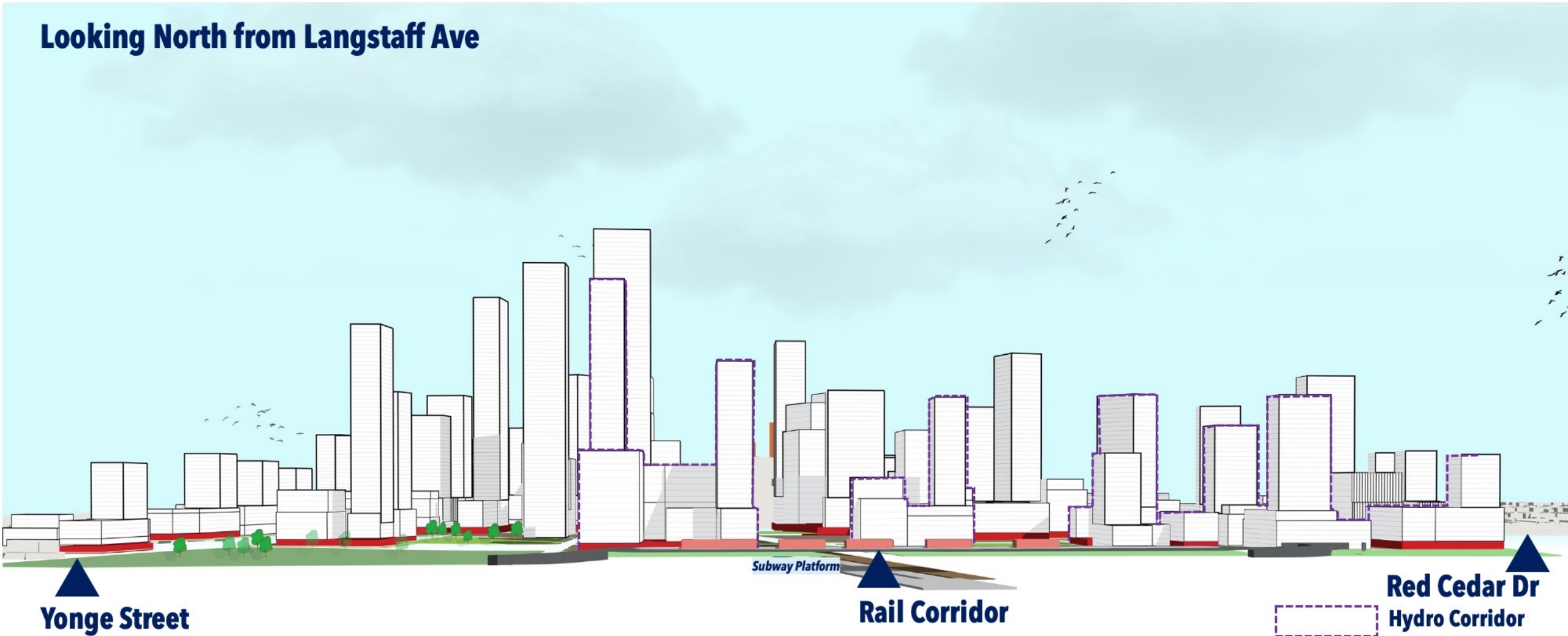
The Secondary Plan will direct significant employment uses to the Inner and Outer Transit Cores, with the intention of creating a new landmark destination for business in the GTA.



