
Toronto and East York Community Council

Meeting No.	12	Contact	Frances Pritchard, Acting Administrator
Meeting Date	Tuesday, January 15, 2008	Phone	416-392-7033
Start Time	9:30 AM	E-mail	teycc@toronto.ca
Location	Committee Room 1, City Hall		

Toronto and East York Community Council		
Councillor Sandra Bussin Councillor Janet Davis (Chair) Councillor Paula Fletcher Councillor Adam Giambrone	Councillor Pam McConnell Councillor Joe Mihevc Councillor Case Ootes Councillor Joe Pantalone	Councillor Gord Perks Councillor Kyle Rae Councillor Adam Vaughan (Vice-Chair) Councillor Michael Walker

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Schedule of Timed Items

10:00 a.m.: Items 1 - 8

11:00 a.m.: Items 9 - 21

12:00 p.m.: Items 22 - 28

Declaration of Interest under the *Municipal Conflict of Interest Act***Speakers/Presentations – A complete list will be distributed at the meeting**

Introduction and Enactment of General Bills and Bill to Confirm the Proceedings of Community Council will be last items.

Minutes to be confirmed - October 2, October 30 and November 27, 2007

TE12.1	ACTION	10:00 AM	Delegated	Ward: 27
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Sign Variance - 562 Church Street

(December 3, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that Toronto and East York Community Council refuse the request for a variance to permit, for third party advertising purposes, replacement of sign structure of an existing illuminated roof sign located on a two storey building at 562 Church Street.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by John Feely of D & F Holding Company, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for third party advertising purposes, replacement of sign structure of an existing illuminated roof sign located on a two storey building at 562 Church Street.

Staff recommends refusal of this application. The variance is major and not within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9544.pdf>)

TE12.2	ACTION	10:00 AM	Delegated	Ward: 27
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Sign Variance - 171 Dundas Street West

(December 3, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that Toronto and East York Community Council refuse the request for a variance to permit, for third party advertising purposes, an illuminated roof sign on a two storey commercial building at 171 Dundas Street West.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Steve Wolowich of CBS Outdoor Canada on behalf of Peter Lee of 730626 Ontario Inc., for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for third party advertising purposes, an illuminated roof sign on a two storey commercial building at 171 Dundas Street West.

Staff recommends refusal of this application. The variance is major and not within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9456.pdf>)

TE12.3	ACTION	10:00 AM		Ward: 21
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Final Report - Draft Plan of Condominium Conversion Application – 35 Raglan Ave

(December 14, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that City Council:

1. authorize the City Solicitor to attend at the Ontario Municipal Board (the “OMB) hearing in this matter together with such other City Staff as may be appropriate, to support the application subject to the imposition of the conditions set out in Attachment 3;

2. require the owner to fulfill the conditions of Draft Approval of Condominium set out in Attachment No.3, including the execution and satisfactory registration of any agreements deemed necessary by the City Solicitor to the satisfaction of the City's Chief Planner, prior to the City's consent for final registration and authorize the City Solicitor to prepare any necessary agreements to secure the conditions, as the City Solicitor deems necessary;
3. authorize the City Solicitor to make stylistic and technical changes to the Conditions of Draft Approval of Condominium as may be required; and
4. authorize and direct City Officials to take necessary actions to give effect thereto.

Summary

application has been submitted to permit the conversion of an existing 32-unit residential co-ownership building at 35 Raglan Avenue to condominium.

As this application involves fewer than six rental units, an Official Plan amendment is not required. Also approval under the City's Rental Housing Demolition and Conversion By-law is not required as the application was made before the new provisions under the City of Toronto Act came into effect. The application, however, needs to be considered under the Condominium Act and Planning Act, and as approval authority for such applications had not been delegated at the time of application, Council's approval is required. This report reviews and recommends approval of the Draft Plan of Condominium applications subject to certain conditions being met. The application has been appealed to the Ontario Municipal Board. A hearing date has not yet been set.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9514.pdf>)

TE12.4	ACTION	10:00 AM		Ward: 27
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Cash Payment-in-Lieu of Providing Parking - 130 Bloor Street West

(December 17, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that City Council approve:

1. the application by N. Jane Pepino, Aird & Berlis LLP, on behalf of 130 Bloor KS Inc., for a cash payment-in-lieu of providing six parking spaces, in the amount of \$336,000;
2. the requirement for the applicant to enter into an Agreement with the City of Toronto for the payment-in-lieu of six parking spaces, in the amount of \$336,000; and

3. that should the applicant seek and receive approval to accommodate the parking shortfall in some other acceptable manner (for example, provision of spaces at an off-site location), then the payment-in-lieu provision for the subject application will not be required.

Financial Impact

Monies collected from this application would be directed to the Toronto Parking Authority parking reserve account.

Summary

A developer is proposing to add to and alter the existing building at Premises No. 130 Bloor Street West, which will result in a shortfall of six parking spaces. In view of this parking shortfall, the applicant has submitted an application to make a cash payment-in-lieu of providing the required parking spaces. Transportation Services staff support the application for payment-in-lieu of parking.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9596.pdf>)

TE12.5	ACTION	10:00 AM		Ward: 29
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Final Report - Rezoning Application – 270 - 272 Donlands Ave

Statutory - Planning Act, RSO 1990

(December 14, 2007) Report from Director, Community Planning, Toronto and East York District.

