



**PLANNING AND TRANSPORTATION COMMITTEE
DECISION DOCUMENT
MEETING 3**

Report 3 to be considered by City Council on May 23, 24 and 25, 2006

Date of Meeting: Monday, May 1, 2006
Time: 9:30 a.m.
Location: Committee Room 1
City Hall
100 Queen Street West
Toronto, Ontario

Enquiry: Betty Henderson
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The Decision Document is for preliminary reference purposes only. Please refer to the Committee's Report to City Council or to the minutes for the official record.

How to Read the Decision Document:

- *recommendations of the Committee to City Council are in bold type after the item heading;*
- *action taken by the Committee on its own authority does not require Council's approval – it is reported to Council for information, and is listed in the decision document in bold type under the heading "Action taken by the Committee"; and*
- *Declarations of Interest, if any, appear at the end of an item.*

1. **Parking Space Dimensions Zoning Review
Supplementary Report No. 2
(Public Meeting under the *Planning Act*)**

Report 3, Clause 1

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 10, 2006) from the Chief Planner and Executive Director, City Planning, as amended by report (April 26, 2006) from the Chief Planner and Executive Director, City Planning, in which it is recommended that the draft zoning by-laws be amended by deleting the proposed minimum parking space width of "2.7 m" and replacing with a minimum parking space width of "2.6 m.

Action taken by the Committee:

The Planning and Transportation Committee received the following communications:

- (a) (February 24, 2006) from Paula J. Tenuta, Director, Municipal Government Relations, Greater Toronto Home Builders' Association;
- (b) (March 9, 2006) from Julie Di Lorenzo, Diamante Development Corporation;
- (c) (March 13, 2006) from John M. Alati, Davies Howe Partners;
- (d) (March 24, 2006) from John Filipetti, Vice President, Development, Oxford Properties Group;
- (e) (April 27, 2006) from Paula Tenuta, Director, Municipal Government Relations, Greater Toronto Home Builders' Association;
- (f) (April 27, 2006) from Ralph S. Bond, BA Consulting Group Ltd.;
- (g) (April 27, 2006) from Leslie Yager; and
- (h) (April 28, 2006) from Jeffrey L. Davies, Davies Howe Partners, Lawyers.

Report (April 10, 2006) from the Chief Planner and Executive Director, City Planning, recommending the adoption of harmonized zoning regulations for parking space dimensions.

Recommendations:

It is recommended that City Council:

- (1) amend Zoning By-law 438-86 for the former City of Toronto substantially in accordance with the draft Zoning By-law Amendment, attached as Attachment 1;
- (2) amend Zoning By-law 7625 for the former City of North York substantially in accordance with the draft Zoning By-law Amendment, attached as Attachment 2;
- (3) amend Zoning By-law 1-83 for the former City of York substantially in accordance with the draft Zoning By-law Amendment attached as Attachment 3;
- (4) amend the Zoning Code for the former City of Etobicoke substantially in accordance with the draft Zoning By-law Amendment, attached as Attachment 4;
- (5) amend Zoning By-laws 6752 and 1916 for the former Borough of East York substantially in accordance with the draft Zoning By-law Amendment, attached as Attachment 5;
- (6) amend the Community and Employment Districts Zoning By-laws for the former City of Scarborough substantially in accordance with the draft Zoning By-law Amendments, attached as Attachments 6 to 37;
- (7) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendments as may be required;

- (8) authorize the City Solicitor to bring forward the Bills to enact the parking space by-law to the first meeting of City Council after April 30, 2007;
- (9) authorize City Planning and Building staff to advise all applicants beginning June 1, 2006 that the City proposes to amend the zoning by-law to change the size of a parking space; and
- (10) authorize City Planning staff to place a notice in the newspaper advising the public of the zoning by-law changes and timing of the enactment of the by-laws following City Council adoption of the Planning and Transportation Committee recommendations approving the new parking space dimensions and by-law phase-in. A second notice should be placed in the newspaper in January 2007 advising of these changes.

Report (April 28, 2006) from the Chief Planner and Executive Director, City Planning, recommending a modification to the proposed parking space width dimension.

Recommendations:

- (1) The draft zoning by-laws attached to the April 10, 2006 City Planning report be amended to replace the proposed minimum parking space width of 2.7 m with a width of 2.6 m; and
- (2) The recommendations of the April 10, 2006 City Planning report be adopted.

