
**SCARBOROUGH COMMUNITY COUNCIL
AGENDA
MEETING 10**

Date of Meeting: November 16, 2004
Time: 9:30 a.m.
Location: Council Chamber
Scarborough Civic Centre
150 Borough Drive
Toronto, Ontario

Enquiry: Margaret O'Neil
Committee Administrator
416-396-7288
oneil@toronto.ca

Under the *Municipal Act, 2001*, the Scarborough Community Council must adopt a motion to meet in camera (privately) and the reason must be given.

Declarations of Interest under the *Municipal Conflict of Interest Act*

Confirmation of Minutes – October 12, 2004

Deputations/Presentations – A complete list will be distributed at the meeting.

2:00 p.m. - Items 17 to 20, inclusive

Communications/Reports:

1. Parking Concerns on North Bonnington Avenue between St. Clair Avenue East and Dunlop Avenue (Ward 36 – Scarborough Southwest)

(Deferred from September 14, 2004)

Report (August 18, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) the parking regulation, as identified in Appendix 1 of this report, be rescinded;
- (2) the parking regulation, as identified in Appendix 2 of this report, be enacted; and

(3) the appropriate by-laws be amended accordingly.

**2. Proposed Minor Street Stop Signs in the Wexford Community
(Ward 37 – Scarborough Centre)**

Report (October 20, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) the changes, additions and deletions to the various traffic by-laws in the attached Appendices regarding minor stop signs be adopted; and
- (2) the appropriate by-laws be amended accordingly.

3. Proposed Installation of Traffic Control Signals – Birchmount Road and Ashtonbee Road (Ward 37 – Scarborough Centre)

Report (October 20, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) traffic control signals be installed at the intersection of Birchmount Road and Ashtonbee Road; and
- (2) the appropriate City Officials be requested to take whatever action is necessary to given effect to the foregoing, including the introduction in Council of any bills that may be required.

4. Environmental Assessment – Closure of Marilyn Avenue between Reidmount Avenue and the GO Transit Right-of-Way (Ward 39 – Scarborough Agincourt)

Report (October 29, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) authority be given to commence the necessary Municipal Class Environmental Assessment in order to determine the feasibility of stopping up and closing portions of Marilyn Avenue between Reidmount Avenue and the GO Transit Right-of-Way; and

- (2) the appropriate City officials be authorized to take whatever action is necessary to give effect thereto.

5. Proposed Installation of Traffic Control Signals on Morningside Avenue at both the intersections of Staines Road and Neilson Road/Nightstar Road (Ward 42 – Scarborough Rouge River)

Report (October 29, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) traffic control signals be approved at the intersection of Morningside Avenue and Staines Road;
- (2) traffic control signals be approved at the intersection of Morningside Avenue and Neilson Road/Nightstar Road;
- (3) all costs associated with the installation of these two traffic control signals be borne by the Morningside Heights Landowners Group; and
- (4) the appropriate City Officials be requested to take whatever action is necessary to give effect to the foregoing, including the introduction in Council of any bills that may be required.

6. Dedication and Naming of City-owned Lands to form part of Progress Avenue (Ward 42 – Scarborough Rouge River)

Report (October 29, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) the Lands, shown as Part 1 on Sketch No. PS-2004-158 and legally described as Part 14 on Plan 64R-9797, Part 18 on Plan 64R-9923, Part 1 on Plan 64R-12141, and Parts 1, 5, 6 and 9 on Plan 64R-14725 be dedicated and named for public highway purposes, to form part of Progress Avenue; and
- (2) the appropriate City officials be authorized to take whatever action is necessary to give effect thereto, including the introduction in Council of any Bills that might be necessary.

7. Proposed On-Street Disabled Parking in Front of Numbers 10 and 12 Red River Crescent (Ward 44 – Scarborough East)

Report (October 25, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) the parking regulations at numbers 10 and 12 Red River Crescent, as identified in Appendix 1 of this report, be adopted; and
- (2) the appropriate by-law be amended accordingly.

8. Dedication and Naming of the 0.3 metre wide reserve strip to form part of Manse Road (Ward 44 – Scarborough East)

Report (October 29, 2004) from the Director, Transportation Services, East District.