Recommendations

It is recommended that City Council:

1. Amend the former East York Zoning By-law 6752, as amended, substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 5.
2. Authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.

Summary

This application was made on or after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

The applicant has applied for an amendment to the former East York Zoning By-law 6752, as amended, to permit the construction of an 8-storey residential building at 270 Donlands Avenue. The proposed development would contain 44 alternative housing units, a gross floor

area of approximately 3,776 square metres, and a proposed density of approximately 4.1 times the lot area. The property at 272 Donlands Avenue will be used to accommodate parking for the development at 270 Donlands Avenue. No development is proposed at 272 Donlands Avenue as part of this application.

The subject site is located on the west side of Donlands Avenue, south of Cosburn Avenue, in close proximity to the local retail and service amenities located on O'Connor Avenue and Danforth Avenue.

Given the subject site's proximity to the Woodgreen facilities at 243 Cosburn Avenue, this proposal serves as an addition to the Cosburn Avenue site, and creates a "campus-like" atmosphere. Upon review of the land use and design considerations noted below, City Planning staff concludes that the applicant's proposal represents an acceptable balance between the introduction of a new use and respect for the local context and is an appropriate location for the proposed development.

This report reviews and recommends approval of the application to amend the Zoning By-law.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9556.pdf>)

TE12.6	ACTION	10:00 AM		Ward: 28
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Final Report - St. Lawrence Neighbourhood Community Improvement Plan

Statutory - Planning Act, RSO 1990

(December 12, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. City Council amend the boundaries of the St. Lawrence Neighbourhood Community Improvement Project Area in accordance with the draft By-law attached to this report;
2. City Council amend the Community Improvement Plan for the St. Lawrence Neighbourhood Community Improvement Project Area, by adopting the Public Realm Strategy attached to the draft By-law attached as Attachment No. 1 to this report; and
3. City Council authorize the City Solicitor to make such technical and stylistic changes to the draft By-law as required.

Summary

This report recommends approval of new Community Improvement Plan policies for the St. Lawrence Neighbourhood Community Improvement Project Area. The policies form a Public Realm Strategy for the southwest quadrant of the St. Lawrence Neighbourhood. Provisions of the Community Improvement Plan adopted by Council in April 2006 respecting the Commercial Façade Improvement Program for the St. Lawrence Neighbourhood Business Improvement Association will remain in force.

This report also recommends a minor expansion to the St. Lawrence Community Improvement Project Area to encompass more of the public realm.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9479.pdf>)

TE12.7	ACTION	10:00 AM		Ward: 30, 32
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Official Plan and Zoning By-law Amendments – South of Eastern Planning Study – bounded by Eastern Avenue, Don Valley, Lake Shore Boulevard East and the east side of Woodfield Road – Final Report

Statutory - Planning Act, RSO 1990

(December 18, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. City Council amend the Official Plan substantially in accordance with the draft Official Plan Amendment attached as Attachment No. 1.
2. City Council amend the former City of Toronto Official Plan substantially in accordance with Official Plan Amendment attached as Attachment No. 2.
3. City Council amend the Zoning By-law for the former City of Toronto substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 3.
4. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendments and draft Zoning By-law Amendment as may be required.
5. City Council direct the City Solicitor and appropriate staff to attend the Ontario Municipal Board, if required, in support of the Official Plan and Zoning By-law Amendments.

6. City Council direct staff to bring forward Urban Design Guidelines for the South of Eastern Employment District by the second quarter of 2008.
7. City Council request that:
 - a. the Director of Community Planning, Toronto and East York District report back to Toronto and East York Community Council on the option to rezone the *Parks and Open Space Areas* on the north side of Lake Shore Boulevard East between the Don Valley and Coxwell Avenue “G”;
 - b. the Director of Community Planning and the Director Transportation for Toronto and East York, in consultation with Parks, Forestry and Recreation, report back to Toronto and East York Community Council on the options of greening the median on Lake Shore Boulevard East, east of the Don River and creating a “Grand Boulevard” along this corridor; and
8. City Council authorize the City Solicitor and appropriate City staff to take such necessary steps to implement the foregoing.

Summary

The recommended amendments are City-initiated and subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This report makes recommendations for the lands bounded by Sunlight Park Road, Eastern Avenue, the Don Valley, Lake Shore Boulevard East and the properties fronting on the east side of Woodfield Road – the South of Eastern Employment District. The recommendation is to amend the new City of Toronto Official Plan and the zoning by-law for these lands. Also recommended is an amendment to the Official Plan for the former City of Toronto for 629, 633 and 675 Eastern Avenue.

