

THE CITY OF TORONTO

City Clerk's Division

Minutes of The East York Community Council

Meeting No. 10

Tuesday, September 14, 1999

The East York Community Council met on Tuesday, September 14, 1999, in the True Davidson Council Chamber, East York Civic Centre, East York, commencing at 9:35 a.m.

Members Present:

Councillor Jane Pitfield, Chair
Councillor Case Ootes
Councillor Michael Prue

The Chair, on behalf of the East York Community Council, expressed condolences to Councillor Prue on the recent passing of his brother, Mr. Derek Prue.

Confirmation of Minutes.

On motion by Councillor Ootes, the Minutes of the Meeting of the East York Community Council held on July 15, 1999, were confirmed.

10.1 Harmonized Residential Water Service Connection Repair Program.

The East York Community Council had before it a report (June 22, 1999) from the Commissioner of Works and Emergency Services, reporting on a strategy to upgrade the private portions of residential water service connections at no cost to homeowners; advising that the cost to the City to upgrade the private portions of residential water service connections in conjunction with the Residential Water Service Connection Repair Program within the street allowance is estimated to be approximately \$10.6 million annually; and recommending that this report be received for information.

On motion by Councillor Ootes, the East York Community Council received the aforementioned report.

(Clause No. 11(a), Report No. 9)

**10.2 Garbage Storage in Laneway
Behind Bayview Avenue.**

The East York Community Council had before it a report (July 14, 1999) from the Program Manager, Healthy Environments - East Region, reporting on inspections conducted by a Public Health Inspector of the laneway behind Bayview Avenue between Millwood Road and Parkhurst Boulevard; and advising that officials will monitor the situation to ensure compliance with the Food Premises Regulation.

On motion by Councillor Ootes, the East York Community Council received the aforementioned report.

(Clause No. 11(b), Report No. 9)

**10.3 Drain Grant Appeal Regarding
71 Rivercourt Boulevard.**

The East York Community Council had before it the following communications:

- (i) (August 10, 1999) from Councillor Michael Prue, forwarding a letter dated July 1, 1999, from Mr. Mark G. Champion, East York, with respect to his application for a drain grant and appealing the decision of staff of Works and Emergency Services; and
- (ii) (September 9, 1999) from the Manager, Operations and Maintenance, District 1, Water and Wastewater.

Mr. M. Champion, East York, appeared before the East York Community Council in connection with the foregoing matter.

On motion by Councillor Prue, the East York Community Council referred the aforementioned communications to the Administration Committee, with the recommendation that a drain grant be awarded to Mr. and Mrs. M. Champion, 71 Rivercourt Boulevard, in the amount of \$1,500.00.

(Administration Committee; c. Commissioner of Works and Emergency Services; Mr. and Mrs. M. Champion, East York; Councillor Michael Prue - September 20, 1999)

(Clause No.11(c), Report No. 9)

**10.4 Request for Exemption to East York By-law
No. 81-89 Regulating the Heights of Fences at
1028 Greenwood Avenue.**

The East York Community Council had before it a report (July 21, 1999) from the East District Manager, Municipal Standards, reporting on a request for an exemption to East York By-law No. 81-89, being a by-law to regulate the height and description of lawful fences, at 1028 Greenwood Avenue, as submitted by Mr. Roger Hart, East York; concluding that the variance requested is minor; and recommending that the request for exemption be approved.

Mr. Roger Hart, East York, appeared before the East York Community Council in connection with the foregoing matter.

On motion by Councillor Prue, the East York
Community Council recommended to Council the
adoption of the aforementioned report.

(Clause No. 1, Report No. 9)

**10.5 Further Report on Proposed Use of
Funds Generated from Cash-in-Lieu
of Parkland Dedication.**

The East York Community Council had before it a communication (August 6, 1999) from the City Clerk, forwarding, for information, Clause No. 1 contained in Report No. 2 of The Planning and Transportation Committee, headed "Further Report on Proposed Use of Funds Generated From Cash-in-Lieu of Parkland Dedication" which was adopted, as amended, by the Council of the City of Toronto at its meeting held on July 27, 28, 29 and 30, 1999.

On motion by Councillor Prue, the East York
Community Council received the aforementioned
report.

(Clause No. 11(d), Report No. 9)

**10.6 Naming of the Parkette at the Corner
of Pape Avenue and Mortimer Avenue.**

The East York Community Council had before it the following communications:

East York Community Council Minutes
Tuesday, September 14, 1999

- (i) (August 31, 1999) from Councillor Jane Pitfield, regarding the naming of the parkette at the corner of Pape Avenue and Mortimer Avenue; and
- (ii) (August 25, 1999) from Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee, advising that the issue of naming the parkette located at the corner of Pape Avenue and Mortimer Avenue was discussed at the August 24, 1999 meeting of the East York Local Architectural Conservation Advisory Committee; and recommending that this new site be named the Agnes Macphail Parkette.