Recommendations:

It is recommended that:

- (1) the Reserve, shown as Part 2 on Plan 66R-21380, (Part 1 on attached Sketch PS-2004-149) be dedicated and named for public highway purposes, to form part of Manse Road; and
- (2) the appropriate City officials be authorized to take whatever action is necessary to give effect thereto, including the introduction in Council of any Bills that might be necessary.

9. Request for approval of Variances from the Scarborough Sign By-law No. 22980, as amended, for one ground sign at 1280 Markham Road (Ward 38 – Scarborough Centre)

Report (November 3, 2004) from the Director of Building and Deputy Chief Building Official.

Recommendations:

It is recommended that the request for variances be approved for the reasons outlined in this report.

10. Request for Approval of Variances from the Scarborough Sign By-law No. 22980, as amended, for one Ground Sign at 6758 Kingston Road (Ward 44 – Scarborough East)

(Deferred from October 12, 2004)

Report (September 28, 2004) from the Director of Building and Deputy Chief Building Official.

Recommendations:

It is recommended that the request for variances be refused for the reasons outlined in this report.

11. Request for Approval of Variances from the Scarborough Sign By-law No. 22980, as amended, for one Ground Sign at 7431 Kingston Road (Ward 44 – Scarborough East)

Report (November 3, 2004) from the Director of Building and Deputy Chief Building Official.

Recommendations:

It is recommended that the request for variances be refused for the reasons outlined in this report.

12. Assumption of Services – Monarch Construction Limited – Subdivision Application No. 55T-84013 (R) – Phase II – Registered Plan of Subdivision 66M-2283 – South Side of Steeles Avenue East, West of Brimley Road (Ward 41 – Scarborough Rouge River)

Report (October 29, 2004) from the City Solicitor.

Recommendations:

It is recommended that:

- (1) the services installed for Registered Plan 66M-2283 be assumed and that the City formally assume the roads within the Plan of Subdivision;
- (2) the Legal Services Division be authorized to release the performance guarantee; and
- (3) the City Clerk and Treasurer be authorized to sign any release or other documentation necessary to give effect thereto.

13. Assumption of Services – Monarch Construction Limited – Subdivision Application No. 55T-84013 Phase III – Registered Plan of Subdivision 66M-2294 – South Side of Steeles Avenue East, West of Brimley Road (Ward 41 – Scarborough Rouge River)

Report (October 29, 2004) from the City Solicitor.

Recommendations:

It is recommended that:

- (1) the services installed for Registered Plan 66M-2294 be assumed and that the City formally assume the road within the Plan of Subdivision;
- (2) the Legal Services Division be authorized to release the performance guarantee; and
- (3) the City Clerk and Treasurer be authorized to sign any release or other documentation necessary to give effect thereto.

14. Inventory of Unused School Sites in the East District

Report (November 2, 2004) from the Acting Director, Community Planning, East District, responding to a request for information by Scarborough Community Council on school sites that have been deemed surplus to requirements by the City's school boards, and recommending that this report be received for information.

15. Preliminary Report – OPA & Rezoning Application 04 175530 ESC 35 OZ – Draft Plan of Subdivision Application 04 175559 ESC 35 SB – Mattamy (Warden) Limited – 725 Warden Avenue – Golden Mile Employment District (Ward 35 – Scarborough Southwest)

Report (November 2, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that:

- (1) staff be directed to schedule a community consultation meeting together with the Ward Councillor;
- (2) notice for the community consultation meeting be given to landowners and tenants within 120 metres of the site;

- (3) notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act, and
- (4) staff be directed to take the appropriate action to address any changes to the Golden Mile Employment District Secondary Plan, and the new Toronto Official Plan, that may be necessary as a result of reconsideration of the policy supporting the southerly extension of Sinnott Road as far as the subject site.

16. Preliminary Report – Rezoning Application 04 164413 ESC 44 OZ – Canadian Tire Real Estate Limited – 6714 and 6736 Kingston Road – Rouge Community (Ward 44 – Scarborough East)

Report (November 2, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that:

- (1) staff be directed to schedule a community consultation meeting together with the Ward Councillor;
- (2) notice for the community consultation meeting be given to landowners and tenants within 120 metres of the site; and
- (3) notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

17. Final Report – Rezoning Application 04 115776 ESC 36 OZ – Trustees of Birchcliff Bluffs United Church of Canada – 96 Highview Avenue and 90 South Woodrow Boulevard – Cliffside Community (Ward 36 – Scarborough Southwest)

(Public Meeting under the *Planning Act* – 2:00 p.m.)