A site specific Official Plan Amendment (OPA) and Zoning By-law Amendment (ZBA) to permit a variety of uses including office, retail, hotel and residential uses at 629, 633 and 675 Eastern Avenue is currently before the Ontario Municipal Board (OMB). Further prehearing conferences are scheduled for January 21, 2008 and March 5, 6, 25 and 26, 2008, with the hearing scheduled to start on May 5, 2008 for 12 weeks.

The purpose of this report is to bring forward official plan amendments (a Secondary Plan in the new Official Plan and a site specific policy for lands covered by the Official Plan for the former City of Toronto) and zoning by-law amendment, to seek further directions from Council with respect to this matter and to provide status reports on the continuing Ontario Municipal Board (OMB) hearing for the Toronto Film Studios appeal and on the “power centre” appeal. This will conclude the Part II Planning Study for the South of Eastern District.

This report reviews and recommends approval of the attached draft amendments to the Official Plan and Zoning By-law.

The City Solicitor advises that it is urgent that this report be considered and the by-laws be passed by Council at the January, 2008 meeting in order that the staff have instructions and the

appeal period can commence and be complete prior to the OMB ordered prehearing conference for consideration of the Secondary Plan scheduled for March 25th and 26th, 2008.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9662.pdf>)

TE12.8	ACTION	10:00 AM		Ward: 30
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Refusal Report - Official Plan Amendment and Rezoning Applications - 134-162 Broadview Avenue

(December 17, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. City Council refuse the proposed Official Plan Amendment, Zoning By-law Amendment and Site Plan Control applications for the reasons outlined in this report;
2. In the case that the applications are appealed to the Ontario Municipal Board, the City Solicitor and City Staff be authorized to appear before the Ontario Municipal Board in support of Council's refusal; and
3. In the case that the applications are appealed to the Ontario Municipal Board, the Chief Planner and Executive Director be requested to hold an information meeting in the community to discuss the application and to notify owners and tenants within 120 metres of the site and the Ward Councillor.

Summary

This application was made on or after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This report recommends refusal of the Official Plan and Zoning By-law amendment applications to develop a 9-storey mixed use building at 134-162 Broadview Avenue, and seeks Council's direction for staff to attend the Ontario Municipal Board in opposition to the development should the application be appealed.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9558.pdf>)

TE12.9	ACTION	11:00 AM		Ward: 27
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Demolition of a Structure Within the North Rosedale Heritage Conservation District and Approval of a Replacement Structure - 19 Whitehall Road

(November 13, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that:

1. Council approve the request to demolish 19 Whitehall Road, an “unrated” structure in the North Rosedale Heritage Conservation District, in accordance with Section 42 (1) of the Ontario Heritage Act; and
2. The plans for the replacement building as shown in the plans submitted by the applicant, Don Mulholland, Bosley Real Estate, prepared by InterArch Incorporated, including; Survey Plan, L-1, A-1, and A-5 to A-10, dated received by Heritage Preservation Services November 13, 2007, on file with the Manager Heritage Preservation Services, be approved, and that the replacement structure be constructed substantially in accordance with the submitted plans, subject to the owner;
 - a. Prior to the issuance of any building permit for the replacement building located at 19 Whitehall Road, including a permit for the demolition, excavation, and/or shoring of the subject property, providing building permit drawings satisfactory to the Manager Heritage Preservation Services.

Summary

This report recommends that Council approve the demolition of an “unrated” structure in the North Rosedale Heritage Conservation District, (NRHCD) and approve the design of the replacement structure, with a condition that the owner obtain approval from the Manager Heritage Preservation Services for the final building permit plans.

The existing structure does not contribute to the heritage character of the NRHCD and the replacement structure is substantially in accordance with the NRHCD Study Guidelines.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9386.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9387.pdf>

Attachment 2

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9388.pdf>

Attachment 3

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9389.pdf>

Attachment 4

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9390.pdf>

Attachment 5

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9391.pdf>

9a Demolition of a Structure Within the North Rosedale Heritage Conservation District and Approval of a Replacement Structure, 19 Whitehall Road (Ward 27 Toronto Centre-Rosedale)

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. Council approve the request to demolish 19 Whitehall Road, an “unrated” structure in the North Rosedale Heritage Conservation District, in accordance with Section 42 (1) of the Ontario Heritage Act; and
2. The plans for the replacement building as shown in the plans submitted by the applicant, Don Mulholland, Bosley Real Estate, prepared by InterArch Incorporated, including; Survey Plan, L-1, A-1, and A-5 to A-10, dated received by Heritage Preservation Services November 13, 2007, on file with the Manager Heritage Preservation Services, be approved, and that the replacement structure be constructed substantially in accordance with the submitted plans, subject to the owner:
 - a. Prior to the issuance of any building permit for the replacement building located at 19 Whitehall Road, including a permit for the demolition, excavation, and/or shoring of the subject property, providing building permit drawings satisfactory to the Manager Heritage Preservation Services.

Summary

For consideration by the Toronto and East York Community Council.

