

Consolidated Clause in Etobicoke York Community Council Report 9, which was considered by City Council on December 5, 6 and 7, 2005.

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**Proposed Installation of Traffic Control Signals - Weston Road  
and Cardell Avenue/Private Access (Loblaws Supermarket)  
(Ward 11 - York South-Weston)**

*City Council on December 5, 6 and 7, 2005, adopted this Clause without amendment.*

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**The Etobicoke York Community Council recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (October 20, 2005) from the Director, Transportation Services, Etobicoke York District.**

Purpose:

To obtain approval for the installation of traffic control signals on Weston Road at Cardell Avenue, as part of a proposed supermarket development on the east side of Weston Road.

Financial Implications:

All costs associated with the installation of traffic control signals at Weston Road and Cardell Avenue will be the responsibility of the developer, Loblaws Properties Limited.

Recommendations:

It is recommended that:

- (1) traffic control signals be installed at the intersection of Weston Road and Cardell Avenue/Private Access;
- (2) 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 that may be required.

Background:

Transportation Services staff was requested to provide comments on the feasibility of installing traffic control signals at Weston Road at Cardell Avenue, a proposed site for a supermarket.

Comments:

Weston Road is a major north-south six-lane major arterial roadway. Weston Road, in this vicinity, has five through lanes and a shared two-way left turn lane (three lanes in the northbound direction and two lanes in the southbound direction) with a posted speed limit of 50 km/h. The shared left turn lane is used mainly by motorists travelling in the northbound direction to turn into the residential streets and retail facilities on the west side of Weston Road. Toronto Transit Commission (TTC) bus service is provided on this section of Weston Road.

There are two signalized intersections along this section of roadway. The first signal is located at the intersection of Highway 401 Eastbound off-ramp and Weston Road. The southbound approach to this intersection has one exclusive left turn lane that allows motorists to turn directly into the Crossroads Power Centre. The second signal is located at Oak Street and Weston Road, which also has an exclusive left turn lane from the southbound approach. The approximate spacing between these two signals is 450 metres.

Cardell Avenue is a two-way east-west local roadway that connects to Weston Road from the west side. The posted speed limit for this street is 40 km/h. Cardell Avenue is located approximately between the two signalized intersections along the Weston Road corridor at the Highway 401 off-ramp and at Oak Street. Currently, this intersection is controlled with a stop sign at Weston Road for eastbound motorists on Cardell Avenue. Parking is allowed on both sides of Cardell Avenue.

Cardell Avenue also connects to FairGlen Crescent that provides access to Weston Road. This is also a local residential street with a posted speed limit of 40 km/h.

The lands on the east side of Weston Road in the vicinity of Cardell Avenue are currently being developed. The development agreement for these lands requires the developers to undertake a number of road and traffic improvements on Weston Road, one of which is the installation of traffic control signals at the intersection of Weston Road and Cardell Avenue approximately 230 metres north of Oak Street.

By providing a traffic control signal at Cardell Avenue which is roughly equidistant between the two current signalized intersections north and south of Cardell Avenue, significant pressure will be alleviated from the two existing signalized intersections. Motorists will no longer need to circulate through the Crossroads Power Centre via the off-ramp signal to access the supermarket. The new signal will provide an alternative option for customers travelling from the south and allow those travelling from the north to enter directly into the supermarket's parking area.

As a condition of approval, the owner is required to pay all costs associated with the installation of traffic control signals at the intersection of Weston Road and Cardell Avenue and related pavement markings and traffic islands along this stretch of roadway. This includes a one-time lump sum Certified Cheque payment of \$30,000.00 for future maintenance of signals and signage, and a Letter of Credit in the amount of \$109,500.00 to cover costs.

At this time, the installation of traffic control signals is not warranted at Weston Road and Cardell Avenue. The warrants are expected to be met when the developer completes construction on a parking facility and the supermarket becomes fully operational. The new parking facility will accommodate 903 parking spaces. The improvements made to the access from/to the development, will make it suitable for the installation of traffic control signals.

Conclusion:

The proposed traffic control signals at the intersection of Weston Road and Cardell Avenue will improve the pedestrian and vehicular crossing environment once the development on the east side of Weston Road has been completed.

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(Attachment 1, referred to in this report, was forwarded to all Members of the Etobicoke York Community Council with the agenda for its meeting on November 15, 2005, and a copy is on file in the City Clerk's Office, Etobicoke Civic Centre.)