

COMMITTEE OF THE WHOLE MARCH 24, 2003

SITE DEVELOPMENT FILE DA.03.003 **SKYRANGE INVESTMENTS CO. LTD.**

Recommendation

The Commissioner of Planning recommends:

THAT the building elevations for Site Development File DA.03.003 (Skyrange Investments Co. Ltd.) BE APPROVED.

Purpose

On January 9, 2003, the Owner submitted a Site Development Application to permit a two-storey, 2,715.14m² industrial building (Building A) and a 5,426.1m², 4-unit office/warehouse facility (Building B).

Background - Analysis and Options

The 1.48 ha site is located northeast of Highway #400 and Regional Road #7, being Block 1 on Registered Plan 65M-3606 (570 Applewood Crescent), in Part of Lot 8, Concession 5, City of Vaughan.

Building A:

The rectangular-shaped building is to be constructed to a height of 9.3m. The building materials consist of beige masonry and cornice, with pink horizontal accent bands, and green spandrel and double-glazed pre-finished curtain wall frames that is predominant on all facades. The east elevation has upper floor windows, and three overhead drive-in doors on the ground floor.

The main entrance is located on the west elevation, facing Highway #400. The green tempered glass doors are framed by a 13.4m "A"-shaped arch, which is intended to mirror the Arista Homes logo. The arch is surrounded by alternating horizontal and vertical bands of spandrel and double-glazed curtain wall frames, which repeats on both the north and south elevations, with the exception of the metal drive-in door on the north façade.

Building B:

The rectangular-shaped building is to be constructed to a height of 8.4m. The main entrances are located on the east and south elevations and are the same in design. The green glass doors are below an aluminum canopy and illuminated sign box, framed in beige and pink accent masonry with a beige concrete cornice. The green windows are framed by white precast panels, smooth bands, and concrete cornice. The east elevation windows are green double glazed aluminum, framed by white panels and a white concrete cornice. The north and west elevations will be constructed of white precast panels. The four loading bays and overhead doors are located on the north elevation.

Conclusion

Staff are satisfied with the proposed building elevations. Should the Committee concur, the recommendation in this report can be adopted.

Attachments

1. Location Map
2. Site Plan
3. Building Elevations

Report prepared by:

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Respectfully submitted,

MICHAEL DeANGELIS
Commissioner of Planning

JOANNE R. ARBOUR
Director of Community Planning

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Attachment 1

FILE No.:
DA-03.003
March 11, 2003
Not to scale

City of Vaughan

Community Planning Department

Location Map

Part of Lot 8,
Concession 5
APPLICANT:
SKYRANGE INVESTMENTS LTD. CO.