Report (November 1, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) amend the Zoning By-law for the Cliffside Community substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 4;

- (2) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required; and
- (3) direct Planning staff to bring forward an amendment to the Site Plan Control By-law No. 21319 to remove 90 South Woodrow Boulevard from Site Plan Control, when the Consent is final and binding.

17(a). Communication (October 29, 2004) from David and Angelia Balfour.

18. Final Report – City-initiated 04 137543 EPS 36 TM – Community Improvement Plan for Kingston Road from west of Danforth Avenue to Midland Avenue – Cliffside Community (Ward 36 – Scarborough Southwest)

(Public Meeting under the *Planning Act* – 2:00 p.m.)

Report (November 2, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) adopt a Community Improvement Plan for Kingston Road just west of Danforth Avenue to Midland Avenue substantially as set out in Attachment 2 of this report;
- (2) direct the City Solicitor to introduce the necessary Bills in Council to give effect to the foregoing;
- (3) authorize the City Solicitor to make such stylistic and technical changes to the draft by-law attached to this report as may be required; and
- (4) authorize and direct the appropriate City staff to undertake the steps necessary to implement Recommendation (1) including, but not limited to, obtaining the necessary approvals from the Minister of Municipal Affairs and Housing.

19. Final Report – Rezoning Application 00 036160 ESC 44 OZ – 605867 Ontario Inc. – Michael S. Manett Planning Services – 305 Port Union Road – Centennial Community (Ward 44 – Scarborough East)

(Public Meeting under the *Planning Act* – 2:00 p.m.)

Report (November 2, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) amend the Township of Pickering Zoning By-law No. 1978 and the Centennial Community Zoning By-law No. 12077 substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 6;
- (2) amend the Site Plan Control By-law No. 21319 to include a portion of the subject lands as a Site Plan Control Area, substantially in accordance with the draft By-law attached as Attachment No. 7;
- (3) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment and Site Plan Control By-law as may be required; and
- (4) direct that, prior to introducing the necessary Bills to City Council for enactment, resolution by the Ministry of the Environment regarding an area resident's concerns on the City Council approved Port Union Class Environmental Assessment (EA) be obtained and that the Official Plan Amendment regarding the Port Union Road right-of-way has been adopted.

20. Final Report – City-initiated Official Plan Amendment 04 166754 ESC 44 OZ – Modifications to the Right-of-way for Port Union Road, Lawrence Avenue to Kingston Road – Centennial Community (Ward 44 – Scarborough East)

(Public Meeting under the *Planning Act* – 2:00 p.m.)

Report (October 20, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) direct the City Solicitor to request the Ontario Municipal Board to modify the Official Plan for the City of Toronto, Map 3 substantially in accordance with Attachment 1;
- (2) amend the Official Plan, Schedule “C”, for the former City of Scarborough substantially in accordance with the draft Official Plan Amendment included in Attachment No. 2;
- (3) amend the Official Plan for the former Municipality of Metropolitan Toronto, Map 7, substantially in accordance with the draft Official Plan Amendment included in Attachment No. 2;

- (4) authorize the City Solicitor to make such stylistic and technical changes to the modifications and draft Official Plan Amendments as may be required; and
- (5) introduce the necessary Bills to City Council for enactment and forward the request for modifications to the Ontario Municipal Board, upon approval of the Environmental Study Report for Port Union Road.



**SCARBOROUGH COMMUNITY COUNCIL
SUPPLEMENTARY AGENDA
MEETING 10**

Date of Meeting: November 16, 2004
Time: 9:30 a.m.
Location: Meeting Hall
Scarborough Civic Centre

Enquiry: Margaret O'Neil
Administrator
396-7288
oneil@toronto.ca

20(a). Communication (November 9, 2004) from Hugh Fyffe, Corridor Management Technician, Corridor Management Office, Ministry of Transportation, informing the City that ministry permits are required prior to any construction above or below being undertaken; within 46m of a provincial highway property or within a 396m radius of the intersection of a provincial highway and a crossing road.

