

**ETOBICOKE YORK COMMUNITY COUNCIL  
AGENDA  
MEETING 4**

**Date of Meeting:** May 9, 2006

**Time:** 9:30 a.m.

**Location:** Council Chambers  
Etobicoke Civic Centre  
399 The West Mall  
Toronto, Ontario

**Enquiry:** Glenda Jagai

**Committee Administrator**

**416-394-2516**

**etcc@toronto.ca**

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**If the Etobicoke York Community Council wishes to meet in-camera (privately) a motion must be made to do so, and the reason given (*Municipal Act, 2001*).**

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

**Confirmation of Minutes – April 4, 2006**

**Speakers/Presentations – A complete list will be distributed at the meeting:**

9:30 a.m.	Items 2 and 3	2:00 p.m.	Item 11
		2:30 p.m.	Item 12
10:00 a.m.	Item 5	3:00 p.m.	Item 13
10:30 a.m.	Item 6	3:30 p.m.	Item 14
11:00 a.m.	Item 7	4:00 p.m.	Item 15
11:30 a.m.	Item 8	4:30 p.m.	Item 16
12:00 noon	Items 9 and 10	5:00 p.m.	Item 17

**Communications/Reports:**

**1. Request for Endorsement of Events for Liquor Licensing Purposes  
(Ward 17 – Davenport)**

Communication (April 6, 2006) from Councillor Palacio – Colombian Independence Day, Saturday, July 22<sup>nd</sup> and Sunday, July 23<sup>rd</sup>, 2006, between the hours of 1:00 p.m. to 11:00 p.m. at Earlscourt Park.

- 2. Draft By-law Naming of Proposed Public Street as Birdstone Crescent; Naming of Private Lane as Brickworks Lane; Renaming of Portion of Keele Street – Weston Road and St. Clair Avenue West as Weston Road  
(Ward 11 – York South-Weston)**

**(Public Meeting under the *Municipal Act* – 9:30 a.m.)**

Draft by-law from the City Solicitor naming the proposed public street “Birdstone Crescent”, the proposed private lane “Brickworks Lane” and renaming the portion of Keele Street connecting St. Clair Avenue West and Weston Road, to “Weston Road”.

(Ref. Clause 37 in Report 1, of the Toronto West Community Council, which was adopted, without amendment, by City Council on January 27, 28 and 29, 2004.)

- 3. Draft By-law to Rename the Public Highway East Avenue as “Grieves Avenue” (Ward 17 – Davenport)**

**(Public Meeting under the *Municipal Act* – 9:30 a.m., or shortly thereafter)**

Draft by-law from the City Solicitor to rename the public highway East Avenue as “Grieves Avenue”

(Ref. Consolidated Clause 39 of the Etobicoke York Community Council Report 3, which was adopted, without amendment, by City Council on April 12, 13 and 14, 2005.)

- 4. THIS ITEM HAS BEEN WITHDRAWN FROM THE AGENDA**

- 5. Application for an Exemption to Toronto Municipal Code, Chapter 447, Fences 50 Bonnyview Drive (Ward 5 – Etobicoke-Lakeshore)**

**(Postponed from April 4, 2006)**

**(Speakers – 10:00 a.m.)**

Report (April 25, 2006) from the District Manager, Municipal Licensing and Standards, providing information on the tennis court fence located at 48 Bonnyview Drive to determine whether the height of the fence is in compliance with the Fence By-law and if not whether an Order to remove the fence can be issued.

Recommendation:

It is recommended that this report be received to assist Council in consideration of the fence exemption request of 50 Bonnyview Drive.

- 5(a).** Report (March 15, 2006) from the District Manager, Municipal Licensing and Standards, regarding an application by the owner of 50 Bonnyview Drive, requesting an exemption to the Toronto Municipal Code, Chapter 447, Fences, to maintain a board on board wood fence with lattice work attached to the top, to a height of 2.36 metres (7 feet 9 inches) at the south boundary of the property.

Recommendation:

It is recommended that the request for the exemption be refused based on non-compliance with the requirements set out in the Chapter.

**6. Application for an Exemption to Toronto Municipal Code, Chapter 447, Fences  
124 Glenholme Avenue (Ward 17 – Davenport)**

**(Postponed from April 4, 2006)**

**(Speakers – 10:30 a.m.)**

Report (April 24, 2006) from the District Manager, Municipal Licensing and Standards, providing further information on an application for Fence Exemption submitted by the owner of 124 Glenholme Avenue to maintain an existing 2.31 metre high wooden board on board fence with lattice work attached at the top, under Chapter 447 of the Toronto Municipal Code, Fences, on the south side of 124 Glenholme Avenue.

Recommendations:

It is recommended that the request for the Fence Exemption be refused on the basis that:

- (a) the fence is not in compliance with the requirements set out in the said Chapter; and
  - (b) the applicant does not possess sole ownership of the entire fence, as part of it is located on the property at 122 Glenholme Avenue, and the owner of the latter has raised objection to the application.
- 6(a).** Report (February 9, 2006) from the District Manager, Municipal Licensing and Standards, regarding an application by the owner of 124 Glenholme Avenue, to request an exemption to the Toronto Municipal Code, Chapter 447, Fences, to maintain a wooden board on board fence with lattice work attached at the top of the fence to a height of 2.31 metres (7 feet, 7 inches) on the south boundary of the property at the rear of the yard.