Attachment 2

FILE No.:
DA.03.003
March 11, 2003
Not to scale



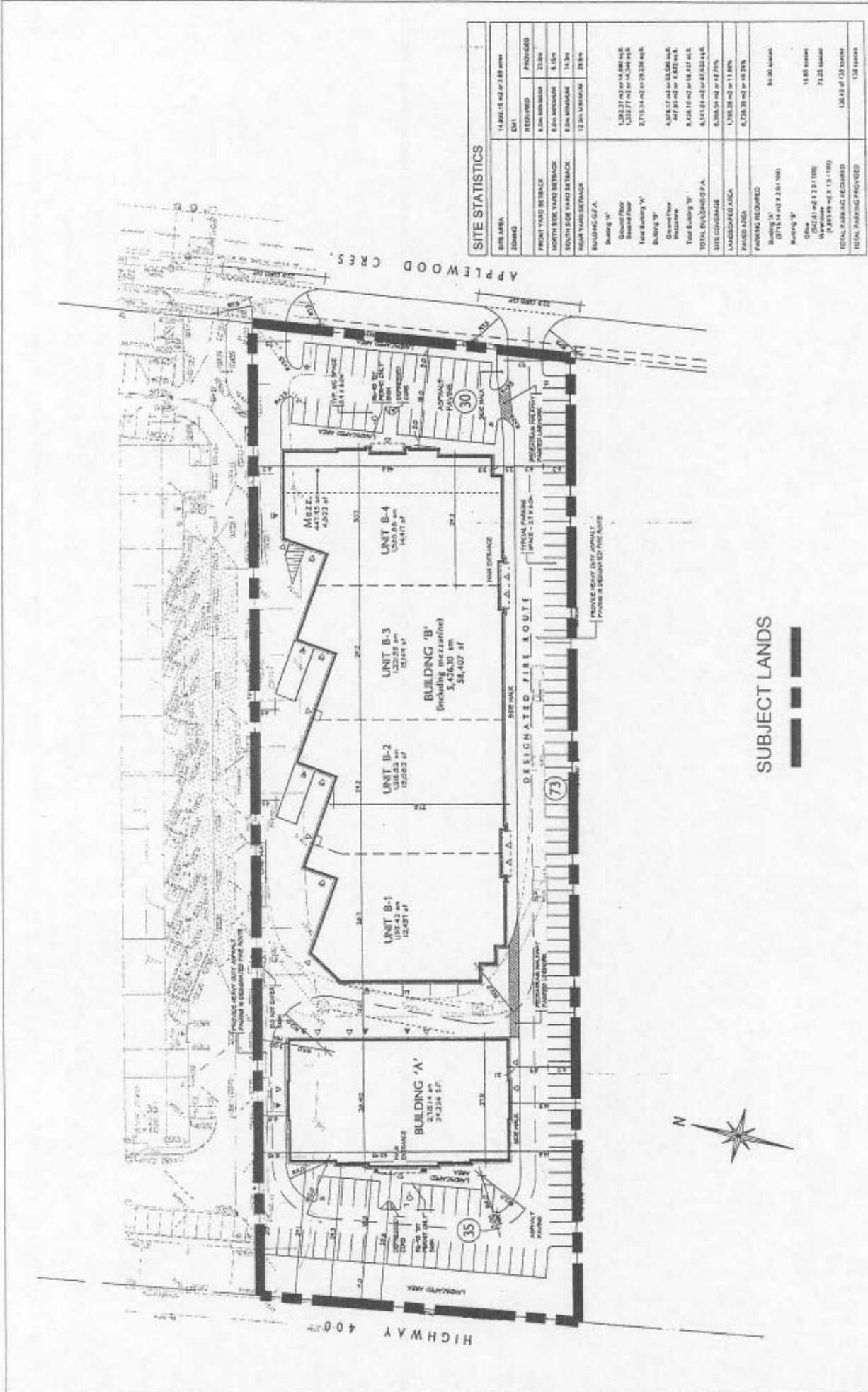
Community Planning Department

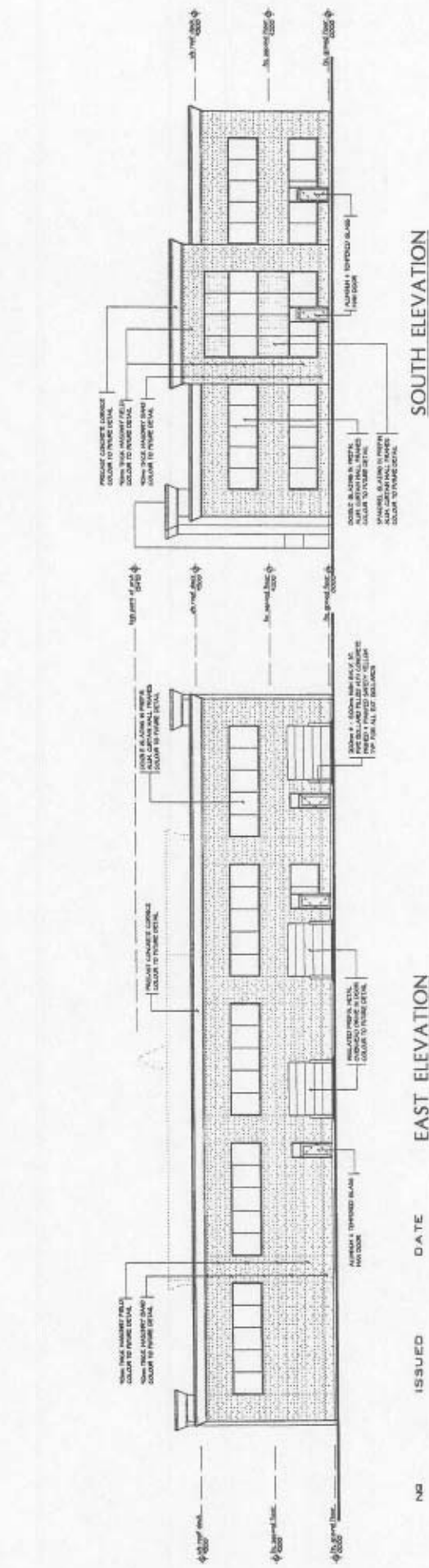
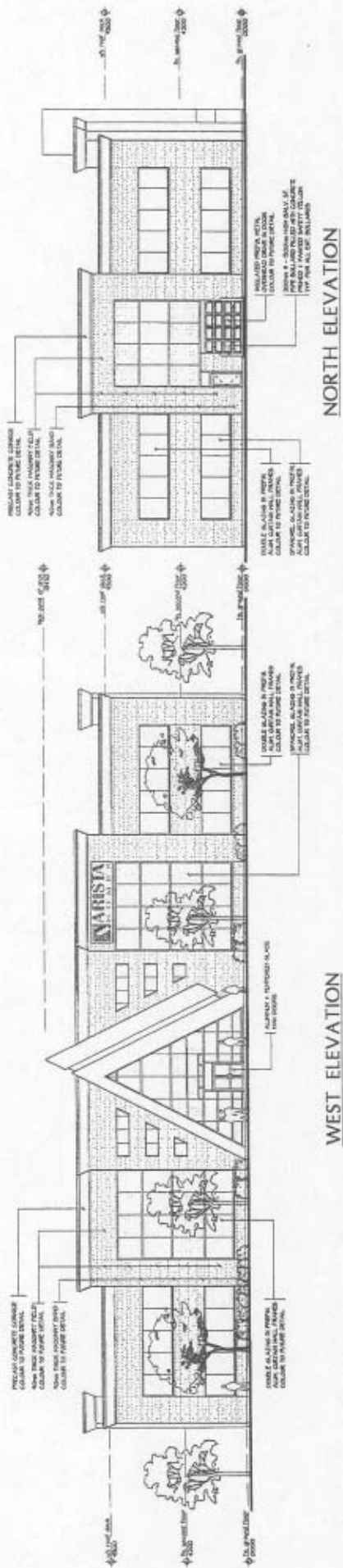
Site Plan

Part of Lot 8,
Concession 5

APPLICANT:
SKYRANGE INVESTMENTS LTD. CO.

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NO	ISSUED	DATE
1	ISSUED FOR SITE PLAN APPROVAL	JAN. 09, 2003
2	ISSUED FOR REVIEW	FEB. 24, 2003
3	RE-ISSUED FOR SITE PLAN APPROVAL	MAR. 10, 2003

Elevations - Building 'A'

Part of Lot 8,
Concession 5

APPLICANT:
SKYRANGE INVESTMENTS LTD. CO.