2. Committee of Adjustment

Report 3, Clause 2

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 5, 2006) from the Chief Planner and Executive Director, City Planning.

Action taken by the Committee:

The Planning and Transportation Committee requested the Chief Planner and Executive Director, City Planning, for the Planning and Transportation Committee meeting of September 5, 2006, to:

- (a) **prepare a discussion paper, in consultation with the City Solicitor, on “what is minor”, such discussion paper to also include statistics on variances approved where planning staff had previously recommended the variances were not minor in height and floor space index; and**

(b) report on the options as to how to notify BIAs and ratepayers groups on pre-application discussions.

Report (April 5, 2006) from the Chief Planner and Executive Director, City Planning, reporting on existing training standards, practices and other issues regarding the four panels of the Committee of Adjustment and recommending further initiative to improve consent and minor variance processes and ensure accountable decision making.

Recommendations:

It is recommended that for the 2006 - 2009 term of the Committee of Adjustment:

- (1) the Chief Planner and Executive Director of the City Planning Division, in consultation with the City Solicitor and City Manager, update the Committee of Adjustment Panel Members Manual to include the following topics: Role of the City-wide Chair, Panel Members and Deputy Secretary-Treasurers; updated Code of Conduct, Conflict of Interest and Lobbyist policies; discussion papers on relevant training topics and briefing sessions held by Committee Panels; and any other material deemed appropriate;
- (2) the Chief Planner and Executive Director of the City Planning Division, in consultation with the City-wide/Panel Chairs, identify panel specific training requirements, based on the needs and level of experience of the new and/or returning members, and provide the appropriate in-house training sessions using existing corporate resources;
- (3) the Chief Planner and Executive Director of the City Planning Division, in consultation with the City-wide/Panel Chairs, consider the costs and benefits of outside training for members of the Committee of Adjustment, within the parameters of the existing budget; and
- (4) the Manager/Deputy Secretary-Treasurers continue on-going improvement initiatives regarding harmonized documents and practices by delivering the Committee of Adjustment Staff Members Manual, enhancing existing public information material and building a more effective Committee web site.

3. “Toronto Office Market” Bulletin

Report 3, Clause 9(a)

Action taken by the Committee:

The Planning and Transportation Committee received the report (April 12, 2006) from the Chief Planner and Executive Director, City Planning.

Report (April 12, 2006) from the Chief Planner and Executive Director, City Planning, updating the Planning and Transportation Committee on the status of the office market in the City and the GTA.

Recommendation:

It is recommended that Planning and Transportation Committee receive this report for information.

4. Profile Toronto: Employment Survey – 2005

Report 3, Clause 9(b)

Action taken by the Committee:

The Planning and Transportation Committee received the report (April 12, 2006) from the Chief Planner and Executive Director, City Planning.

Report (April 12, 2006) from the Chief Planner and Executive Director, City Planning, updating the Planning and Transportation Committee on the results of the 2005 Toronto Employment Survey.

Recommendation:

It is recommended that Planning and Transportation Committee receive this report for information.

5. Graffiti Transformation Investment Program: 2006 Recommendations

Report 3, Clause 3

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 6, 2006) from the Chief Planner and Executive Director, City Planning.

Action taken by the Committee:

The Planning and Transportation Committee requested the Executive Director, Municipal Licensing and Standards, to report to the Planning and Transportation Committee for its meeting of June 1, 2006:

- (a) providing an analysis as to whether graffiti has increased throughout the City and the capacity of staff to respond to complaints; and**

- (b) **on what measures the City has and the capacity for the removal of graffiti from public spaces.**

Report (April 6, 2006) from the Chief Planner and Executive Director, City Planning, recommending grants to 19 organizations for the removal of graffiti and the transformation of vandalized surfaces into murals.

Recommendations:

It is recommended that:

- (1) the Graffiti Transformation Investment Program grants be allocated to 19 community groups totalling \$309,330, as outlined in Appendix “A” of this report; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

MUNICIPAL LICENSING AND STANDARDS

6. Review of Re-applications to be Included in the City’s List of Approved Professional Holistic Associations

Report 3, Clause 4

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 11, 2006) from the Executive Director, Municipal Licensing and Standards.

Report (April 11, 2006) from the Executive Director, Municipal Licensing and Standards, recommending to the Planning and Transportation Committee an additional list of Professional Holistic Associations that meet the City of Toronto’s criteria with respect to the licensing of holistic practitioners.