NEW ITEMS

21. Surplus Land Declaration and Proposed Closing of a Portion of Wynnview Court and the Un-named Road Allowance Adjacent to 2 Wynnview Court (Ward 36 – Scarborough Southwest)

Joint Report (October 29, 2004) from the Commissioner of Works and Emergency Services and Commissioner of Corporate Services.

Recommendations:

It is recommended that:

- (1) subject to compliance with the requirements of the *Municipal Act, 2001*, and following Council's approval of a sale of the Road, the Road be permanently closed as a public highway;

- (2) following Council's approval of a sale of the Road, notice be given to the public of a proposed by-law to permanently close the Road, in accordance with the requirements of Chapter 162 of the City of Toronto Municipal Code and the Scarborough Community Council hear any member of the public who wishes to speak to this matter;
- (3) following the closure of the Road, easements be granted to any affected utility companies for any existing utilities plant located in the Road or, with the consent of the said utility companies, the utilities plant be relocated, adjusted or abandoned, at the sole cost of the purchaser(s) of the Road, with such costs to be determined by the appropriate utility companies;
- (4) the Road be declared surplus to the City's requirements and the Commissioner of Corporate Services be authorized to invite an offer to purchase Parts 1 and 2 on Sketch No. PS-2004-020 from the owner of 10 Wynnview Court, to invite an offer to purchase Parts 3 and 4 on said Sketch from the owner of 8 Wynnview Court, to invite an offer to purchase Part 5 on said Sketch from the owner of 6 Wynnview Court, and to invite the Toronto and Region Conservation Authority ("TRCA") to submit an offer to exchange the portion of the Road shown as Part 6 on said Sketch for the lands owned by the TRCA shown as Part 7 on said Sketch;
- (5) all steps necessary to comply with Chapter 213 of the City of Toronto Municipal Code be taken; and
- (6) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills necessary to give effect thereto.

22. Proposed "No Stopping" Regulation on Markham Road North of Nugget Avenue (Ward 41 – Scarborough Rouge River)

Report (November 5, 2004) from the Director, Transportation Services, East District.

Recommendation:

It is recommended that:

- (1) the parking regulations identified in Appendix 1 of this report be adopted; and
- (2) the appropriate by-laws be amended accordingly.

23. Request for Approval of Variances from the Scarborough Sign By-law No. 22980, as amended, for One Ground Sign at 5631 Steeles Avenue East (Ward 41 – Scarborough Rouge River)

Report (November 5, 2004) from the Director of Building and Deputy Chief Building Official.

Recommendations:

It is recommended that the requested variances be refused for the reasons outlined in this report.

24. Status Report and Request for Direction – City-Initiated W1996 0052 - Scarborough Transportation Corridor Land Use Study Phase 3 – Lifetime Homes - Chilocco Building Corporation (formerly Lifetime Homes) - Knob Hill Employment District (Ward 36 – Scarborough Southwest)

Report (November 10, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) endorse staff's position that it would be premature to consider changes to the designation or zoning of the lands owned by Chilocco in the absence of any development applications by Chilocco, and;
- (2) direct the City Solicitor to make representation at the Ontario Municipal Board in support of Official Plan Amendment 1126 to the Scarborough Official Plan and Zoning By-laws numbers 842-2004, 843-2004, and 844-2004 for the lands within the STC Phase 3 Land Use Study area.

25. Final Report – Site Plan Control Application 03 035259 ESC 40 SA – 1554177 Ontario Limited – Holt/Architect – 170 Ellesmere Road – Maryvale Community (Ward 40 – Scarborough Agincourt)

Report (November 10, 2004) from the Acting Director, Community Planning, East District.

Recommendations:

It is recommended that City Council:

- (1) approve the proposed 354 square metre, motor vehicle sales and repair facility at 170 Ellesmere Road as generally indicated on the drawings illustrated by Attachments 1 and 2, subject to the conditions of approval as listed in Attachment 5;
- (2) direct the City Solicitor to prepare any necessary site plan agreement(s); and
- (3) authorize the Acting Director of Community Planning to execute the agreement.