Richmond Hill Centre

A Transition in Height & Density

Looking North from Langstaff Ave



Yonge Street

Subway Platform

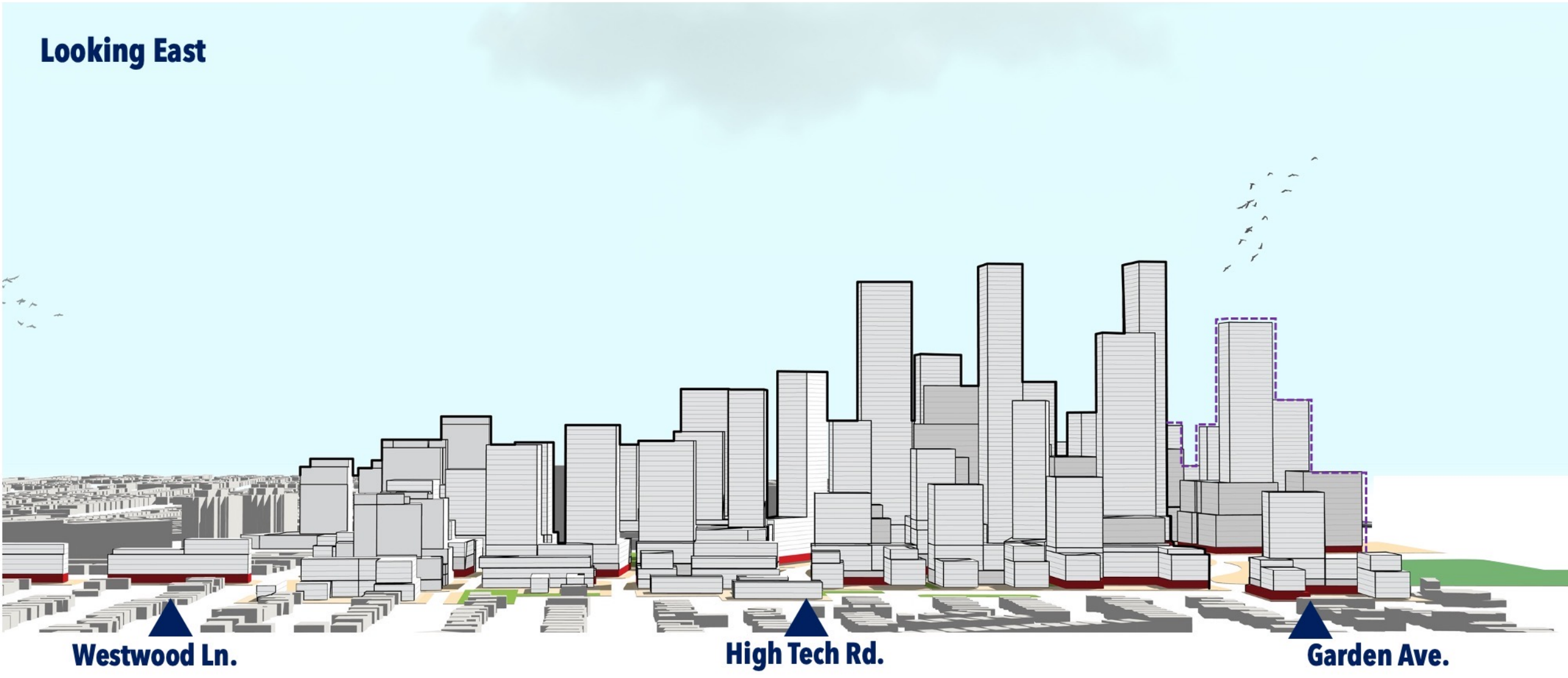
Rail Corridor

Red Cedar Dr
Hydro Corridor

Richmond Hill Centre

A Transition in Height & Density

Looking East



Westwood Ln.

High Tech Rd.

Garden Ave.