On motion by Councillor Prue, the East York Community Council referred the aforementioned communications to the Commissioner of Economic Development, Culture and Tourism with a request that he submit a report thereon to the East York Community Council, such report to include a list of appropriate names for consideration by the Community Council including the name Agnes Macphail.

(Commissioner of Economic Development, Culture and Tourism: Attention Ms. Beth Hanna, Acting Director, Culture, Arts and Heritage; c. Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee; Councillor Jane Pitfield - September 20, 1999)

(Clause No. 11(e), Report No. 9)

**10.7 Local Architectural Conservation Advisory
Committee Membership.**

The East York Community Council had before it a communication (August 31, 1999) from Councillor Jane Pitfield, forwarding correspondence from Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee, informing the East York Community Council of members of East York L.A.C.A.C. who wish to remain as members of this panel.

On motion by Councillor Prue, the East York Community Council referred the aforementioned communication to the Commissioner of Economic Development, Culture and Tourism for his consideration.

(Commissioner of Economic Development, Culture and Tourism:

Attention Ms. Beth Hanna, Acting Director, Culture, Arts and Heritage; c. Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee; Councillor Jane Pitfield - September 20, 1999)

(Clause No. 11(f), Report No. 9)

10.8 Naming of Streets, Parks and Buildings in East York.

The East York Community Council had before it the following communications:

- (i) (August 31, 1999) from Councillor Jane Pitfield, requesting that a process be established for the naming of streets in the East York Community; and forwarding correspondence received from Mr. Justin Van Dette, East York; and
- (ii) (September 9, 1999) from Mr. John Papadakis, East York, recommending that a street or park be named after the former Mayors David Johnson and Michael Prue, respectively.

The following persons appeared before the Community Council in connection with the foregoing matter:

- Mr. Justin Van Dette, East York;
- Ms. Donna-Lynn McCallum, East York, and submitted a written brief in respect thereto;
- Mr. John Parker, East York; and
- Mr. Roy Fardell, East York.

On motion by Councillor Prue, as amended by Councillor Ootes, the East York Community Council:

- (1) received the aforementioned communications;
- (2) requested the East York Local Architectural Conservation Advisory Committee, the East York Historical Society, and other stakeholder groups to:
 - (a) include the name of Mr. David Johnson in their list of candidates when considering names for streets and parks in the O'Connor/Northline

development;

- (b) submit a report to the East York Community Council, no later than the end of the year, such report to identify other possible locations which could be named after prominent citizens, including, but not limited to: parks, buildings, streets, and schools;

Councillor Pitfield appointed Councillor Prue Acting Chair, and vacated the Chair.

On motion by Councillor Pitfield, the East York Community Council:

- (3) requested the East York Local Architectural Conservation Advisory Committee to ensure that former Mayors of East York are considered first as names for streets, parks, buildings; and
- (4) directed that the City Surveyor be notified of the Community Council's action in this regard.

Councillor Pitfield resumed the Chair.

(Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee; c. Commissioner of Economic Development, Culture and Tourism: Attention Ms. Beth Hanna, Acting Director, Culture, Arts and Heritage; City Surveyor; Interested Parties; Councillor Jane Pitfield - September 20, 1999)

(Clause No. 11(g), Report No. 9)

10.9 Site Plan Control Approvals.

The East York Community Council had before it a report (August 10, 1999) from the Director of Community Planning, East District, advising the East York Community Council of site plan approvals granted by the Director of Community Planning, East District; and recommending that this report be received for information.

On motion by Councillor Prue, the East York Community Council received the aforementioned report.

(Clause No. 11(h), Report No. 9)

10.10 New Applications Received.

The East York Community Council had before it a report (August 17, 1999) from the Director of Community Planning, East District, advising the East York Community Council of new applications that have been received within the last 30 days; and recommending that this report be received for information.

On motion by Councillor Ootes, the East York Community Council received the aforementioned report.

(Clause No. 11(i), Report No. 9)

10.11 Request for Direction on Minor Variance Appeals.

The East York Community Council had before it a report (July 20, 1999) from the Director of Community Planning, East District, seeking direction from Council regarding appeals of the Committee of Adjustment decisions regarding Variance Application A65/99EY at 34 Cadorna Avenue and Variance Application A28/99EY at 264 Monarch Park Avenue; and recommending that Council authorize staff from the Planning Division and the Legal Division to attend the Ontario Municipal Board Hearing regarding the appeal of the East York Committee of Adjustment's decision regarding the application for minor variances at 264 Monarch Park Avenue.