Recommendation:

It is recommended that the request for the exemption be refused based on non-compliance with the requirements set out in the Chapter.

**6(b).** Communication (April 3, 2006) from Joe Giuliana.

**7. Front Yard Parking – Request for an Exemption to the Former City of Toronto Municipal Code – 94 Morningside Avenue (Ward 13 – Parkdale-High Park)**

**(Postponed from April 4, 2006)**

**(Speakers – 11:00 a.m.)**

Report (March 10, 2006) from the Director, Transportation Services, Etobicoke York District regarding an application for front yard parking at 94 Morningside Avenue.

Recommendation:

It is recommended that Etobicoke York Community Council refuse this application.

**8. Front Yard Parking – Request for an Exemption to the Former City of Toronto Municipal Code – 54 Runnymede Road (Ward 13 – Parkdale-High Park)**

**(Postponed from April 4, 2006)**

**(Speakers – 11:30 a.m.)**

Report (March 10, 2006) from the Director, Transportation Services, Etobicoke York District regarding an application for front yard parking at 54 Runnymede Road.

Recommendation:

It is recommended that Etobicoke York Community Council refuse this application.

**9. Application for an Exemption to Toronto Municipal Code, Chapter 447, Fences 2 Kenridge Avenue (Ward 5 – Etobicoke-Lakeshore)**

**(Speakers – 12:00 noon)**

Report (April 13, 2006) from the District Manager, Municipal Licensing and Standards, regarding an application by the owner of 2 Kenridge Avenue, requesting an exemption to

the Toronto Municipal Code, Chapter 447, Fences, to maintain a close boarded wooden fence with lattice work attached at the top of the fence to a height of 1.83 metres (6.0 feet) within the south flankage boundary of the property, as well as within the street allowance.

Recommendation:

It is recommended that the request for the exemption be refused based on non-compliance with the requirements set out in this Chapter.

**10. Application to Maintain a Close Boarded Wooden Fence with Lattice Work on Top with the Street Allowance – 2 Kenridge Avenue (Ward 5 – Etobicoke-Lakeshore)**

**(Speakers – 12:00 noon - see above Item 9)**

Report (April 13, 2006) from the District Manager, Municipal Licensing and Standards, regarding an application by the owner of 2 Kenridge Avenue, to lease 28.65 square metres of Municipal Boulevard flankage, on Kenridge Avenue for the purpose of maintaining a newly constructed wooden closed board fence with lattice work attached at the top.

Recommendations:

It is recommended that the application for an Encroachment Agreement be refused based on the height of the fence constructed to 1.83 metres (6.0 feet) within the flankage yard of the property, and within the road allowance bordering the flankage yard which does not comply with the height requirements set out in the City of Toronto Municipal Code, Chapter 447, Fences, and Works and Emergency Services policy.

Should Council decide to issue the Encroachment Agreement, the following recommendations are made:

- (1) the owner obtain an exemption from the Municipal Code, Chapter 447, Fences, in regard to the violation of the height of the fence, or in the alternative, the owner reduce the height of the fence to comply with the requirements of the By-law;
- (2) enter into an Encroachment Agreement with the City of Toronto;
- (3) pay an annual fee to the City of Toronto for use of the road allowance in the amount of \$11.00 per square metre. Fees are subject to change;
- (4) provide a Certificate of Insurance evidencing a third party injury and property damage insurance in an amount of Two Million Dollars (\$2,000,000.00), or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy; and

- (5) should the owner elect to sell this property, the Encroachment shall be removed, or buyer shall be made aware of the Encroachment Agreement.

**11. Harmonized Site Plan Control By-law Request for Further Direction**

**(Speakers – 2:00 p.m.)**

Communication (May 1, 2006) from the City Clerk, advising that City Council on April 25, 2006, adopted Clause 4 of Report 2 of the Planning and Transportation Committee headed, “Harmonized Site Plan Control By-law – Request for Further Direction”, and in so doing directed that copy of the report (February 26, 2006) from the Chief Planner and Executive Director, City Planning, contained in the clause, be circulated to all Community Councils for review and comment.

**12. Application for an Exemption to Toronto Municipal Code, Chapter 447, Fences 53 Tenth Street (Ward 6 – Etobicoke-Lakeshore)**

**(Speaker: 2:30 p.m.)**

Report (April 20, 2006) from the District Manager, Municipal Licensing and Standards regarding an application submitted by the owner of 53 Tenth Street, to request an exemption to the Toronto Municipal Code, Chapter 447, Fences, to maintain a board on board wood fence with lattice work attached to the top, to a height of 2.46 metres (8 feet) at the north boundary of 53 Tenth Street.