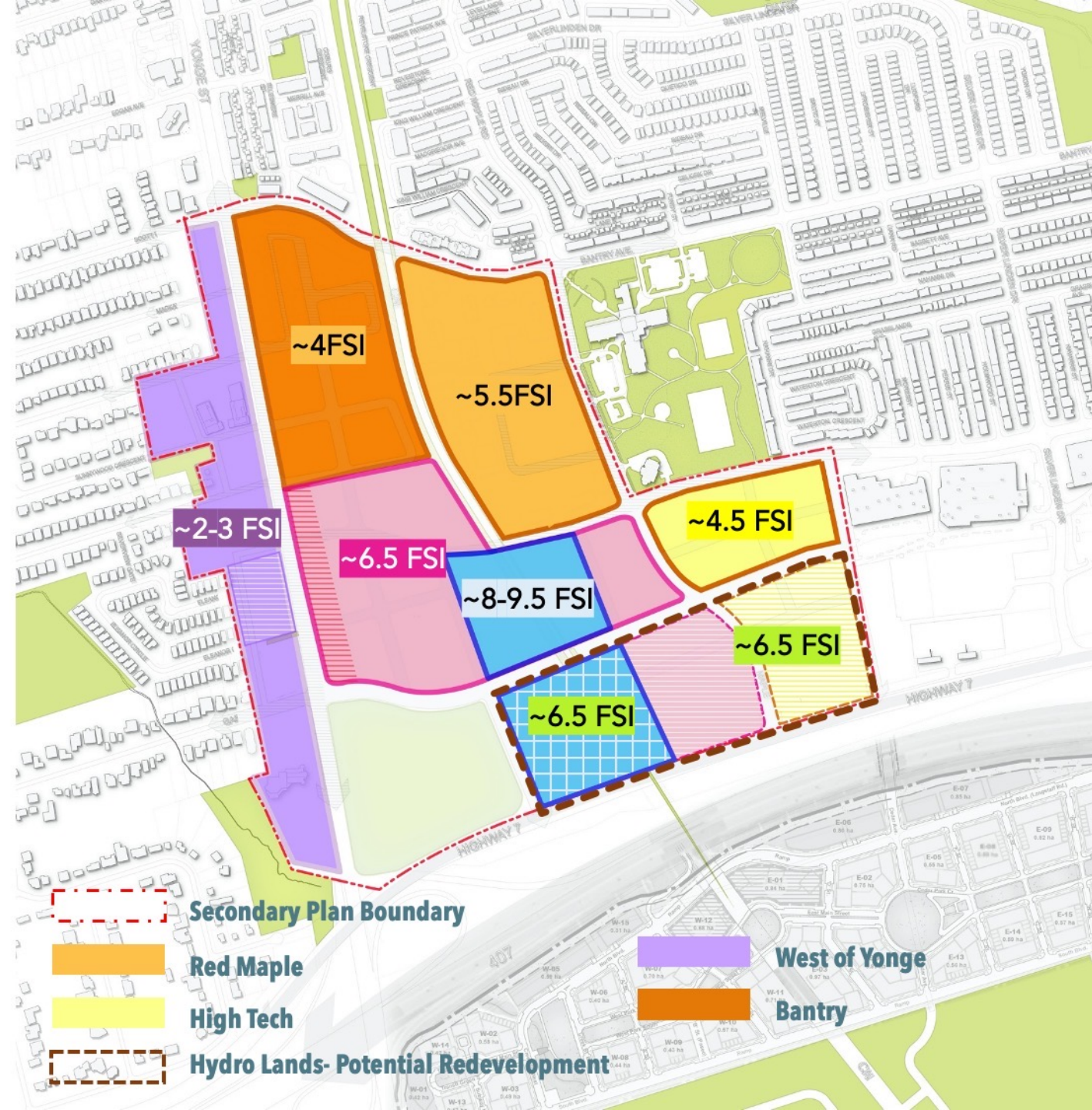
Summary

The proposed Richmond Hill Centre structure will accommodate approximately 28,000 people and 16,500 jobs at full build-out, not including the Hydro Corridor Area.

Incorporating the Hydro Corridor Lands, the Centre has the potential to accommodate 34,500 people and 23,000 jobs.

Development Principles:

1. A place for people to work, live and have fun
2. A place defined by its high-quality design and place-making
3. A place for all people
4. A place for people to walk, bike and take transit
5. A sustainable and resilient place
6. A place that supports new technology and innovation



Next Steps

Your input and comments today will inform the further refinement of the draft land use plan concept for Richmond Hill Centre.

Over the next few months, the project team will continue to work with Metrolinx, Infrastructure Ontario, York Region, various agencies and other project stakeholders to refine the direction of the to Secondary plan.

A final study report and accompanying Draft Secondary Plan will be presented at a Public Meeting of Council in Fall 2021.



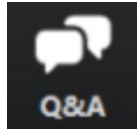
Core Elements of the Planning Framework:

- **A high-density centre with a diversity of building types and mix of uses**
- **A landmark destination for new, high density employment**
- **A transition in height from the Centre to Stable Neighbourhoods**
- **A fine grain and connected network of streets**
- **A diverse and connected open space network comprised of public parks, plazas and mid-block connections**
- **A signature park in each neighbourhood, phased with development over time**
- **A central station designed to support pedestrian and cycling connectivity between the two sides of the corridor**
- **A network for pedestrian and cycling routes, connected to the station**
- **A reimagined Stormwater Management Pond as an improved community and environmental asset**
- **Integrated sustainable community Infrastructure such as district energy, schools and community services**

Questions and Answers:

Richmond Hill Centre Secondary Plan Study Public Open House #3

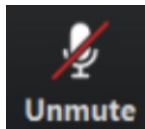
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Thank you!



High Tech Station

**Bridge Centre Station:
Transit Hub**