Recommendations:

It is recommended that:

- (1) the following three holistic associations be included in Toronto Municipal Code Chapter 545, Licensing, Appendix L, and that these associations be recognized as Professional Holistic Associations for the purposes of licensing holistic practitioners and owners:

- (a) Canadian Examining Board of Health Care Practitioners Inc.;
 - (b) Shiatsu Society of Ontario; and
 - (c) World Peace and Natural Health Association;
- (2) any new applications received to be considered Professional Holistic Associations, be reviewed and a report prepared for the Planning and Transportation Committee meeting of July 4, 2006;
 - (3) the City Solicitor be directed to prepare the necessary bill to give effect to the recommendations in this report, effective immediately; and
 - (4) all other appropriate City officials be authorized and directed to take the necessary actions to give effect thereto.

7. Review of Tow Rates

Report 3, Clause 5

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 5, 2006) from the Executive Director, Municipal Licensing and Standards.

Action taken by the Committee:

The Planning and Transportation Committee requested the Executive Director, Municipal Licensing and Standards Division, after consulting with industry stakeholders, to report to the Planning and Transportation Committee for its meeting of September 5, 2007, on the viability of amending the City of Toronto Municipal Code so as to establish rates for all services provided by tow truck owners and furthermore, to require tow truck owners to provide the established rates to customers prior to the commencement of any towing services.

Report (April 5, 2006) from the Executive Director, Municipal Licensing and Standards, reporting on findings and recommendations arising from consultations with the ad hoc Towing Industry Working Group.

Recommendations:

It is recommended that:

- (1) City of Toronto Municipal Code, Chapter 545, Article VI, Sections 545-102 (B)(1) and 545-103 (B)(1) & (2) be amended in order to implement an increase to the fixed rates for tows from private property, accident scenes, and accident scenes on major highways according to the following table; and

Towing From:	Current Tow Rates	Proposed Tow Rates
Private Property	\$ 80.00	\$ 88.00
Accident Scenes	\$ 150.00	\$ 166.00
Accident Scenes on Major Highways	\$ 170.00	\$ 188.00

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

8. Regularly Recurring Garage Sales

Report 3, Clause 6

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 4, 2006) from the Executive Director, Municipal Licensing and Standards.

Report (April 4, 2006) from the Executive Director, Municipal Licensing and Standards, reporting on the methods used by other jurisdictions to regulate regularly recurring garage sales and to recommend options for the regulating of garage sales in the City of Toronto.

Recommendations:

It is recommended that:

- (1) City Council declare its opinion, under Section 128 of the *Municipal Act, 2001*, that if garage sales in residential zones are not restricted as described in the draft by-law in Appendix 1, they could become or cause public nuisances;
- (2) authority be granted to introduce a bill in Council substantially in the form of the draft by-law in Appendix 1; and
- (3) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

9. Operation of Construction Equipment in Residential Neighbourhoods on Sundays and Statutory Holidays

Report 3, Clause 7

The Planning and Transportation Committee recommends that City Council adopt the staff recommendations in the Recommendations Section of the report (April 5, 2006) from the Executive Director, Municipal Licensing and Standards.

Action taken by the Committee:

The Planning and Transportation Committee:

- (a) **deferred consideration of the following Motion by Councillor Moscoe until its meeting of June 1, 2006, and requested that all ratepayers associations, condominium boards and the construction industry be so advised:**

“Prohibit the use of construction equipment on Sundays and holidays within 100 metres of any residential dwelling units.”

- (b) **received the following communications:**

- (i) **(April 28, 2006) from Paula J. Tenuta, Director, Municipal Government Relations, Greater Toronto Home Builders’ Association; and**
- (ii) **(May 1, 2006) from the Gooderham and Worts Neighbourhood Association.**

Report (April 5, 2006) from the Executive Director, Municipal Licensing and Standards, reporting back on possible amendments to the Noise By-law, which would limit the operation of construction equipment on Sundays and Statutory holidays, in residential neighbourhoods.

Recommendations:

It is recommended that:

- (1) City Council amend Chapter 591, Noise, of the City of Toronto Municipal Code by adopting the proposed by-law provisions contained in Appendix A; and
- (2) the City Solicitor be directed to prepare the necessary bill, as required, to give effect to the recommendations contained in Appendix A, of this report.