On motion by Councillor Prue, the East York Community Council recommended to Council the adoption of the aforementioned report.

(Clause No. 2, Report No. 9)

10.12 Parking Concerns on Marlow Avenue.

The East York Community Council had before it a report (August 20, 1999) from the Director, Transportation Services, District 1, reporting on the proposed installation of a

East York Community Council Minutes
Tuesday, September 14, 1999

disabled parking space at 87 Marlow Avenue; advising that the funds to undertake the installation of the disabled parking space in the estimated amount of \$500.00 are contained in the Transportation Services Division's 1999 Current Budget; and recommending that:

- (1) Schedule "E" of By-law No. 34-93, entitled "To provide for disabled person parking permit holders", as amended, be further amended to implement a disabled parking space on the east side of Marlow Avenue during the months of January, February, March, April, June, August, October and December, from a point 90.3 metres south of Mortimer Avenue to a point 95.8 metres south of Mortimer Avenue, and on the west side of Marlow Avenue during the months of May, July, September and November from a point 90.3 metres south of Mortimer Avenue to a point 95.8 metres south of Mortimer Avenue;
- (2) this disabled parking space be removed when Mr. William Smyth no longer resides at 87 Marlow Avenue; and

- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Ootes, the East York Community Council recommended to Council the adoption of the aforementioned report.

(Clause No. 3, Report No. 9)

10.13 Traffic Poll Results: Poll Conducted on Westview Boulevard between Dohme Avenue and St. Clair Avenue.

The East York Community Council had before it a report (August 25, 1999) from the City Clerk, advising the East York Community Council of the results of a traffic poll that was conducted on Westview Boulevard between Dohme Avenue and St. Clair Avenue in connection with the installation of an all-way stop control at the intersection of Gardens Crescent and Westview Boulevard; advising that the proposed changes can be accommodated from within the existing Operating Budget.

The following persons appeared before the East York Community Council in connection with the foregoing matter:

- Mr. James Duffy, East York; and
- Mr. George Hopcraft, Topham Park Homeowners' Association, East York.

On motion by Councillor Prue, the East York Community Council recommended to Council:

- (1) the installation of an all-way stop control at the intersection of Gardens Crescent and Westview Boulevard;
- (2) that the appropriate City officials be authorized and directed to take the necessary action to give effect to the foregoing, including the introduction of the necessary Bill in Council; and
- (3) requested the Manager, Traffic Operations, East District, to continue to liaise with residents of the area and consider any other ways to slow traffic on Westview Boulevard.

(Clause No. 4, Report No. 9)

**10.14 Traffic Poll Results: Poll Conducted on
Fairside Avenue between Mortimer Avenue
and Barker Avenue.**

The East York Community Council had before it a report (August 25, 1999) from the City Clerk, advising the East York Community Council of the results of a traffic poll conducted on Fairside Avenue between Mortimer Avenue and Barker Avenue regarding the implementation of extending the hours of the existing "No Parking" restrictions on Fairside Avenue between Barker Avenue to 7:00 a.m. to 11:00 a.m. and 2:00 p.m. to 6:00 p.m.; and the implementation of alternate-side parking on Fairside Avenue to provide for a "No Parking Anytime" restriction on the west side of Fairside Avenue from November to April and alternate-side parking from May to October on a month by month basis; and advising that the proposed changes can be accommodated from within the existing Operating Budget.

On motion by Councillor Prue, the East York Community Council recommended to Council:

- (1) implementation of alternate-side parking on Fairside Avenue to provide for a "No Parking Anytime" restriction on the west side of Fairside Avenue from November to April and alternate-side parking from May to October on a month by month basis; and
- (2) that the appropriate City officials be authorized and directed to take the necessary action to give effect to the foregoing, including the introduction of the necessary Bill in Council.

(Clause No. 5, Report No. 9)

**10.15 Renaming of Treasure Island Parkette to
"Joshua Cronkwright Parkette".**

The East York Community Council had before it the following communications:

- (i) (August 4, 1999) from Councillor Case Ootes, proposing that the Treasure Island Parkette located on Dawes Road, be renamed "Joshua Cronkwright Parkette", in

East York Community Council Minutes
Tuesday, September 14, 1999

memory of Joshua Cronkwright; and forwarding letters of support from members of the community and Joshua's classmates; and

- (ii) (July 23, 1999) from Mr. John Carter, Chair, East York Local Architectural Conservation Advisory Committee, supporting the proposed renaming of Treasure Island Parkette to "Joshua Cronkwright Parkette".

