



## CURRICULUM VITAE

David A. McKay, BES, MSc, MCIP, RPP

David McKay joined MHBC in 1997 after graduating from the University of Waterloo (Urban and Regional Planning). He obtained a Master of Science in Planning from the University of Toronto in 2007. David is a full member of the Canadian Institute of Planners and a Registered Professional Planner in Ontario.

David has provided a variety of planning services for public and private sector clients, with a range of projects including the planning of commercial, residential and industrial developments. David has considerable retail/commercial experience having obtained approvals for over 25 million square feet of retail space in Ontario over the past 15 years. He has consulted to both retail developers and retailers, including such clients as Home Depot, Target Canada, Shoppers Drug Mart, RioCan REIT, SmartCentres, First Gulf, Calloway REIT, Quaestus Corporation, Crombie REIT, Longo's, Loblaws, Centrecorp and Trinity Development Group. David's projects range from individual stores to mall redevelopments to power centres. He has also provided professional advice to the public sector, including recent work for the City of Hamilton, City of Sudbury, Ontario Realty Corporation, Build Toronto, City of Regina and the Regina Downtown Business Improvement District.

David is actively involved in the Ontario Professional Planners Institute and Canadian Institute of Planners, including chairing a number of committees for the Central District and helped organize the 2004 OPPI/ CIP Conference. Most recently he has been involved with membership activities for both OPPI and CIP.

David's work has been recognized by the Ontario Professional Planners Institute, receiving an Award of Professional Merit in 1998 for a Demographic Study for the Region of Waterloo. David also received an OPPI Membership Service Award in 2003.

### PROFESSIONAL ASSOCIATIONS

Full Member, Canadian Institute of Planners (CIP)  
Full Member, Ontario Professional Planners Institute (OPPI)

### PROFESSIONAL HISTORY

2005 - Present **Partner**, MacNaughton Hermsen Britton Clarkson Planning Limited (MHBC)  
2002 - 2005 **Associate**, MHBC  
2000 - 2002 **Senior Planner**, MHBC  
1997 - 2000 **Planner**, MHBC

### EDUCATION

2007  
Master of Science in Planning,  
University of Toronto

1998  
Bachelor of Environmental Studies,  
Honours Urban & Regional Planning,  
University of Waterloo

1997  
Course Work at Oxford-Brookes  
University, Oxford, U.K.,

### CONTACT

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### PROFESSIONAL EXPERIENCE EXAMPLES

#### RESIDENTIAL / MIXED USE

Vaughan Metropolitan Centre Northwest Quadrant Landowners Master Plan  
 Yorkdale Village Townhomes, 877 Wilson Avenue, Toronto  
 Bronte Village Mall Redevelopment, Oakville  
 Mixed Use Redevelopment, 477 Queen Street West, Toronto  
 High Rise Condominium Development, 7089 Yonge Street, Markham  
 Villages of Clair Hills Community, Waterloo  
 Deer Ridge Community, Kitchener  
 Burnham Meadow Community, Peterborough  
 Beaverbrook Homes, Retirement Condominium Community, Peterborough  
 Logan Avenue Mews Condominium, Toronto  
 Regency Village Condominiums, Lakefield  
 Adams Park Subdivision, Toronto  
 Heights of Collingwood Condominium, Collingwood  
 Brunswick Avenue Condominiums, Toronto  
 Mason Homes Avonlea Community, Phase 2, Peterborough

#### RETAIL COMMERCIAL / GREYFIELDS

Consultation to Target Canada in Ontario:

- Evaluation of 78 Zellers Store Locations
- Planning Approvals for conversion of 55 Zellers Store Locations to Target Stores
- New store program consultation and planning services

Stores for Shoppers Drug Mart Corporation throughout Ontario

Stores for Home Depot of Canada throughout Ontario

Market Street Plaza, Brantford

Glendale Sobey's Plaza, St. Catharines

Markham / Kirkham Retail Condominiums, Markham

Dufferin-Steeles Marketplace, Toronto

Elgin Mills Crossing Power Centre, Richmond Hill

Trafalgar Village Mall Redevelopment, Oakville

RioCan Centre Milton, Milton

Morningside Mall Redevelopment, Toronto

Green Lane Power Centre, East Gwillimbury

Wicksteed Commercial Plaza, Toronto

Colossus Centre Retail Intensification, Vaughan

The Stockyards, Weston and St. Clair, Toronto

1860 Bayview, Toronto

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### PROFESSIONAL EXPERIENCE EXAMPLES