Recommendation:

It is recommended that the request for the exemption be refused based on non-compliance with the requirements set out in the Chapter.

**13. Request to Remove One City-Owned Tree - 1217 Islington Avenue (Ward 5 – Etobicoke-Lakeshore)**

**(Speakers – 3:00 p.m.)**

Report (April 14, 2006) from the General Manager, Parks, Forestry and Recreation, regarding a request for permission to remove one City-owned tree situated on the City road allowance adjacent to the 1217 Islington Avenue.

Recommendations:

It is recommended that:

- (1) the request for the removal of one City-owned tree at 1217 Islington Avenue be denied; and
- (2) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**14. Request for Approval of Variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code – 2280 Islington Avenue (Ward 2 – Etobicoke North)**

**(Speakers – 3:30 p.m.)**

Report (April 24, 2006) from the Director of Building and Deputy Chief Building Official to review and make recommendation on a request by Sid Catalano, with Pattison Outdoor, for 1009222 Ontario Inc., for approval of variance from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to permit a Third Party Illuminated Roof Sign having 2 sign faces at 2280 Islington Avenue.

Recommendation:

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

**15. Request for Approval of Variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code – 3379 Bloor Street West (Ward 5 – Etobicoke-Lakeshore)**

**(Speakers – 4:00 p.m.)**

Report (March 13, 2006) from the Director of Building and Deputy Chief Building Official, regarding a request by Sid Catalano, of Pattison Outdoor, for UGO IV Inc., for approval of variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to permit for Two Illuminated Third party Roof Signs at 3379 Bloor Street West.

Recommendation:

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

**16. Status Report – Rezoning Application – Applicant: Grace Restoration (International) Ministries – 1736 Weston Road (Ward 11 – York South-Weston)**

**(Speakers: 4:30 p.m.)**

Report (April 25, 2006) from the Director, Community Planning, Etobicoke York District, providing a status update on the subject rezoning application to permit a place of worship use at 1736 Weston Road and to seek direction from City Council regarding a request from the applicant to modify a condition of approval as it relates to parking for the proposal.

Recommendation:

It is recommended that City Council refuse the applicant’s proposal to revise the approved conditions to permit introduction of the Bill to rezone 1736 Weston Road to permit a Place of Worship on a temporary basis for a period not to exceed one year.

**17. Refusal Report – Rezoning Application; Plan of Subdivision Applicant: Franco Romano, Action Planning Consultants 144-156 Rowntree Mill Road (Ward 7 – York West)**

**(Speakers: 5:00 p.m.)**

Report (April 25, 2006) from the Director, Community Planning, Etobicoke York District, recommending refusal of a rezoning application and a draft plan of subdivision application to facilitate the construction of a new public road and three single detached dwellings and 22 semi-detached dwelling units.

Recommendations:

It is recommended that City Council:

- (1) refuse the Rezoning application 04 203855 WET 07 OZ and Draft Plan of Subdivision application 04 203864 WET 07 SB for 144-156 Rowntree Mill Road;
- (2) request the Director of Community Planning, Etobicoke York District to report back on rezoning the City owned parcel within Rowntree Mills Park from “R3” to “G”; and
- (3) direct the City Solicitor and appropriate City staff to attend, if necessary, the Ontario Municipal Board, to support City Council’s decision to refuse the rezoning and subdivision applications, as currently proposed.



- 17(a).** Communication (April 26, 2006) from Franco Romano, Principal, Action Planning Consultants, requesting that this matter be deferred in order to allow the applicant an opportunity to canvas and address the issues, including matters identified earlier in a meeting with the Toronto and Region Conservation Authority.

**18. Payment-in-Lieu of Parking – 750 Oakdale Road  
(Ward 7 – York West)**

**(Postponed from April 4, 2006)**

Report (March 10, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) Council exempt the applicant at 750 Oakdale Road from the North York Zoning By-law parking requirement of three parking stalls, subject to a \$7,500.00 payment-in-lieu of parking;
- (2) the applicant enter into a payment-in-lieu of parking agreement with the municipality, to the satisfaction of the City Solicitor; and
- (3) 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.

**19. Front Yard Parking Survey Results – 449 Annette Street  
(Ward 13 – Parkdale-High Park)**

**(Postponed from April 4, 2006)**

Report (March 10, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that Etobicoke York Community Council approve the application for front yard parking at 449 Annette Street, subject to:

- (1) the front yard parking pad providing a minimum width of 2.6 metres and a minimum length of 5.5 metres;
- (2) the applicant paving the front yard parking area with semi-permeable materials, such as ecostone pavers, interlocking pavers, or an equivalent paving treatment that is acceptable to the General Manager, Transportation Services Division;
- (3) the applicant paying all applicable fees and complying with all other criteria described in Chapter 400, Traffic and Parking, of the former City of Toronto Municipal Code;
- (4) cancelling the existing on-street parking permit issued to this property following construction of the front yard parking pad; and
- (5) the applicant satisfies these conditions at no expense to the municipality.

