

## **Designation of City Limits Business Improvement Area (BIA) North Toronto and North York Centre**

*(City Council on December 14, 15 and 16, 1999, amended this Clause to provide that, as requested in the communication dated December 2, 1999, from the President, Yonge Lawrence Village Business Association (formerly the City Limits Business Association), the Business Improvement Area be named the “Yonge-Lawrence Village Business Improvement Area”, in lieu of the “City Limits Business Improvement Area”.)*

**The Economic Development and Parks Committee recommends the adoption of the following report (November 10, 1999) from the Commissioner of Economic Development, Culture and Tourism:**

Purpose:

To designate a specific area as a Business Improvement Area.

Financial Implications and Impact Statement:

The creation of a new Business Improvement Area has a direct impact on both the Operating and Capital Budgets. During the start up and the first three years of development of a new BIA the impact on the Economic Development, Culture and Tourism Department Operating Budget is approximately \$30,000.00 with respect to materials and staff resources and an additional \$20,000.00 for the Finance Department, for a total financial impact of \$50,000.00. Capital Budgets may also be impacted based on such Business Improvement Area’s priorities as streetscaping and commercial revitalization improvements.

The Chief Financial Officer and Treasurer has reviewed this report and concurs with the financial impact statement.

Recommendations:

It is recommended that:

- (1) a Business Improvement Area be designated on both sides of Yonge Street, to include properties just south of Lawrence Avenue and extending to just north of Yonge Boulevard, as described on Attachment No. 1;
- (2) the City Clerk’s Department be authorized and directed to send out notices of Council’s intention to pass a by-law designating Yonge Street as a Business Improvement Area, in accordance with Section 220 of the Municipal Act, R.S.O. 1990 c.M.45, as amended;

- (3) the Commissioner of Works and Emergency Services be requested to prepare a legal description of the area as described on Attachment No. 1 and to submit this description to the City Solicitor;
- (4) subject to the City Clerk reporting favourably on the results of the poll, referred to in Recommendation No. 2 and upon receipt of the legal description prepared by the Commissioner of Works and Emergency Services, the City Solicitor be directed to prepare a by-law designating a Business Improvement Area on both sides of Yonge Street, to include properties just south of Lawrence Avenue and extending to just north of Yonge Boulevard, as per Attachment No. 1, in accordance with Section 220 of the Municipal Act; and
- (5) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Background:

In a letter dated September 21, 1999, Attachment No. 2, the President of the City Limits Business Association has requested that the City proceed with designation of the area, as described on Attachment No. 1 as a Business Improvement Area.

Comments:

According to the President of the City Limits Business Association, its members are requesting that the City forego a poll of businesses and commercial property owners and proceed directly with designating the area as a Business Improvement Area. The process for starting a Business Improvement Area has several options, one of which may include a poll but is not a mandatory requirement under the Municipal Act. As mentioned in the letter of September 21, 1999, the Association has undertaken significant consultation beginning in 1997 with flyers, information sessions and presentations, including a public meeting on May 12, 1999 (Attachment No. 3). At this meeting businesses and commercial property owners heard presentations from Economic Development Staff, local Council representatives and Mr. Alex Ling, Chairperson, Bloor West Village Business Improvement Area and President of the Toronto Association of Business Improvement Areas (TABIA).

Following this extensive consultation, the members are now anxious to move ahead with a Business Improvement Area for the purposes of promoting and improving their business district. It is, therefore, recommended that this request to form a Business Improvement Area proceed expeditiously with a City Clerk's Notice of Intention to Designate the area as a Business Improvement Area as required by Section 220 of the Municipal Act.

Contact:

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Insert Table/Map No. 1  
Proposed BIA - North Toronto – 1 of 4 Maps

Insert Table/Map No. 2  
Proposed BIA - North Toronto – 2 of 4 Maps

Insert Table/Map No. 3  
Proposed BIA - North Toronto –3 of 4 Maps

Insert Table/Map No. 4  
Proposed BIA - North Toronto – 4 of 4 Maps

Insert Table/Map No. 5  
Proposed BIA - North Toronto- Attachment 2

Insert Table/Map No. 6



*(City Council on December 14, 15 and 16, 1999, had before it, during consideration of the foregoing Clause, a communication (December 2, 1999) from Ms. Lillian W. Annison, President, Yonge Lawrence Village Business Association, addressed to Councillor Michael Walker, North Toronto, advising that the Association wishes to change the name on their application to form a Business Improvement Area from “City Limits Business Association” to “Yonge Lawrence Village Business Association”.)*