#### INSTITUTIONAL / RECREATIONAL

Mon Sheong Retirement Residence / Long Term Care Facility, Markham  
 Extencare Canada, Long Term Care Facilities, Toronto, Georgetown & Port Hope  
 Amica Retirement Residence, Oakville  
 Royalton Retirement Homes - Peterborough, Brantford & Kanata  
 Ahmaddiyya Muslim Jama'at Canada, Mosque & Cemetery, Bradford  
 Bayview Country Club, Maintenance Facility, Markham  
 Eagles Nest Golf Club, Vaughan

#### PUBLIC SECTOR

OMB Hearings for City of Hamilton and City of Sudbury  
 Aggregate Resource Inventory Papers:  
 • Dufferin County & Durham Region, Ministry of Northern Development & Mines  
 Planning Services for Township of Guelph-Eramosa  
 Zoning By-law Update & Consolidation, Township of Guelph-Eramosa  
 Planning Services for Build Toronto  
 Planning Services for Ontario Realty Corporation  
 Rural & Resource Policy Preparation, Town of East Gwillimbury OP Update  
 Downtown Development & Market Opportunities Study, City of Regina DBID  
 Office Business Park Study, City of Regina  
 1700 Halifax Block Redevelopment Analysis, City of Regina

#### OFFICE / INDUSTRIAL

KPMG Office Building, Vaughan  
 Home Depot Distribution Centre (800K sq ft), Vaughan  
 Target Canada Distribution Centres (1.5M sq ft each), Cornwall and Milton  
 Target Canada, Canadian Headquarters Office Development, Mississauga  
 407 Weston Business Park, Vaughan  
 Longo's Head Office & Distribution Centre, Vaughan  
 Strada Aggregate Recycling Facility, Markham  
 Expansion to Sobey's Distribution Centres, Milton & Whitby  
 Tricap Properties Industrial Subdivision, Newmarket  
 Tricap Properties, Office Building Development, Newmarket  
 WEC Waste Transfer Station & Recycling Facility, Vaughan  
 Global Precast Storage Yard, Vaughan  
 Extended Stay Hotel (Steeles Avenue), Vaughan  
 Waste-to-Energy Facility Site Selection Analysis, Alter NRG Corporation, Ontario  
 Couchiching Family Health Team Medical Office Building, Orillia  
 Keele Valley Landfill Master Plan, Vaughan

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### PROFESSIONAL / COMMUNITY ASSOCIATIONS

2013 - Present	Vice Chair, Planning Alumni Committee, University of Toronto
2012 - Present	Member, ICI Employment Land Developers Task Group, BILD
2012 - Present	Member, CIP International Membership Committee
2010 - Present	Member, Lambda Alpha International
2008 - Present	Member, Planning Alumni Committee, University of Toronto
2006 - Present	Member, OPPI Provincial Membership Committee
2006 - Present	Co-chair, OPPI Central District Membership Committee
2001 - 2006	Chair, OPPI Central District Scholarship Committee
2004 - 2006	Member, OPPI Central District Membership Committee
2004	Chair, Sponsorship Committee, OPPI / CIP Conference
2000 - 2003	Chair, GTA Chapter, OPPI
2000 - 2001	Director, Vaughan Chamber of Commerce
1998 - 1999	Member, OPPI Southwest District Program Committee
1994 - 1999	Member, Kinsmen Club of Kitchener-Waterloo
1997 - 1998	C.F. Chairperson, Kinsmen Region of Waterloo/Guelph Council

### AWARDS / PUBLICATIONS / RECOGNITION / PRESENTATIONS

2013	"Retail Planning & Development" presentation to University of Toronto Masters Program
2012	"Retail Planning Trends: What the Future Holds?" presentation at the Land & Economic Development Forum
2012	Partner Award of Excellence, Target Corporation
2011	Outstanding Service Award, University of Toronto Association of Geography Alumni
2010 - 2012	"Advanced Site Planning" presentation to University of Toronto Masters Program
2010	"Site Plan Control" presentation at EPIC Session
2010	"Retail Development: Trends & Challenges" presentation to OPPI Southwest District
2009	"Greyfield Shopping Centres: From Wasteland to Community Opportunity", Ontario Planning Journal, September / October 09
2007	"Redeveloping Greyfields in the GTA", Current Issues Paper, University of Toronto
2003	OPPI Member Service Award
1998 - 1999	CIP Certificate of Achievement

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|-------------|---|
| 1998        | OPPI Award of Professional Merit for, "Trendspotting: A Demographic Analysis of the Region of Waterloo"         |
| 1997 - 1998 | Kinsmen of the Year, Kinsmen Club of Kitchener-Waterloo   |
| 1997        | "Trendspotting: A Demographic Analysis of the Region of Waterloo", Senior Honours Essay, University of Waterloo |

### PROFESSIONAL DEVELOPMENT COURSES

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| 2007 | OPPI Examiner A Training Session           |
| 2002 | Planner as a Facilitator                   |
| 2000 | The Planner at the Ontario Municipal Board |

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