**20. Poll Results - Prohibiting Southbound Right Turns on Windermere Avenue at Rambert Crescent; and Prohibiting Eastbound Left Turns on Morningside Avenue at Rambert Crescent (Ward 13 – Parkdale-High Park)**

**(Postponed from April 4, 2006)**

Report (March 16, 2006) from the City Clerk to provide the results of a resident poll to determine support for prohibiting southbound right turns on Windermere Avenue at Rambert Crescent and prohibiting eastbound left turns on Morningside Avenue at Rambert Crescent.

Recommendation:

It is recommended that a southbound right turn prohibition not be introduced on Windermere Avenue at Rambert Crescent and that an eastbound left turn prohibition not be introduced on Morningside Avenue at Rambert Crescent, since the poll results did not meet the 50% criteria.

**21. Final Report – Part Lot Control Exemption Application  
Applicant: Marlene DiGiuseppe, Gemini Urban Design (Eringate) Corp.  
120 Eringate Drive (Ward 3 – Etobicoke Centre)**

Report (April 24, 2006) from the Director, Community Planning, Etobicoke York District, to consider an application by Gemini Urban Design (Eringate) Corp. for approval to lift Part Lot Control for a proposed common element condominium with common roads, sidewalks, visitor parking and walkways, thereby allowing the creation of separate lots for the 45 residential units on lands municipally known as 120 Eringate Drive.

Recommendations:

It is recommended that:

- (1) the Owner of the subject lands be requested to first register a Section 118 Restriction under the *Land Titles Act* to the satisfaction of the City Solicitor, agreeing not to convey or mortgage any part of the lands without the prior consent of the Chief Planner or his designate;
- (2) a Part-Lot Exemption By-law, with respect to the subject lands, then be enacted by City Council, such by-law to expire two years after it has been enacted and to be prepared to the satisfaction of the City Solicitor; and
- (3) the Owner be requested to provide confirmation of payment of any outstanding taxes to the satisfaction of the Revenue Services Division, Finance Department.

**22. Preliminary Report – Official Plan & Zoning Code Amendment Application**  
**Applicant: Imperial Oil Limited; Architect: Imperial Oil Limited**  
**6 Aldgate Avenue (Ward 5 – Etobicoke-Lakeshore)**

Report (April 25, 2006) from the Director, Etobicoke York District, providing preliminary information on the above-noted application, and to seek Community Council's directions on further processing of the application and on the community consultation process.

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 residents 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*.

**23. Preliminary Report – Zoning Code Amendment Application**  
**Applicant: Wajid Mansuri c/o Sun Oil Company Limited**  
**Architect: J. & B Engineering Inc. – 613 Evans Avenue**  
**(Ward 6 – Etobicoke-Lakeshore)**

Report (April 25, 2006) from the Director, Etobicoke York District, providing preliminary information on the above-noted application, and to seek Community Council's directions on further processing of the application and on the community consultation process.

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 residents 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*.

**24. Proposed 40 km/h Speed Limit on Markland Drive and Mill Road,  
south of Bloor Street West (Ward 3 – Etobicoke Centre)**

Report (April 12, 2006) from the Director Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) the speed limit on Markland Drive, on the section south of Bloor Street West between the east and west intersections of Bloor Street West, be reduced from 50 km/h to 40 km/h as the requirements of the 40 km/h Speed Limit Warrant are achieved;
- (2) the speed limit on Mill Road, between Bloor Street West and the south intersection of Markland Drive, be reduced from 50 km/h to 40 km/h as the requirements of the 40 km/h Speed Limit Warrant are achieved; and

- (3) 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.

**25. Reduction of the Speed Limit from 50 km/h to 40 km/h on roads in the Community to the southwest of the intersection of Islington Avenue and Bywood Drive (Ward 4 – Etobicoke Centre)**

Report (March 23, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) the 40 km/h speed limit on Cedarland Drive between Rathburn Road and Bywood Drive be rescinded;
- (2) the speed limit on Cedarland Drive, Golfcrest Road, Perry Crescent and Orrell Avenue be reduced from 50 km/h to 40 km/h as the requirements of the 40 km/h Speed Limit Warrant are achieved; and
- (3) 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.

**26. Proposed Parking Prohibitions on Robin Hood Road east of Chestnut Hills Parkway (Ward 4 – Etobicoke Centre)**

Report (April 11, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) parking be prohibited anytime on the north side of Robin Hood Road from Chestnut Hills Parkway to a point 50.0 metres east of Chestnut Hills Parkway;
- (2) parking be prohibited anytime on the south side of Robin Hood Road from Chestnut Hills Parkway to a point 37.0 metres east of Chestnut Hills Parkway;
- (3) parking be prohibited between 9:00 a.m. and 8:00 p.m. on the south side of Robin Hood Road from a point 37.0 metres east of Chestnut Hills Parkway to a point 60.0 metres east of Chestnut Hills Parkway; and,

- (4) 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.