Background Information

Attachment - Letter from Preservation Board

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9354.pdf>

TE12.10	ACTION	11:00 AM	Delegated	Ward: 20
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Request by Facilities and Real Estate to demolish all structures west of the silo units and rehabilitate the silos - Former Canada Malting Complex

(November 14, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

City Planning Division recommends that:

1. City Council defer its decision on a partial demolition of the Canada Malting Complex until the Economic Development, Culture and Tourism Division has completed a feasibility study on the Toronto Museum Project currently being considered for this site; and
2. Heritage Preservation Services staff respond to Facilities and Real Estate's recommendation to partially demolish the former Canada Malting Complex prior to their 2009 Capital Budget Submission deadline.

Summary

The purpose of this report is to inform the Toronto Preservation Board of a recent structural condition survey and heritage impact assessment prepared by the City's Facilities and Real Estate Division for the former Canada Malting Complex site and to provide recommendations with respect to Asset Preservation's request to demolish all structures west of the silo units.

After consulting with the Economic Development Culture and Tourism (EDCT) Division and Asset Preservation, the Director of Policy and Research is requesting that consideration of a partial demolition on the site be deferred until a report on the feasibility of locating the Toronto Museum Project on this site is presented to City Council next year (tentatively scheduled for April 2008).

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9656.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9657.pdf>

10a Request to Demolish all Structures West of the Silo Units and Rehabilitate the Silos – Former Canada Malting Complex

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. City Council defer its decision on a partial demolition of the Canada Malting Complex until the Economic Development, Culture and Tourism Division has completed a feasibility study on the Toronto Museum Project currently being considered for this site; and
2. Heritage Preservation Services staff respond to Facilities and Real Estate's recommendation to partially demolish the former Canada Malting Complex prior to their 2009 Capital Budget Submission deadline.

Summary

For consideration by the Toronto and East York Community Council at it's January 15, 2008 meeting.

Background Information

Letter from the Toronto Preservation Board

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9362.pdf>

TE12.11	ACTION	11:00 AM		Ward: 27
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Designation, Part IV, Section 29, Ontario Heritage Act - 2 Temperance Street

(November 8, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that:

1. City Council state its intention to designate the property at 2 Temperance Street (Dineen Building) under Part IV, Section 29 of the Ontario Heritage Act;
2. If there are objections to the designation in accordance with Section 29(6) of the Ontario Heritage Act, the solicitor be authorized to introduce the Bills In Council designating the property under Part IV of the Ontario Heritage Act; and
3. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designation for which there is an objection to the Conservation Review Board.

Summary

This report recommends that City Council state its intention to designate the property at 2 Temperance Street (Dineen Building) under Part IV, Section 29 of the Ontario Heritage Act. The property was listed on the City of Toronto Inventory of Heritage Properties in 1973.

The property owner has applied to demolish the building at 2 Temperance Street. To control the demolition of the building and the redevelopment of the site, City Council must state its intention to designate the property under Part IV of the Ontario Heritage Act and give notice of its intention to the property owner.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9379.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9380.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9381.pdf>)

Attachment 3

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9383.pdf>)

11a Designation - 2 Temperance Street, Part IV, Section 29, Ontario Heritage Act (Ward 27 Toronto Centre-Rosedale)

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. City Council state its intention to designate the property at 2 Temperance Street (Dineen Building) under Part IV, Section 29 of the Ontario Heritage Act;
2. If there are objections to the designation in accordance with Section 29(6) of the Ontario Heritage Act, the solicitor be authorized to introduce the Bills In Council designating the property under Part IV of the Ontario Heritage Act; and
3. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designation for which there is an objection to the Conservation Review Board.

Summary

For consideration by the Toronto and East York Community Council.

Background Information

Attachment - Letter from Toronto Preservation Board

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9355.pdf>)

TE12.12	ACTION	11:00 AM		Ward: 14
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Intention to Designate, Part IV, Ontario Heritage Act - 194 Dowling Avenue and 1501 Queen Street West

(October 11, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that

1. City Council include the property at 194 Dowling Avenue (Parkdale Mansions) on the City of Toronto Inventory of Heritage Properties;
2. City Council include the property at 1501 Queen Street West (Parkdale Mansions) on the City of Toronto Inventory of Heritage Properties;
3. City Council state its intention to designate the property at 194 Dowling Avenue (Parkdale Mansions) under Part IV of the Ontario Heritage Act;
4. City Council state its intention to designate the property at 1501 Queen Street West (Parkdale Mansions) under Part IV of the Ontario Heritage Act;
5. If there are no objections to the designations in accordance with Section 29(6) of the Ontario Heritage Act, the solicitor be authorized to introduce the Bills in Council designating the properties under Part IV of the Ontario Heritage Act; and
6. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designations for which there are objections to the Conservation Review Board.

Summary

This report recommends that City Council state its intention to designate the properties at 194 Dowling Avenue and 1501 Queen Street West under Part IV of the Ontario Heritage Act. The apartment building at 194 Dowling Avenue was damaged by fire in 1998 and stands vacant.