Attachment 3

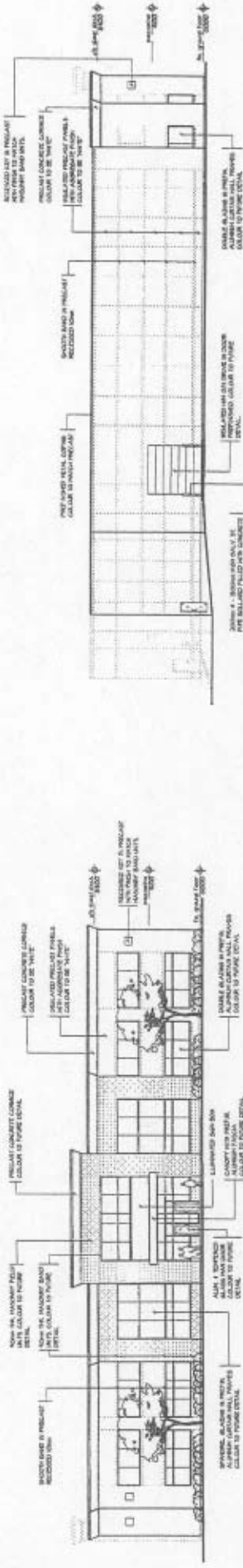
FILE No.:
DA.03.003

January 29, 2003

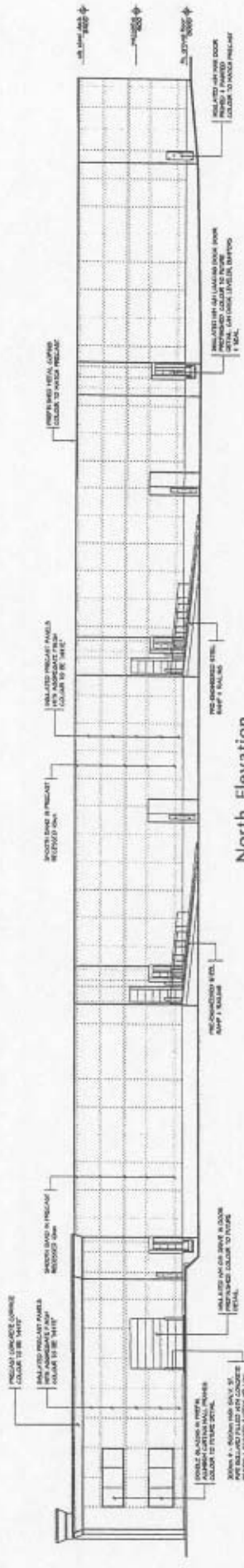
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City of
Vaughan

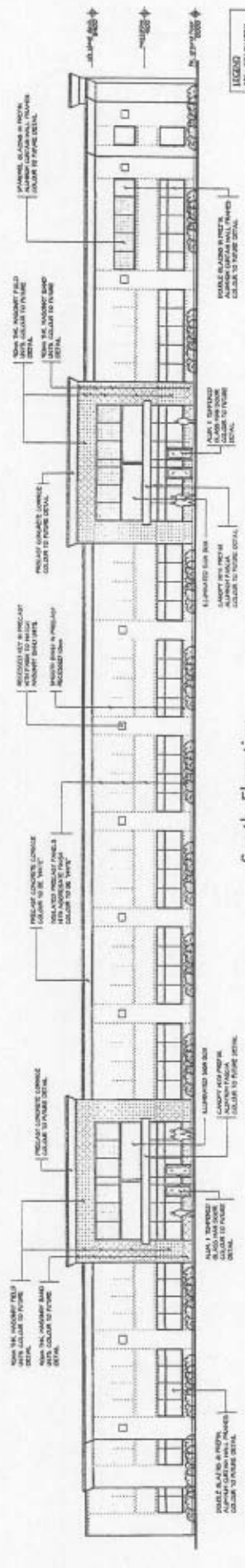
Community Planning Department



West Elevation

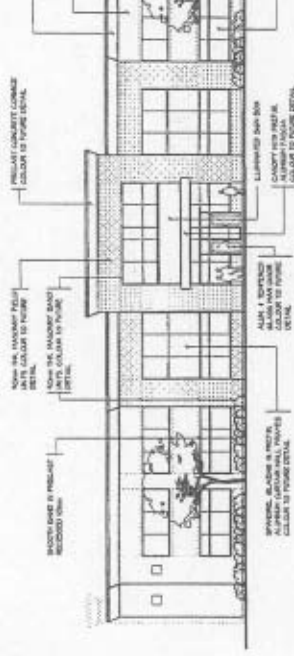


North Elevation



South Elevation

LEGEND
 - Material symbols and color codes for the elevations.



East Elevation

Elevations - Building 'B'

Part of Lot 8,
 Concession 5
 APPLICANT:
 SKYRANGE INVESTMENTS LTD. CO.



Community Planning Department

Attachment 3

FILE No.:
 DA.03.003
 January 29, 2003
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