

Bird-Friendly Specification Checklist for Draft Plan of Subdivision Approval


The City of Markham Council approved the Bird-Friendly Guidelines on February 11, 2014, with an update in 2026. The Guidelines provide guidance on treatments and techniques for new development implemented primarily through the development approval process. Bird-Friendly Specification Checklists were also approved as an implementation tool to secure bird-friendly commitments in new construction. Separate checklists are provided for the following application types, including:

- Draft Plan of Subdivision
- Site Plan Control
- Major Heritage Permit

For further details and design guidance, refer to Chapters 2.0 and 3.0 of the Bird-Friendly Guidelines.

Instructions and General Notes:

1. The Checklist should be completed for development on private lands only.
2. Applicant to complete the Checklist as part of the first submission for Draft Plan of Subdivision Application. Completed checklist to be included as part of the Architectural Control Guidelines.

		
Bird-Friendly Specification Checklist for Draft Plan of Subdivision Approval		
Checklist to be included as part of the Architectural Control Guidelines		
<input type="checkbox"/>	Applicant proposal applies treatments within 16m from finished grade and/or roof level	
1.0 Building and Lighting (Check all that apply)		
1.1	Bird-Friendly treatment is applied to glass panel area for buildings and railings.	<input type="checkbox"/>
1.2	Visual Markers are high contrast in relation to the background.	<input type="checkbox"/>
1.3	All lighting on private lands is downlit and dark sky compliant. No exterior light spill is permitted outside of the property line.	<input type="checkbox"/>
<input type="checkbox"/>	Applicant proposal omits City recommended bird-friendly measures	
<input type="checkbox"/>	Applicant proposal is exempt from bird-friendly treatment as agreed with City	
Updated June 2026		