

Yonge Street Study

Strengths: (along Yonge Street and Steeles Ave. W.)

- High profile location with huge growth potential.
- Well served by public transit. Subway to be confirmed.
- Existing properties are large and suitable for re-development.
- Existing buildings are typically for under-utilized commercial use i.e. car dealerships and strip malls making them suitable for redevelopment.
- Town of Markham Yonge Street Study almost complete and will help to inform the City of Vaughan side. Will be unveiled in a public forum on Thursday September 18th.



Precedent images



Images of existing site conditions

Weaknesses: (along Yonge Street and Steeles Ave. W.)

- Architecturally uninteresting.
- Buildings setback from the street a great distance with parking located out front.
- Weak neighbourhood character and identity.
- Fast moving traffic.
- Traffic congestion.
- Car oriented environment.
- Wide street cross section.
- Not pedestrian friendly: lacks pedestrian amenities.
- Pedestrian crossings are far apart.
- Overhead wires dominate streetscape.
- Street clutter i.e. temporary signage.
- No dedicated bicycle lane on Yonge or Steeles.