There are concerns in the community about the proposed redevelopment of the site. The properties contain a pair of near-identical apartment buildings that merit designation under Part IV of the Ontario Heritage Act.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9398.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9399.pdf>

Attachment 2

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9400.pdf>

Attachment 3

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9401.pdf>

Attachment 4

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9402.pdf>

12a Intention to Designate, Part IV, Ontario Heritage Act – 194 Dowling Avenue and 1501 Queen Street West

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. City Council include the property at 194 Dowling Avenue (Parkdale Mansions) on the City of Toronto Inventory of Heritage Properties;
2. City Council include the property at 1501 Queen Street West (Parkdale Mansions) on the City of Toronto Inventory of Heritage Properties;
3. City Council state its intention to designate the property at 194 Dowling Avenue (Parkdale Mansions) under Part IV of the Ontario Heritage Act;
4. City Council state its intention to designate the property at 1501 Queen Street West (Parkdale Mansions) under Part IV of the Ontario Heritage Act;
5. If there are no objections to the designations in accordance with Section 29(6) of the Ontario Heritage Act, the solicitor be authorized to introduce the Bills in Council designating the properties under Part IV of the Ontario Heritage Act; and
6. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designations for which there are objections to the Conservation Review Board.

Summary

For consideration by the Toronto and East York Community Council at its January 15, 2008 meeting.

Background Information

Letter from the Toronto Preservation Board.

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9361.pdf>

TE12.13	ACTION	11:00 AM		Ward: 30
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Alterations to a Designated Heritage Property -1213 Danforth Avenue (Allenby Theatre)

(November 19, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that:

1. The alterations to the heritage building at 1213 Danforth Avenue be approved substantially in accordance with the Heritage Impact Statement for 1213 Danforth Avenue (Roxy Theatre Esso Station), prepared by E.R.A. Architects Ltd., dated August

2007, and received by the City Planning Division September 14, 2007, on file with the Manager Heritage Preservation Services, the alterations as generally illustrated on Attachment 6 of this report, subject to the owner:

- a. Prior to final site plan approval;
 - providing a detailed Conservation Plan, prepared by a qualified heritage consultant, detailing the interventions and conservation work and including as-found photographs of the interior and the exterior of the theatre structure to the satisfaction of the Manager, Heritage Preservation Services or her designate;
 - providing a final site plan and landscape plan satisfactory to the Manager, Heritage Preservation Services or her designate;
 - providing a graphic design for the signing of the historic theatre marquee, including font, size, colour, and illumination to the satisfaction of the Manager, Heritage Preservation Services or her designate;
- b. Prior to the issuance of any building permit for the heritage building at 1213 Danforth Avenue, including a permit for the demolition, excavation, and/or shoring of the subject property;
 - providing a Letter of Credit, in a form and an amount satisfactory to the Chief Planner and Executive Director, City Planning Division, to secure all work included in the Conservation Plan;
 - providing building permit drawings satisfactory to the Manager, Heritage Preservation Services or her designate; and
- c. Prior to release of the Letter of Credit;
 - completing the heritage conservation work, satisfactory to the Manager, Preservation Services or her designate;
 - submitting final as-built photographs of the heritage building at 1213 Danforth Avenue satisfactory to the Manager, Heritage Preservation Services or her designate.

Summary

This report recommends that City Council approve alterations to the heritage property at 1213 Danforth Avenue. The property was designated under the Ontario Heritage Act by City Council on September 25, 26, 27, and 28, 2006 (By-law No. 106-2007).

Imperial Oil / Esso proposes to restore the historic façade of the former Allenby Theatre and incorporate it as part of the retail component of a new gasoline station to be developed on the theatre property and on the former gas station site immediately west of the theatre.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9416.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9417.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9418.pdf>)

Attachment 3

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9419.pdf>)

Attachment 4

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9420.pdf>)

Attachment 5

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9421.pdf>)

Attachment 6

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9422.pdf>)

13a Alterations to a Designated Heritage Property - 1213 Danforth Avenue (Allenby Theatre) (Ward 30 Toronto-Danforth)

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. The alterations to the heritage building at 1213 Danforth Avenue be approved substantially in accordance with the Heritage Impact Statement for 1213 Danforth Avenue (Roxy Theatre Esso Station), prepared by E.R.A. Architects Ltd., dated August 2007, and received by the City Planning Division September 14, 2007, on file with the Manager, Heritage Preservation Services, the alterations as generally illustrated on Attachment 6 of this report, subject to the owner:
 - a. Prior to final site plan approval;
 - providing a detailed Conservation Plan, prepared by a qualified heritage consultant, detailing the interventions and conservation work and including as-found photographs of the interior and the exterior of the theatre structure to the satisfaction of the Manager, Heritage Preservation Services or her designate;
 - providing a final site plan and landscape plan satisfactory to the Manager, Heritage Preservation Services or her designate;
 - providing a graphic design for the signing of the historic theatre marquee, including font, size, colour, and illumination to the satisfaction of the Manager, Heritage Preservation Services or her designate;

- b. Prior to the issuance of any building permit for the heritage building at 1213 Danforth Avenue, including a permit for the demolition, excavation, and/or shoring of the subject property;

providing a Letter of Credit, in a form and an amount satisfactory to the Chief Planner and Executive Director, City Planning Division, to secure all work included in the Conservation Plan;

providing building permit drawings satisfactory to the Manager, Heritage Preservation Services or her designate; and

- c. Prior to release of the Letter of Credit;

completing the heritage conservation work, satisfactory to the Manager, Preservation Services or her designate;

submitting final as-built photographs of the heritage building at 1213 Danforth Avenue satisfactory to the Manager, Heritage Preservation Services or her designate.