The following persons appeared before the East York Community Council in connection with the foregoing matter:

- Ms. Annette Frigault, East York;
- Mr. David Cronkwright; East York and
- Ms. Dale Burden, East York.

The East York Community Council noted that the proposal to rename the parkette meets the criteria for renaming parks outlined in Clause No. 1 of Report No. 6 of The Community and Neighbourhood Services Committee, headed "Proposed Policy for Renaming of Parks", which was adopted, as amended, by the Council of the City of Toronto at its meeting held on July 8, 9 and 10, 1999.

On motion by Councillor Ootes, the East York Community Council unanimously recommended to Council that:

- (1) Treasure Island Parkette, located at 502 Dawes Road, be renamed "Joshua Cronkwright Parkette" in honour of Joshua Cronkwright who, at such a young age, contributed a great deal to the community of East York;
- (2) a dedication ceremony take place, at a convenient time and date to Joshua's family, in the spring of 2000;
- (3) an appropriate plaque be placed on the site to commemorate Joshua's life and contribution to the community of East York; and
- (4) the appropriate City officials be authorized and directed to take the appropriate action to give effect to the foregoing, including the introduction of the necessary Bill in Council, if required.

(Clause No. 6, Report No. 9)

**10.16 Application to Amend Zoning By-law
No. 6752 regarding 153 Torrens Avenue.**

At this point in the proceedings, the East York Community Council held a Statutory Public Meeting in accordance with Sections 17 and 30 of the *Planning Act*, with respect to an Application to Amend Zoning By-law No. 6752 regarding 153 Torrens Avenue.

The East York Community Council had before it a report (July 21, 1999) from the Director of Community Planning, East District, reporting on an application to amend Zoning By-law No. 6752 to permit one pair of semi-detached dwellings at 153 Torrens Avenue; advising that the developer will assume the costs associated with this development; and recommending that the East York Community Council:

- (1) approve the application by M.J. Design Consultants to permit one pair of semi-detached dwellings at 153 Torrens Avenue, with site-specific zoning exceptions to allow side yard setbacks of 0.6 metres on the exterior sides of the dwellings and a 0 metre setback between the dwellings; and
- (2) enact a Zoning By-law Amendment in the form attached.

No one appeared before the East York Community Council in connection with this matter.

On motion by Councillor Ootes, the East York Community Council based on the findings of fact and conclusions, recommended to Council the adoption of the aforementioned report.

(Clause No. 7, Report No. 9)

**10.17 New Practices for the Review of
Development Applications.**

The East York Community Council had before it a communication (July 19, 1999) from the City Clerk, addressed to the Community Councils, advising that the Planning and Transportation Committee, at its meeting on July 12, 1999, referred the attached report, dated June 25, 1999, from the Commissioner of Urban Planning and Development Services, proposing new practices for the review of development applications and for the delivery of City Planning services across the City, to the Community Councils for review and comment to the Planning and Transportation Committee for its meeting scheduled to be held on October 4, 1999.

The East York Community Council also had before it the following communications:

East York Community Council Minutes
Tuesday, September 14, 1999

- (i) (August 25, 1999) from the Administrator, Planning and Transportation Committee, forwarding a report (July 30, 1999) from Councillor John Filion, Ward 10, providing suggested amendments to the Planning process with respect to the new practices for the review of development applications; and
- (ii) (September 1, 1999) from Mr. Jim Murphy, Director of Government Relations, Greater Toronto Home Builders' Association, advising that the Association supports, in principle, the report (June 25, 1999) from the Commissioner of Urban Planning and Development Services; expressing specific concerns; and providing further suggestions for improvement.

Ms. Carol Burtin-Fripp, on behalf of the Leaside Property Owners' Association, East York; appeared before the East York Community Council in connection with the foregoing matter and submitted a written brief with respect thereto.

The Director, Community Planning, East District, gave an overhead slide presentation with respect to the proposed new practices for the delivery of planning services.

Councillor Pitfield appointed Councillor Prue Acting Chair, and vacated the Chair.

Councillor Pitfield moved:

- (A) that the following suggestions contained in the communication (July 30, 1999) from Councillor Filion be adopted, viz:
 - (a) that staff be requested to report on:
 - (i) how the size of the notification area could be related to the area of impact of the proposed development: CARRIED;
 - (ii) and that any costs associated with an expanded circulation area be paid for by the applicant: LOST;
 - (b) that preliminary evaluation reports not include staff comments which might prejudice the final staff recommendations which are made following formal and informal community input: LOST;
- (B) that Recommendation 3(ii) of the report (June 25) from the Commissioner of Urban Planning and Development Services be deleted: CARRIED.