10. Specifications for Safety Camera Systems in Taxicabs

Report 3, Clause 9(c)

Action taken by the Committee:

The Planning and Transportation Committee:

- (1) **received the report (April 13, 2006) from the Executive Director, Municipal Licensing and Standards; and**

(2) **tabled the following motions by Councillor Moscoe for consideration at the Planning and Transportation Committee meeting of June 1, 2006:**

“(1) **that, in the interim, the manufacturer of the cameras that meet(s) the specifications be required to provide to each purchaser a maximum price for the camera, including installation charges and those prices be posted at City inspection sites; and**

(2) **any charges for re-setting cameras be included in the purchase price not be subject to subsequent charges for re-setting.**

Report (April 13, 2006) from the Executive Director, Municipal Licensing and Standards, reporting on the specifications required for safety camera systems in taxicabs and to outline the process used to develop these specifications.

Recommendation:

It is recommended that this report be received for information.

11. Rainwater Harvesting Presentation

Report 3, Clause 9(d)

Action taken by the Committee:

The Planning and Transportation Committee received the presentation from Michael D’Andrea, Director, Water Infrastructure Management, Toronto Water.

Copy of the Rainwater Harvesting Presentation by Michael D’Andrea, Director of Water Infrastructure Management, Toronto Water.

12. Transit Pass and Parking Requirements

Report 3, Clause 8

The Planning and Transportation Committee forwards the Resolution by Councillor Moscoe, seconded by Councillor Giambrone, to City Council without recommendation as the following motions placed at Committee were voted on and lost on a tie vote:

(1) **that the Resolution pertaining to Transit Pass and Parking Requirements be received; and**

(2) **that the Resolution, as amended, be referred to the Chief General Manager, Toronto Transit Commission and the Chief Planner and Executive Director, City**

Planning, for report thereon to the Toronto Transit Commission and the Planning and Transportation Committee for its meeting of June 1, 2006.

Resolution by Councillor Moscoe, seconded by Councillor Giambrone, requesting staff of the TTC and the Planning Department for comments and recommendations, as follows:

“WHEREAS the City of Toronto’s official plan is premised on a healthy, vibrant transit system;

WHEREAS Developers are encouraged to intensify land use in and around subway stations;

WHEREAS the City has designated “avenues’ as areas of intensification in and around transit lines;

WHEREAS development policies should emphasize and reinforce the City’s objectives with respect to public transit;

THEREFORE BE IT RESOLVED THAT the official plan be amended to require all developers of condominium buildings larger than 25 units within 500 meters of a subway station to provide a free, one-year transit pass to each and every purchaser;

BE IT FURTHER RESOLVED THAT developers of properties within “avenues’ be required to provide a free one-year transit pass to purchasers of condominiums in buildings of more than 6 units;

BE IT FURTHER RESOLVED THAT developers who provide transit passes to purchasers for five years or more be entitled to a diminished parking standard;

BE IT FURTHER RESOLVED THAT staff report on revised parking requirements for five-year subscribers;

BE IT FURTHER RESOLVED THAT this motion be referred to staff of the TTC and the Planning Department for comments and they report out to TTC and the Planning and Transportation Committee no later than May, 2006 and detail the quantum revenues anticipated for the TTC; and

BE IT FURTHER RESOLVED THAT staff recommend any refinements that might be appropriate from both a fare media perspective and/or a planning perspective.”

13. Appointments to Licensing Tribunal

Report 3, Clause 9

The Planning and Transportation Committee recommends that City Council adopt the recommendations of the Planning and Transportation Committee contained in the confidential communication (May 2, 2006) forwarded to Members of City Council under confidential cover; and further that in accordance with the *Municipal Act*, discussions pertaining thereto be held in-camera as the subject matter relates to Personal Matters about an Identifiable Individual(s), including municipal or local board employees.

Action taken by the Committee:

The Planning and Transportation Committee received the confidential communication (November 24, 2005) from the Sub-Committee Respecting the Toronto Licensing Tribunal.

Communication (December 12, 2005) from the City Clerk, advising that City Council on December 5, 6 and 7, 2005, amended the Planning and Transportation Committee Report 11, Clause 1 titled "Appointments to the Toronto Licensing Tribunal" by referring the following Recommendation (3) of the Sub-Committee Respecting the Toronto Licensing Tribunal, back to the Planning and Transportation Committee for further consideration:

- “(3) the citizens in the confidential communication be held as alternates to be appointed by Council should vacancies arise during the term, and that their names remain confidential until appointed;”