Summary

For consideration by the Toronto and East York Community Council.

Background Information

Attachment - Letter from Toronto Preservation Board

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9359.pdf>)

TE12.14	ACTION	11:00 AM		Ward: 21, 22
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Inclusion of Nine Properties on Heritage Inventory – St. Clair Avenue West Church Survey

(September 27, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that City Council include the following nine properties on the City of Toronto Inventory of Heritage Properties:

- a. 259 Rushton Road (St. Matthew's United Church);
- b. 129 St. Clair Avenue West (Deer Park United Church);
- c. 175 St. Clair Avenue West (First Unitarian Church);
- d. 230 St. Clair Avenue West (Timothy Eaton Memorial Church);
- e. 354 St. Clair Avenue West (Holy Rosary Church);
- f. 540 St. Clair Avenue West (St. Alphonsus Church);
- g. 611 St. Clair Avenue West (St. Michael and All Angels Anglican Church);
- h. 155 Wychwood Avenue (Wychwood-Davenport Presbyterian Church); and

- i. 156 Wychwood Avenue (St. Clair Avenue Baptist Church)

Summary

This report recommends that City Council include the nine properties listed in Recommendation No. 1 on the City of Toronto Inventory of Heritage Properties. The properties were identified as part of the St. Clair Avenue West Church Survey. The inclusion of the nine properties on the City's heritage inventory would enable staff to monitor any changes to the sites and encourage the retention of their heritage attributes.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9430.pdf>)

Attachment 1A - Location Map

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9436.pdf>)

Attachment 1B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9437.pdf>)

Attachment 2A - Location Map and Photographs

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9438.pdf>)

Attachment 2B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9439.pdf>)

Attachment 3A - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9448.pdf>)

Attachment 3B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9449.pdf>)

Attachment 4A - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9450.pdf>)

Attachment 4B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9451.pdf>)

Attachment 5A - Location Map

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9452.pdf>)

Attachment 5B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9453.pdf>)

Attachment 6A - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9454.pdf>)

Attachment 6B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9455.pdf>)

Attachment 7A - Location Map

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9457.pdf>)

Attachment 7B - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9458.pdf>)

Attachment 8A - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9459.pdf>)

Attachment 8B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9460.pdf>)

Attachment 9A - Location Map and Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9461.pdf>)

Attachment 9B - Reasons for Listing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9462.pdf>)

Attachment 3 - Overview map of all properties to be listed.

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9463.pdf>)

Communications

(December 24, 2007) letter from Thomas Clarke, Chair, Toronto South Presbytery, United Church of Canada (TE.Supp.TE12.14.1)

(<http://www.toronto.ca/legdocs/mmis/2008/te/comm/communicationfile-5199.pdf>)

14a Inclusion of Eight Properties on Heritage Inventory - St. Clair Avenue West Church Survey (Wards 21 and 22 St. Paul's)

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. City Council include the following eight properties on the City of Toronto Inventory of Heritage Properties:
 - a. 259 Rushton Road (St. Matthew's United Church);
 - b. 129 St. Clair Avenue West (Deer Park United Church);
 - c. 230 St. Clair Avenue West (Timothy Eaton Memorial Church);
 - d. 354 St. Clair Avenue West (Holy Rosary Church);
 - e. 540 St. Clair Avenue West (St. Alphonsus Church);
 - f. 611 St. Clair Avenue West (St. Michael and All Angels Anglican Church);
 - g. 155 Wychwood Avenue (Wychwood-Davenport Presbyterian Church); and
 - h. 156 Wychwood Avenue (St. Clair Avenue Baptist Church)

Summary

For consideration by the Toronto and East York Community Council.

Background Information

Attachment - Letter from Toronto Preservation Board

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9360.pdf>)

letter from Thomas Clarke, Chair, Toronto South Presbytery and C. C. Rev. David Allen, Executive Secretary, United Church of Canada

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9794.pdf>)

letter from Richard Kirsh, Unitarian Congregation of Toronto

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9795.pdf>)

letter from David Finnegan, Catholic Pastoral Centre

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9796.pdf>)

TE12.15	ACTION	11:00 AM		Ward: 28
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Withdrawal of Notice of Intention to Designate, Part IV, Section 29, Ontario Heritage Act – 90 Harbour Street

(October 31, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

City Planning staff recommend that City Council withdraw its notice of intention to designate the property at 90 Harbour Street (Workmen's Compensation Board Building) under Part IV, Section 29 of the Ontario Heritage Act following the receipt of a letter from the Ontario Realty Corporation withdrawing its appeal of the proposed designation to the Conservation Review Board.