Councillor Pitfield resumed the Chair.

East York Community Council Minutes
Tuesday, September 14, 1999

Councillor Prue moved:

- (C) that the foregoing motion (B) by Councillor Pitfield be reopened: CARRIED.

The vote with respect to the foregoing motion (B) by Councillor Pitfield was again taken and the motion was LOST.

Councillor Ootes moved:

- (D) that the foregoing report (June 25, 1999) from the Commissioner of Urban Planning and Development Services, be adopted, as amended: LOST.

At this point in the proceedings, Councillor Prue moved:

- (E) that, rather than taking no position on this matter, the Community Council advise the Planning and Transportation Committee that East York needs to have a better understanding of the Planning policy and how much the community will continue to be involved in the Planning Process; and that the matter be held until such time as the report with respect to the organizational structure of the Committee of Adjustment is considered.

The Administrator advised that the report could go forward to the Planning and Transportation Committee without recommendation.

Councillor Ootes, on a point of order, stated that the foregoing motion (E) by Councillor Prue was not in order.

The Administrator advised that a motion to defer should be taken before the amendments and the main motion.

Councillor Ootes challenged the Chair in that Councillor Prue's motion was out of order.

The Administrator suggested that the motion was out of order.

The Chair ruled that the motion by Councillor Prue was in order.

Upon the question of upholding the ruling of the Chair, it was CARRIED on the following division of votes:

FOR: Prue, Pitfield
AGAINST: Ootes.

East York Community Council Minutes
Tuesday, September 14, 1999

Councillor Prue moved that the East York Community Council recommend to the Planning and Transportation Committee that consideration of this matter be deferred until such time as the report from the Commissioner of Urban Planning and Development Services with respect to the organizational structure of the new Committee of Adjustment is considered; which was CARRIED on the following division of votes:

FOR: Prue, Pitfield
AGAINST: Ootes.

(Planning and Transportation Committee; c. Acting Commissioner of Urban Planning and Development Services; Ms. Carol Burtin-Fripp, East York; Interested Parties - September 20, 1999)

(Clause No. 11(j), Report No. 9)

10.18 Proposed Road Classification System.

The East York Community Council had before it a communication (July 14, 1999) from the City Clerk, advising that the Works Committee on July 14, 1999, referred the attached report, dated June 29, 1999, from the Commissioner of Works and Emergency Services respecting the consolidation of the various road classification systems inherited from the amalgamated municipalities into a single, consistent system, and the clarification of the respective roles and responsibilities of Community Councils and various Standing Committees with respect to traffic operations policies in the context of the new classification system, to the Community Councils for consideration and requested that their comments be submitted to the Works Committee for consideration at its meeting on November 3, 1999.

Ms. Rhona Swarbrick, Toronto, appeared before the East York Community Council in connection with the foregoing matter and submitted a written brief with respect thereto.

Councillor Pitfield appointed Councillor Ootes Acting Chair, and vacated the Chair.

On motion by Councillor Prue, the East York Community Council:

- (1) received the report (June 29, 1999) from the Commissioner of Works and Emergency Services; and

- (2) requested the Commissioner of Works and Emergency Services to submit a report to the East York Community Council with respect to:
 - (a) the issue of McRae Drive as it evolves from a minor road to a collector road; and
 - (b) the concerns raised by Ms. Swarbrick in her deputation.

Councillor Pitfield resumed the Chair.

(Planning and Transportation Committee; c. Acting Commissioner of Urban Planning and Development Services; Ms. Carol Burtin-Fripp, East York; Interested Parties - September 20, 1999)

(Clause No. 11(k), Report No. 9)

10.19 Application for Official Plan and Zoning By-law Amendments regarding 41-63 Halsey Avenue.

At this point in the proceedings, the East York Community Council held a statutory public meeting in accordance with Section 17, Section 22 and Section 34 of the *Planning Act*, and appropriate notice of this meeting was given in accordance with the *Planning Act*, and the regulations thereunder.