**27. Disabled Loading Zone; Starview Drive (Ward 7 – York West)**

Report (April 11, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) Schedule F of By-law 31770, of the former City of North York be amended to remove a Disabled Loading Zone on the east side of Starview Drive, from a point 77.0 metres south of the southern limit of Rockbank Crescent to a point 6.0 metres south thereof; and
- (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.

**28. Proposed Intersection Improvements on Clendenan Avenue and Glendonwynne Road (Ward 13 – Parkdale-High Park)**

Report (March 16, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) a by-law be prepared and public notice be given pursuant to the Municipal Act for the alteration of the intersection of Clendenan Avenue and Glendonwynne Road, as described below:  
  
“alteration of CLENDENAN AVENUE to intersect with Glendonwynne Road, generally as shown on the attached Drawing No. 421F-7955 dated July 2005”;
- (2) a stop sign be installed to regulate westbound right turn traffic from Glendonwynne Road to Clendenan Avenue;
- (3) 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.

**29. Installation/Removal of On-Street Parking Spaces for Persons with Disabilities (Ward 13 – Parkdale-High Park) and (Ward 17 – Davenport)**

Report (April 25, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) an on-street parking space for persons with disabilities be established on Appleton Avenue, east side, between a point 36.5 metres north of St. Clair Avenue West and a point 5.5 metres further north;
- (2) an on-street parking space for persons with disabilities be established on Woodside Avenue, south side, between a point 63.8 metres east of Runnymede Road and a point 5.5 metres further east;
- (3) an on-street parking space for persons with disabilities be established on Davenport Road, south side, between a point 93 metres west of Dufferin Street and a point 5.5 metres further west; and
- (4) 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.

**30. Amendments to Parking Regulations – Davenport Road, north side, between Wiltshire Avenue and a point 44.5 metres further east (Ward 17 – Davenport)**

Report (April 18, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) the parking regulation on the north side of Davenport Road between Wiltshire Avenue and a point 9.0 metres further east thereof be rescinded;
- (2) the parking regulation for a maximum period of three-hours at all times on the north side of Davenport Road, between a point 9.0 metres east of Wiltshire Avenue and a point 35.5 metres further east thereof, be rescinded;

- (3) stopping be prohibited at all times on the north side of Davenport Road, between Wiltshire Avenue and a point 44.5 metres further east thereof; and
- (4) 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.

**31. Amendments to Parking Regulations – Townsley Street, north side, between Old Weston Road and Union Street (Ward 17 – Davenport)**

Report (April 21, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) stopping be prohibited at all times on the north side of Townsley Street, between Old Weston Road and a point 30.5 metres further west and from a point 87.5 metres west of Old Weston Road to Union Street;
- (2) parking be allowed for a maximum period of one-hour from 8:00 a.m. to 6:00 p.m., daily on the north side of Townsley Street, from a point 30.5 metres west of Old Weston Road and a point 57.0 metres further west thereof; and
- (3) 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.

**32. Amendments to Parking Regulations – Union Street, east side, between Turnberry Avenue and Townsley Street (Ward 17 – Davenport)**

Report (April 21, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) stopping be prohibited at all times on the east side of Union Street, between a point 220 metres south of Turnberry Avenue and Townsley Street;



- (2) parking be allowed for a maximum period of one-hour from 8:00 a.m. to 6:00 p.m., daily on the east side of Union Street, between a point 9.0 metres south of Turnberry Avenue and a point 211 metres further south thereof; and
- (3) 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.

**33. Installation of Speed Humps – Alberta Avenue, between St. Clair Avenue West and Davenport Road (Ward 17 – Davenport)**

Report (April 20, 2006) from the Director, Transportation Services, Etobicoke York District.

Recommendations:

It is recommended that:

- (1) appropriate staff be authorized to conduct a poll of eligible householders in English, Italian and Portuguese, on Alberta Avenue, between St. Clair Avenue West and Davenport Road, to determine resident support for the proposed speed hump plan, in accordance with the City of Toronto traffic calming policy; and public notice be given pursuant to the *Municipal Class Environmental Assessment Act* including Notice of Study Commencement to the Ministry of Environment, Fire Services, Emergency Medical Services and Toronto Police Service;
- (2) subject to favourable results of the poll:
  - (i) a by-law be prepared for the alteration of sections of the roadway on Alberta Avenue, between St. Clair Avenue West and Davenport Road, for traffic calming purposes generally as shown on the attached print of Drawing No. 421F-8274, dated March 2006, and circulated to residents through the polling process;
  - (ii) pursuant to the requirements of the *Municipal Class Environmental Assessment Act*, Notice of Completion be issued;
  - (iii) The speed limit be reduced from 40 km/h to 30 km/h on Alberta Avenue, between St. Clair Avenue West and Davenport Road, coincident with the implementation of speed humps; and
- (3) 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.

**34. Request for Approval of Variance from Chapter 215, Signs of the former City of Etobicoke Municipal Code – 600-620 The East Mall (Ward 3 – Etobicoke Centre)**

Report (April 24, 2006) from the Director of Building and Deputy Chief Building Official, regarding a request by Miodrag Minic, with Chance Well Ltd. for the owner Chance Well Ltd., for approval of variance from Chapter 215, Signs, for the former City of Etobicoke Municipal Code to permit two first party non-illuminated fascia signs, one on the east and the other on the west elevations of the mechanical room at the top level of the building at 600-620 The East Mall.