Summary

This report recommends that City Council withdraw its notice of intention to designate the property at 90 Harbour Street (Workmen's Compensation Board Building) under Part IV, Section 29 of the Ontario Heritage Act following the receipt of a letter from the Ontario Realty Corporation (ORC) withdrawing its appeal of the proposed designation to the Conservation Review Board.

City Legal and the ORC, owners of the property at 90 Harbour Street, agree that the City has no jurisdiction to impose municipal designation under Part IV, Section 29 of the Ontario Heritage Act on property owned by the provincial government or its agencies. The parties have reached an agreement that the ORC will withdraw its objection to the proposed designation provided that the City then withdraws its notice of intention to designate the site. The site will remain listed on the City's heritage inventory, enabling staff to monitor any permits affecting its heritage attributes.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9392.pdf>

Attachment 1 - Location Map

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9393.pdf>

Attachment 2 - Photograph

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9394.pdf>

Attachment 3 - Reasons for Listing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9395.pdf>

15a Withdrawal of Notice of Intention to Designate, Part IV, Section 29, Ontario Heritage Act – 90 Harbour Street

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council, that City Council withdraw its notice of intention to designate the property at 90 Harbour Street (Workmen's Compensation Board Building) under Part IV, Section 29 of the

Ontario Heritage Act following the receipt of a letter from the Ontario Realty Corporation withdrawing its appeal of the proposed designation to the Conservation Review Board.

Summary

For consideration by the Toronto and East York Community Council at it's January 15, 2008 meeting.

Background Information

Letter from the Toronto Preservation Board.

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9363.pdf>)

(Deferred from November 27, 2007 - TE11.67 - Revised Page 2)

TE12.16	ACTION	11:00 AM	Delegated	Ward: 22
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Driveway Widening Appeal - 58 Millwood Road

(April 16, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. deny the request for driveway widening at 58 Millwood Road; and
2. request that the owner remove the excess brick paving and restore the area to soft landscaping.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed an appeal from the owner of 58 Millwood Road for driveway widening. We do not recommend the approval of driveway widening at this location because it does not meet the requirements of the former City of Toronto Municipal Code. The owner will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9597.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9598.pdf>)

Appendix B

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9658.pdf>)

Appendix C

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9659.pdf>)

Appendix D

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9660.pdf>)

TE12.17	ACTION	11:00 AM	Delegated	Ward: 32
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Front Yard Parking Appeal - 36 Glen Manor Drive

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council deny the request for front yard parking at 36 Glen Manor Drive.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed an appeal from the owner of 36 Glen Manor Drive for front yard parking. We do not recommend approval for front yard parking at this location because it does not meet the requirements of the City of Toronto Municipal Code. The owner will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9550.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9551.pdf>)

Appendix B

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9552.pdf>)

Appendix C

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9553.pdf>)

Appendix D

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9554.pdf>)

TE12.18	ACTION	11:00 AM	Delegated	Ward: 29
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Front Yard Parking Appeal - 1011 Greenwood Avenue

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. deny the request for front yard parking at 1011 Greenwood Avenue; and
2. request that the owners remove the existing concrete paving and restore the area to soft landscaping, as shown on Appendix 'E'.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed an appeal from the owners of 1011 Greenwood Avenue for front yard parking. We do not recommend approval for front yard parking at this location because it does not meet the requirements of the City of Toronto Municipal Code. The owners will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9521.pdf>

Appendix A

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9522.pdf>

Appendix B

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9523.pdf>

Appendix C

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9524.pdf>

Appendix D

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9525.pdf>

TE12.19	ACTION	11:00 AM	Delegated	Ward: 22
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Front Yard Parking Appeal for a Second Vehicle - 50 Glen Elm Avenue

(December 13, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council deny the request for front yard parking for a second vehicle at 50 Glen Elm Avenue.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed an appeal from the owner of 50 Glen Elm Avenue for the parking of a second vehicle. We do not recommend approval for the parking of a second vehicle at this location because it does not meet the requirements of the former City of Toronto Municipal Code. The owner will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9532.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9528.pdf>)

Appendix B

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9529.pdf>)

Appendix C

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9530.pdf>)

Appendix D

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9531.pdf>)

TE12.20	ACTION	11:00 AM	Delegated	Ward: 32
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Front Yard Parking Appeal - 79 Scarborough Beach Boulevard

(December 12, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

Transportation Services recommends that Toronto and East York Community Council deny the request for front yard parking at 79 Scarborough Beach Boulevard.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed an appeal from the owner of 79 Scarborough Beach Boulevard for front yard parking. We do not recommend approval for front yard parking at this location because it does not meet the requirements of the City of Toronto Municipal Code. The owner will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9539.pdf>)

Appendix A - Sketch

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9540.pdf>)

Appendix B - Property Data Map

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9541.pdf>)

Appendix C

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9702.pdf>)

Appendix D - Applicant's Landscape Proposal

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9542.pdf>)

TE12.21	ACTION	11:00 AM	Delegated	Ward: 20
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Wooden Enclosure - 451 Adelaide Street West

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the ongoing maintenance of an existing wooden enclosure which encroaches within portions of the public laneway rear of 451 Adelaide Street West, subject to the property owners entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. maintain the wooden enclosure at their own expense in good repair and a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - b. obtain approval for associated work on private property from Toronto Buildings;
 - c. remove the wooden enclosure upon receiving 90 days written notice to do so; and
 - d. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services may deem necessary in the interest of the City;
2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer of the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services; and
3. Request Legal Services to prepare and execute the Encroachment Agreement.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed a request from the owner of 451 Adelaide Street West to allow the ongoing maintenance of an existing wooden enclosure that encroaches within portions of the public laneway rear of 451 Adelaide Street West.