The East York Community Council had before it a report (August 9, 1999) from the Director of Community Planning, East District, reporting on an application for Official Plan and Zoning By-law Amendments to permit the development of 41-63 Halsey Avenue with seven pairs of semi-detached houses; advising that the costs associated with this development will be assumed by the developer; and recommending that City Council:

- (1) approve the application by 655924 Ontario Limited, to amend East York's Official Plan and Zoning By-law No. 6752 for 41-63 Halsey Avenue by:
 - (a) adopting the attached Official Plan Amendment which redesignates the above lands "Low Density Residential",
 - (b) enacting the attached Zoning By-law Amendment, which rezones these lands from Residential Site Specific R3A.1 to Residential Site Specific R2A.38 zoning and which sets out specific development standards intended to facilitate the development of 7 pairs of semi-detached dwellings,

substantially in the form attached; and

- (c) authorizing the City Solicitor to make such minor changes to the Official Plan and Zoning By-law Amendments as may be required to implement Council's direction.

The East York Community Council also had before it a communication (August 24, 1999) from Ms. Mary E. Plese, East York, outlining her concerns with respect to the aforementioned development.

Mr. Bernard Rash, on behalf of the applicant, addressed the East York Community Council with respect to this development.

The following persons appeared before the East York Community Council in connection with the foregoing matter:

- Mr. William Keeble, East York, and expressed concerns with respect to parking, traffic, water and sewage capacities, and advised he has no objections to the proposed development;
- Mr. Mike Rezakis, East York, and suggested that parking be prohibited on one side of Halsey Avenue; and
- Mr. Ed Koschuk, East York, and expressed concerns with respect to parking on Halsey Avenue.

On motion by Councillor Prue, the East York Community Council, based on the findings of fact and conclusions, recommended to Council the adoption of the report (August 9, 1999) from the Director of Community Planning, East District.

(Clause No. 8, Report No. 9)

**10.20 Application to Amend Zoning By-law No. 1916
Regarding 206 Laird Drive and 186 Parkhurst Boulevard.**

At this point in the proceedings, the East York Community Council held a statutory public meeting in accordance with Section 34 of the *Planning Act*, and appropriate notice of this meeting was given in accordance with the *Planning Act*, and the regulations thereunder.

The East York Community Council had before it a report (July 21, 1999) from the Director of Community Planning, East District, reporting on an application to amend Zoning By-law

East York Community Council Minutes
Tuesday, September 14, 1999

No. 1916 to permit a four storey, mixed-used residential and commercial building at 206 Laird Drive and 186 Parkhurst Boulevard; advising that the developer will assume the costs associated with this development; and recommending that East York Community Council:

- (1) approve the application by LZA Architect to permit a four-storey, mixed use residential and commercial building with 44 residential apartment units and 478 square metres of commercial gross floor area at 206 Laird Drive and 186 Parkhurst Boulevard;
- (2) enact a Zoning By-law Amendment in the form attached.

The East York Community Council also had before it a communication (August 23, 1999) from Mr. Sal Crimi, Invar (Equities) Limited, North York, expressing their concerns with respect to the application made by LZA Architects for the property at 206 Laird Drive and 186 Parkhurst Boulevard.

Mr. Hal Lippert, Architect, representing the applicant, gave a presentation with respect to the proposed development.

The following persons appeared before the East York Community Council in connection with the foregoing matter:

- Mr. Tom Donaghy, East York, on behalf of residents of Vanderhoof Avenue, opposing the proposed development and expressing concerns with respect to: the proportion of the proposed development relative to neighbouring properties, shadowing on neighbouring properties; the increase in the size of the development since the community meeting in April, 1999; noise from the roof-top mechanical room; traffic; lack of information prior to this meeting;
- Ms. Sharon Manchee, East York, opposing the proposed development and expressing concerns with respect to: setbacks on Parkhurst; possibility of having access to parking from Laird Drive; lack of information prior to this meeting; traffic; difficulty in making left hand turns from Parkhurst Boulevard onto Laird Drive;
- Ms. Kathleen Slater, East York, opposing the proposed development and expressing concerns with respect to potential loss of privacy and light; inappropriateness of this development; traffic on Laird Drive; parking on Vanderhoof Avenue; and noise from the roof-top mechanical room;
- Mr. Chris Kelly, East York, opposing the proposed development and expressing concerns with respect to: shadowing on neighbouring properties; lack of privacy due to balconies from the development looking over the backyards of homes on Vanderhoof Avenue; noise from roof-top mechanical room; parking; proposed development is too dense for the footprint;