Recommendations:

It is recommended that:

- (1) the request for variance be approved for the reasons outlined in this report; and
- (2) applicant be advised, upon approval of variance, of the requirement to obtain the necessary sign permit; and
- (3) obtain the necessary approval from the Ministry of Transportation of Ontario

**35. Request for Approval of Variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code – 5322 Dundas Street West (Ward 5 – Etobicoke-Lakeshore)**

Report (April 12, 2006) from the Director of Building and Deputy Chief Building Official regarding a request by Stephanie South, A Tec Signs, for Prizsm/Scott's Realty, for approval of variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to permit one Business Identification Ground Sign along the street frontage, one additional Business Identification Fascia Sign at the front elevation and two Illuminated Business Identification Fascia Signs at the side wall of the building at 5322 Dundas Street West.

Recommendations:

It is recommended that:

- (1) the request for variances be approved for the reasons outlined in this report; and
- (2) the applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permits.

**36. Request for Approval of Variance from the former City of North York Sign By-law 30788 – Railway lands located on the west side of Weston Road south of Ormont Drive (Ward 7 – York West)**

Report (April 24, 2006) from the Director of Building and Deputy Chief Building Official regarding a request by Steve Wolowich, with Viacom Outdoor, for Kevin Paul, Manager with Canadian Pacific Railway, for approval of variance from City of North York Sign By-law 30788, as amended to permit a third party, double sided off premise illuminated ground sign that will be located adjacent to an existing third party off premise illuminated ground sign at the above noted location.

Recommendations:

It is recommended that:

- (1) the request for variance be approved for the reasons outlined in this report; and
- (2) the applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit(s).

**37. Request for Approval of Variance from the former City of North York Sign By-law 30788. – Railway lands located off Weston Road north of Finch Avenue West (Ward 7 – York West)**

Report (April 24, 2006) from the Director of Building and Deputy Chief Building Official regarding a request by Mr. Steve Wolowich, with Viacom Outdoor, for Kevin Paul, Manager with Canadian Pacific Railway for approval of variance from Chapter 215, Signs, of the former City of North York Sign By-law 30788, as amended to permit a Third Party, single sided off premise illuminated ground sign that will be located adjacent to an existing third party off premise illuminated ground sign at the above noted location.

Recommendations:

It is recommended that:

- (1) the request for variance be approved for the reasons outlined in this report; and
- (2) the applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit(s).

**38. Request for Approval of Variance from the former City of North York Sign By-law 30788 – Railway lands located on the south side of Sheppard Avenue West, just east of 2300 Sheppard Avenue West (Ward 7 – York West)**

Report (April 24, 2006) from the Director of Building and Deputy Chief Building Official regarding a request by Mr. Steve Wolowich, with Viacom Outdoor, for Kevin Paul, Manager with Canadian Pacific Railway for approval of variance from City of North York Sign By-law 30788, as amended to permit a third party, single sided off premise illuminated ground sign that will be located adjacent to an existing third party off premise illuminated ground sign at the above noted location.

Recommendations:

It is recommended that:

- (1) the request for variances be approved for the reasons outlined in this report; and
- (2) the applicant be advised, upon approval of variances(s), of the requirement to obtain the necessary sign permit(s).

**39. Application for Outdoor Café Encroachment at 3014 Bloor Street West (Ward 5 – Etobicoke-Lakeshore)**

Report (April 18, 2006) from the District Manager, Municipal Licensing and Standards, regarding an application submitted by Mac's Convenience Stores Inc. to lease 36.8 square metres of the municipal boulevard for purposes of an outdoor boulevard café at 3014 Bloor Street West.

Recommendations:

It is recommended that the application to lease 36.8 square metres (4.0 metres by 9.2 metres) of the municipal boulevard, located at the flankage at 3014 Bloor Street West, on Royal York Road, be approved in accordance with the former Municipality of Metropolitan Toronto By-law 41-93, as amended, subject to the applicant fulfilling the following conditions upon approval:

- (1) enter into an Encroachment Agreement with the City of Toronto;
- (2) pay an annual fee to the City of Toronto for use of the road allowance in the amount of \$11.00 per square metre. All fees are subject to change;
- (3) comply at all times with regulations set out in the former Municipality of Metropolitan Toronto By-law 41-93, as amended;

- (4) provide a certificate of insurance evidencing a third party injury and/or property damage insurance in the amount of Two Million Dollars (\$2,000,000.00), or such other coverage and greater amount as the City of Toronto may require, and naming the City of Toronto as an additional insured party under the policy;
- (5) obtain a construction/streets occupation permit prior to the commencement of any construction; and
- (6) limit the operation of the café between the hours of 9:00 a.m. and 11:00 p.m., Sunday to Saturday.

