



## STAFF REPORT ACTION REQUIRED

### John Street and Widmer Street - Lane Closure for Construction

<b>Date:</b>	March 12, 2007
<b>To:</b>	Toronto and East York Community Council
<b>From:</b>	Director, Transportation Services Toronto and East York District
<b>Wards:</b>	Trinity-Spadina, Ward 20
<b>Reference Number:</b>	Ts07094te.top.doc

#### **SUMMARY**

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This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision. Daniels Corporation is building a 36-storey condominium on top of a 6-storey commercial podium at 350 King Street West, on the north side of King Street West between John Street and Widmer Street. For this reason, Transportation Services must:

- (a) close the west sidewalk on John Street for 4 years;
- (b) make a temporary pedestrian walkway in the west curb lane on John Street; and
- (c) close the sidewalk and a portion of the curb lane on the east side of Widmer Street and reroute pedestrians to the west sidewalk.

#### **RECOMMENDATIONS**

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**Transportation Services recommends that Toronto and East York Community Council approve the following actions:**

1. close the sidewalk and curb lane on the west side of John Street and the sidewalk and portion of the curb lane on the east side of Widmer Street, from King Street West to a point 43 metres north for 48 months, from March 2007 to March 2011;
2. during this period, replace the existing parking regulations on both sides of John Street from a point 43 metres north of King Street West to a point 30 metres south

- of King Street West and on the east side of Widmer Street from King Street West to a point 43 metres north, with No Stopping Anytime; and
3. return John Street and Widmer Street to their pre-construction traffic and parking regulations when the project is completed.

### **Financial Impact**

There is no financial impact on the City. Daniels Corporation will bear the costs.

### **ISSUE BACKGROUND**

Transportation Services has received an application from Daniels Corporation for these temporary lane and sidewalk closures. Chapter 937-2 of the Municipal Code authorizes staff to issue road closure permits of up to 30 days for private construction. This closure will be in effect for 48 months and needs Toronto and East York Community Council's approval.

### **COMMENTS**

John Street operates two-way with two traffic lanes in each direction on a road width of 13 metres. No parking anytime regulations are posted on both sides of the street. If the proposed construction staging area is approved, the pavement width will be reduced to about 9.9 metres, enough to maintain three lanes of traffic on this street.

Widmer Street operates two-way with one traffic lane in each direction on a road width of 10.4 metres. Parking is prohibited on the west side of Widmer Street and four pay-and-display parking spaces on the east side will be affected during this temporary lane closure. If the proposed construction staging area is approved, the road width will be reduced to about 7.5 metres, enough to maintain two lanes of traffic. The developer will be reimbursing the Toronto Parking Authority for lost revenue.

## **Reasons for the partial road closure**

Developing this property means excavating the entire site at 350 King Street West to a depth of five and a half stories for underground parking. That makes it impossible to build from private property alone. The applicant needs a construction staging area within the road allowance on the west side of John Street and on the east side of Widmer Street. John Street and Widmer Street will keep operating two-way with a pedestrian walkway on the west side of John Street.

## **CONTACT**

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## **SIGNATURE**

Andrew Koropeski, P. Eng.  
Director, Transportation Services

## **ATTACHMENTS**

Drawing No. 421F-8728, dated March 2007

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