East York Community Council Minutes
Tuesday, September 14, 1999

- Mr. Richard Phillips, East York, opposing the proposed development and expressing concerns with respect to parking issues and advising he supports the comments of the former deputants;
- Ms. Leasa Knechtel, East York, opposing the proposed development and expressing concerns with respect to parking and traffic;
- Ms. Agnes Vermes, President, Leaside Property Owners' Association, East York, concurring with views expressed by previous deputants and expressing concerns with respect to: massing; overview of building onto neighbouring properties; proposed green space is unusable; set-backs; there should be trees around the building for privacy; lack of green space; the proposed development with jut-out; roof-top garden should be redesigned utilizing new landscaping technologies and privacy screens; mechanical room should be sound-proofed; there should be an additional elevator;
- Ms. Cheryl Bannier, East York, in opposition to the proposed development and expressing concerns with respect to traffic; children's safety; insufficient set-backs of building; noise from mechanical room;
- Mr. Patrick Rocca, Leaside Property Owners' Association, East York, in opposition to the proposed development and expressing concerns with respect to: set-backs; noise from the mechanical room; and traffic;
- Ms. Wendy LeBlanc, Caldwell Bankers, East York, in support of the proposed development; and
- Ms. Sue Strohbeck, East York, opposing the proposed development and expressing concerns with respect to traffic; noise; loss of light.

Councillor Prue moved that the report (July 21, 1999) from the Director of Community Planning, East District, be adopted.

Councillor Ootes moved, in amendment, that Recommendation No. (1) of the report (July 21, 1999) from the Director of Community Planning, East District, be amended to provide that the East York Zoning By-law No. 1916 be amended to permit a three-storey mixed use residential and commercial building with an appropriate number of residential apartment units, which was CARRIED.

In summary, the action of the East York Community Council is, therefore, as follows:

The East York Community Council based on the

findings of fact and conclusions, recommended that Council:

- (1) approve the application by LZA Architect, as amended, to amend East York Zoning By-law No. 1916 to permit a three-storey, mixed use residential and commercial building with an appropriate number of residential apartment units and 478 square metres of commercial gross floor area at 206 Laird Drive and 186 Parkhurst Boulevard;
- (2) enact a Zoning By-law Amendment in accordance with Recommendation No. (1) and otherwise substantially in the form attached to the report of the Director of Community Planning, East District, dated July 21, 1999; and
- (3) not give any further notice respecting the Zoning By-law Amendment.

(Clause No. 9, Report No. 9)

10.21 Amendment to East York Zoning By-law No. 6752 to Update Uses Permitted in Commercial Areas in the Former Township of East York.

At this point in the proceeding the East York Community Council held a statutory public meeting in accordance with Section 34 of the *Planning Act*, and appropriate notice of this meeting was given in accordance with the *Planning Act*, and the regulations thereunder.

The East York Community Council had before it a report (August 23, 1999) from the Director of Community Planning, East District, responding to a request from the East York Community Council to standardize and update the uses permitted in commercial areas; advising that there are no financial implications; and recommending that City Council:

- (a) approve amendments to Zoning By-law No. 6752 to standardize and update uses in "C" and "CA" Zones in accordance with the By-law attached to this report: and
- (b) authorize the City Solicitor to make such minor changes to the Zoning By-law Amendment as may be required to implement Council's direction.

No one appeared before the East York Community Council in connection with this matter.

On motion by Councillor Prue, the East York Community Council, based on the findings of fact and conclusions, recommended to Council the adoption of the aforementioned report.

(Clause No. 10, Report No. 9)

**10.22 Request for Traffic Poll
Leroy Avenue.**

The East York Community Council had before it a communication (September 2, 1999) from Councillor Prue, forwarding a petition from 11 residents of Leroy Avenue between Mortimer and Memorial Park Avenues, respecting street permit parking and requesting that a traffic poll be conducted.

On motion by Councillor Prue, the East York Community Council referred the aforementioned communication to the City Clerk with a request that she conduct a formal poll with respect thereto.

(City Clerk, Attention: Ms. Janette McCusker; c. Councillor Michael Prue; Interested Parties - September 20, 1999)

(Clause No. 11(l), Report No. 9)

**10.23 Site Development Progress
4 Thorncliffe Park Drive.**

The East York Community Council had before it a report (September 8, 1999) from the Manager, Plan Review and Inspections, East District Field Office, providing a progress report on the condition of landscaping and site condition of the property located at 4 Thorncliffe Park Drive; advising that the irrevocable standby Letter of Credit in the amount of \$78,442.00 for parking lot and landscaping requirements required by the Site Plan Agreement has been returned to the owners of the property; further advising that the owners completed the required work prior to the default date of August 26, 1999; and recommending that this report be received for information.

On motion by Councillor Ootes, the East York Community Council received the aforementioned report.

(Interested Parties - September 20, 1999)

(Clause No. 11(m), Report No. 9)

10.24 Canada Day.

The East York Community Council had before it a communication (September 9, 1999) from Mr. Don Duvall, Chairman, East York Canada Day, requesting an opportunity to address the East York Community Council with respect to Canada Day 1999 and seeking guidance in regard to the East York Canada Day 2000 event.