**40. Application for Outdoor Café Encroachment at 352 Royal York Road  
(Ward 6 – Etobicoke-Lakeshore)**

Report (April 21, 2006) from the District Manager, Municipal Licensing and Standards regarding an application to lease 35.21 square metres of the municipal boulevard for purpose of an Outdoor Café at “Colin’s Doug Out” restaurant at 352 Royal York Road.

Recommendations:

It is recommended that this application to lease 35.21 square metres (3.50 metres by 10.06 metres) of the municipal boulevard as an outdoor café patio, located at the south side of the premises on the Newcastle Street road allowance (Attachment 1), be approved, in accordance with the former Municipality of Metropolitan Toronto By-law No. 41-93, as amended, subject to the applicant fulfilling the following conditions upon approval:

- (1) enter into an Encroachment Agreement with the City of Toronto;
- (2) pay an annual fee to the City of Toronto for use of the road allowance in the amount of \$11.00 per square metre. All fees are subject to change;
- (3) comply at all times with regulations set out in the former Municipality of Metropolitan Toronto By-law 41-93, as amended;
- (4) provide a certificate of insurance evidencing a third party bodily injury and/or property damage insurance in the amount of Two Million Dollars (\$2,000,000.00), or such other coverage and greater amount as the City of Toronto may require, and naming the City of Toronto as an additional insured party under the policy;
- (5) no music shall be played after 10:00 p.m. and the patio shall be closed no later than 11:00 p.m.;

- (6) constantly trim and maintain the hedges at Newcastle Street flankage to limit its height to no more than 800 mm (Attachment 3);
- (7) provide and maintain hard floor surface for the open patio with 150 mm thick concrete over a 150 mm thick well compacted gravel base;
- (8) protect existing window wells with suitable metal screens capable of withstanding loading caused by foot traffic (Attachment 4);
- (9) alter existing downpipe beside the existing window wells to redirect rainwater drainage to an acceptable disposal location in order not to cause nuisance or hazards to patrons and pedestrians (Attachment 4);
- (10) install and maintain a minimum 1.07 metre high metal open fence and gate along the periphery of the patio;
- (11) provide and maintain screens of suitable materials to form a barrier around the existing metal chimney and gas metres (Attachment 4);
- (12) comply with all relevant municipal by-law requirements including repairing the deteriorating exterior brick wall and removal of the A framed sign (or obtain a temporary sign permit) (Attachments 2 and 4); and
- (13) obtain a construction/streets occupation permit prior to the commencement of any construction.

**41. Application for Encroachment Agreement – Steps and Toe Wall  
10 Hunter Avenue (Ward 17 – Davenport)**

Report (April 24, 2006) from the Manager, Municipal Licensing and Standards, regarding an application submitted by the owner to recognize the existing encroachments on the City road allowance at Hunter Avenue on the south side of the property municipally known as 10 Hunter Avenue, and similar applications to be submitted in future by the respective owners of 2, 4, 6 and 8 Hunter Avenue.

Recommendations:

It is recommended that:

- (1) the application be approved subject to an Encroachment Agreement being completed in conjunction with Legal Services and forwarded to the Applicant/Owners for signature;

- (2) the signed agreement is to be returned to the City along with the required Certificate of Insurance evidencing a third party bodily injury and property damage insurance in the amount of \$2,000,000.00 or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy;
- (3) the Certificate of Insurance is to be renewed on an annual basis. The encroachments may be subject to an annual fee in the future;
- (4) the subject steps, toe wall and other landscaping features including planters shall be maintained in a state of good repair at all times and free from any hazards; and
- (5) the Etobicoke York Community Council recommends to the City Council to authorize the District Manager of Etobicoke York District, to approve any similar applications for encroachment agreements submitted by the respective owners of Nos. 2, 4, 6 and 8 Hunter Avenue, upon receipt of the same.

**42. Application to Extend the Outdoor Marketing Display area at  
2442 Lake Shore Boulevard West (Ward 6 – Etobicoke-Lakeshore)**

Report (April 20, 2006) from the District Manager, Municipal Licensing and Standards regarding an application from William Watters, operating as “Stalk Market”, to lease 9.83 square metres of the municipal boulevard for the purpose of displaying merchandise on the east side of the property at Primrose Avenue.

Recommendations:

It is recommended that this application to lease an area of 9.83 square metres (0.78 metre by 12.60 metres) of the municipal boulevard for the purpose of displaying merchandise on the east side of the property at Primrose Avenue (Attachments 1 and 2) be approved, subject to the applicant fulfilling the following conditions upon approval:

- (1) enter into an Encroachment Agreement with the City of Toronto;
- (2) pay an annual fee to the City of Toronto for use of the road allowance in the amount of \$23.86 per square metre, plus GST. Fee is subject to change;
- (3) provide a certificate of insurance evidencing a third party bodily injury and property damage insurance in an amount of Two Million Dollars (\$2,000,000.00), or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy; and
- (4) the applicant must conduct business in compliance with the requirements of the former Metropolitan Toronto By-law No. 41-93, as amended.

**43. Naming of Proposed Private Lane at 977 to 981 Kipling Avenue  
(Ward 5 – Etobicoke-Lakeshore)**

Report (March 21, 2006) from the City Surveyor, Technical Services, recommending that the proposed private lane at 977 to 981 Kipling Avenue be named “Streight Lane”.

Recommendations:

It is recommended that:

- (1) the proposed private lane at 977 to 981 Kipling Avenue be named “Streight Lane”;
- (2) Allegra Icon Homes pay the costs estimated to be in the amount of \$210.00, for the fabrication and installation of the street name sign; and
- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**44. Naming of Public Lane North of Davenport Road, Extending between Via Italia  
and McFarland Avenue (Ward 17 – Davenport)**

Report (March 21, 2006) from the City Surveyor, Technical Services, recommending that the public lane located north of Davenport Road, extending between Via Italia and McFarland Avenue, be named “Nunes Lane”.

Recommendations:

It is recommended that:

- (1) the public lane located north of Davenport Road, extending between Via Italia and McFarland Avenue, be named “Nunes Lane”; and
- (2) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.



**45. Sale of a Parcel of Vacant Land Adjacent to 215 Taysham Crescent  
(Ward 1 – Etobicoke North)**

Report (April 21, 2006) from the Chief Corporate Officer, requesting authorization for the sale of the vacant parcel of City-owned land adjacent to 215 Taysham Crescent; advising that revenue in the amount of \$13,500.00 less closing costs and the usual adjustments is anticipated; and that the Deputy City Manager and Chief Financial Officer has reviewed this report and concurs with the financial impact statement.

Recommendations:

It is recommended that:

- (1) the Offer to Purchase from Lancy Desa and Elvira Desa to purchase the City-owned parcel of vacant land adjacent to 215 Taysham Crescent, being part of Lot 66, Plan 5475, and shown as Part 1 on the attached Sketch No. PS-2006-006, subject to the retention of an easement over the entire parcel for storm and sanitary sewers (the “Property”), in the amount of \$13,500.00 be accepted substantially on the terms and conditions outlined in Appendix “A” to this report, and that each of the Chief Corporate Officer and the Director of Real Estate Services be authorized severally to accept the Offer on behalf of the City;
- (2) authority be granted to direct a portion of the proceeds of closing to pay the City’s expenses related to the Property and the completion of the sale transaction;
- (3) the City Solicitor be authorized to complete the transaction(s) on behalf of the City, including making payment of any necessary expenses and amending the closing and other dates to such earlier or later date(s) and on such terms and conditions as she may from time to time consider reasonable; and
- (4) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**46. Sale of a Parcel of Vacant Land Adjacent to 219 Taysham Crescent  
(Ward 1 – Etobicoke North)**

Report (April 21, 2006) from the Chief Corporate Officer, requesting authorization for the sale of the vacant parcel of City-owned land adjacent to 219 Taysham Crescent; advising that revenue in the amount of \$13,500.00 less closing costs and the usual adjustments is anticipated; and that the Deputy City Manager and Chief Financial Officer has reviewed this report and concurs with the financial impact statement.

Recommendations:

It is recommended that:

- (1) the Offer to Purchase from Satish Sharma and Neelam Sharma to purchase the City-owned parcel of vacant land adjacent to 219 Taysham Crescent, being part of Lot 66, Plan 5475, and shown as Part 2 on the attached Sketch No. PS-2006-006, subject to the retention of an easement over the entire parcel for storm and sanitary sewers (the “Property”), in the amount of \$13,500.00 be accepted substantially on the terms and conditions outlined in Appendix “A” to this report, and that each of the Chief Corporate Officer and the Director of Real Estate Services be authorized severally to accept the Offer on behalf of the City;
- (2) authority be granted to direct a portion of the proceeds on closing to pay the City’s expenses related to the Property and the completion of the sale transaction;
- (3) the City Solicitor be authorized to complete the transaction(s) on behalf of the City, including making payment of any necessary expenses and amending the closing and other dates to such earlier or later date(s) and on such terms and conditions as she may from time to time consider reasonable; and
- (4) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**47. Inclusion on the City of Toronto Inventory of Heritage Properties  
1625 Dufferin Street (former Earlscourt Branch, Toronto Public Library)  
(Ward 17 – Davenport)**

Report (January 20, 2006) from the Director, Policy & Research, City Planning Division, recommending that City Council include the property at 1625 Dufferin Street (former Earlscourt Branch, Toronto Public Library) on the City of Toronto Inventory of heritage Properties.

Recommendations:

It is recommended that:

- (1) City Council include the property at 1625 Dufferin Street (former Earlscourt Branch, Toronto Public Library) on the City of Toronto Inventory of Heritage Properties; and
- (2) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**48. Designation of Property under Part IV of the *Ontario Heritage Act*  
48 Rathburn Road (Ward 4 – Etobicoke Centre)**

Communication (April 7, 2006) from the City Clerk, Toronto Preservation Board recommending the property at 48 Rathburn Road be designated under Part IV of the *Ontario Heritage Act*.