Mr. Don Duvall, Chairman, East York Canada Day, appeared before the East York Community Council in connection with the foregoing matter.

Councillor Pitfield appointed Councillor Prue Acting Chair, and vacated the Chair.

On motion by Councillor Ootes, the East York Community Council referred the aforementioned communication to the Commissioner of Economic Development, Culture and Tourism, with a request that he, in consultation with the Commissioner of Finance and Treasurer, establish a petty cash fund, with appropriate controls and within limits currently established, to allow the Canada Day Committee Chairman, together with the appropriate Parks Division staff as a co-signatory, to authorize the expenditure of funds related to East York Canada Day.

Councillor Pitfield resumed the Chair.

(Commissioner of Economic Development, Culture and Tourism;
c. Commissioner of Finance and Treasurer; Ms. Janet Ellis, Manager,
South Region, Parks and Recreation; Mr. Don Duvall, Chairman,
East York Canada Day - September 20, 1999)

(Clause No. 11(n), Report No. 9)

10.25 Committee of Adjustment

The East York Community Council had before it a communication (September 8, 1999) from Mr. Brian R.C. Athey, Chair, East York Committee of Adjustment, requesting an

opportunity to address the East York Community Council with respect to the Committee of Adjustment.

Mr. Brian R.C. Athey, Chair, East York Committee of Adjustment, appeared before the East York Community Council in connection with the foregoing.

On motion by Councillor Ootes, the East York Community Council:

- (1) received the aforementioned communication;
- (2) directed the Clerk to schedule the forthcoming report from the Planning and Transportation Committee with respect to the proposed organizational structure for the new Committee of Adjustment as a deputation item in the evening at the next Community Council meeting; and

On motion by Councillor Prue:

- (3) requested the Commissioner of Urban Planning and Development Services to submit a report to the East York Community Council with respect to the impact of basement garages in neighbourhood streets.

(Mr. Brian R. C. Athey, Chair, East York Committee of Adjustment;
Acting Commissioner of Urban Planning and Development Services
- September 20, 1999)

(Clause No. 11(o), Report No. 9)

**10.26 Traffic Poll Results: Poll Conducted on
Frater Avenue between Woodmount Avenue
And Woodbine Avenue.**

The East York Community Council had before it a report (September 8, 1999) from the City Clerk, advising the East York Community Council on the results of a traffic poll that was conducted with the extension of the hours of alternate side overnight permit parking from between 11:00 p.m. to 5:00 a.m. to between 7:00 p.m. and 5:00 a.m.; advising that the proposed changes can be accommodated from within the existing Operating Budget; and recommending that the report be received for information.

East York Community Council Minutes
Tuesday, September 14, 1999

On motion by Councillor Prue, the East York Community Council received the aforementioned report.

(Clause No. 11(p), Report No. 9)

**10.27 Proposed Removal of Boundary
Identification Signs.**

Ms. Donna-Lynn McCallum, East York, appeared before the East York Community Council with respect to the proposed removal of boundary identification signs for the former Borough of East York which was previously considered by the Works Committee.

Members of the East York Community Council agreed to consider recommending that the old East York signs not be removed until new community signs are installed in their place when this matter is before City Council.

**10.28 Conduct of Members of
Standing Committees.**

Ms. Donna-Lynn McCallum, East York, appeared before the East York Community Council with respect to the conduct of Members of Standing Committees while deputations are heard and submitted a written brief with respect thereto.

On motion by Councillor Prue, the East York Community Council referred the foregoing matter to the Chair, with the request that she submit a communication to the City Clerk requesting her to convey to the Chairs of the Standing Committees the concerns outlined in Ms. McCallum's deputation.

(Councillor Jane Pitfield; c. Ms. Donna-Lynn McCallum, East York -
September 20, 1999)

**10.29 Replacement of Signs for the
Duncan Little Parkette.**

Mr. Justin Van Dette, East York, appeared before the East York Community Council requesting that the sign for the Duncan Little Parkette be replaced.

On motion by Councillor Prue, the East York Community Council referred the matter to the Commissioner of Works and Emergency Services with a request that he submit a report thereon to the East York Community Council.

(Commissioner of Works and Emergency Services; c. Mr. Justin Van
Dette, East York - September 20, 1999)

East York Community Council Minutes
Tuesday, September 14, 1999

The East York Community Council recessed at the following times:

recessed: 11:35 a.m.
resumed: 2:05 p.m.
recessed: 5:00 p.m.
resumed: 7:05 p.m.

The East York Community Council adjourned its meeting at 10:20 p.m.

Chair