As the wooden enclosure does not impact negatively on the public right of way, Transportation Services recommends approval of the encroachment.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9586.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9587.pdf>)

TE12.22	ACTION	12:00 PM	Delegated	Ward: 28
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Construction of an Underground Pedestrian Tunnel Linking the Bay Adelaide Centre to 40 King Street West, Scotia Plaza Tower - 40 Adelaide Street West

(December 13, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the request to construct the underground tunnel connection fronting 40 Adelaide Street West, which will commence approximately 96 m west of the west street line on Yonge Street and extending 6.3 m west thereof, linking 40 Adelaide Street West to 40 King Street West, subject to the property owner entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. indemnify the City from and against all actions, suits, claims or demands and from all loss, costs, damages and expenses that may result from such permission granted and providing of an insurance policy for such liability for the lifetime of the Agreement in a form as approved by the Deputy City Manager and Chief Financial Officer and in the amount not less than \$10,000,000 or such greater amount as the Deputy City Manager and Chief Financial Officer may require;
 - b. design, construct and maintain the tunnel as necessary at their own expense in good repair and in a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - c. design and construct the tunnel connection to comply with the Canadian Highway Bridge Design Code (CAN/CSA) for highway loading purposes, as amended, superseded or replaced from time to time, including allowance for impact factors;
 - d. pay for the costs of preparing the Agreement and the registration of the

Agreement on title;

- e. pay an annual rental fee for the underground tunnel connection as determined by the Director of Real Estate Services, Facilities & Real Estate, to be adjusted annually by the Consumer Price Index (CPI);
 - f. allow for future developments to link into the existing PATH system;
 - g. obtain approval for associated work on private property from the Toronto Building Division;
 - h. provide “as-built” drawings within 90 days of completing the construction of the underground tunnel;
 - i. limit the life of the Agreement to the removal of the encroachment or the date of the demolition of the building at 40 Adelaide Street West, whichever is the less; and
 - j. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services may deem necessary in the interest of the City;
2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer of the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services; and
 3. request Legal Services to prepare, execute and arrange to register the Encroachment Agreement.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation has assessed a request to construct an underground tunnel connection which will encroach within the public right of way fronting 40 Adelaide Street West, linking the Bay-Adelaide site to the existing Scotia Plaza Tower at 40 King Street West.

Given that the proposed tunnel will not impact negatively on the public right of way and clearances from the various utility companies have been received, Transportation Services recommends approval of the tunnel connection.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9602.pdf>

Appendix A

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9603.pdf>

TE12.23	ACTION	12:00 PM	Delegated	Ward: 32
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Maintenance of a Decorative Screen - 38 Waverley Road

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the ongoing maintenance of the decorative screen within the public right of way fronting 38 Waverley Road, subject to the property owner entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. maintain the decorative screen at his/her own expense in good repair and a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - b. remove the decorative screen upon receiving 90 days written notice to do so; and
 - c. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services may deem necessary in the interest of the City; and
2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer of the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed a request from the owner of 38 Waverley Road to allow the ongoing maintenance of a decorative screen that encroaches within the public right of way fronting 38 Waverley Road.

As the decorative screen does not negatively impact on the public right of way, Transportation Services recommends approval of this request.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9606.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9607.pdf>)

TE12.24	ACTION	12:00 PM	Delegated	Ward: 14
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Building Entrance Ramp - 2113 Dundas Street West

(December 14, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the maintenance of the building entrance ramp within the public right of way fronting 2113 Dundas Street West, subject to the property owners entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. indemnify the City from and against all actions, suits, claims or demands and from all loss, costs, damages and expenses that may result from such permission granted and providing of an insurance policy for such liability for the lifetime of the Agreement in a form as approved by the Deputy City Manager and Chief Financial Officer and in the amount not less than \$2,000,000 or such greater amount as the Deputy City Manager and Chief Financial Officer may require;
 - b. maintain the building entrance ramp at their own expense in good repair and a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - c. remove the building entrance ramp upon receiving 90 days written notice to do so; and
 - d. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services may deem necessary in the interest of the City;
2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer of the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services; and
3. request Legal Services to prepare and arrange for the execution of the Encroachment Agreement.

Summary

This staff report is about a matter which Community Council has delegated authority from City

Council to make a final decision.

Transportation Services has assessed an appeal from the co-owner of 2113 Dundas Street West for the maintenance of a building entrance ramp which has a setback of 0.18 m instead of 0.46 m from the rear edge of the City sidewalk as required by the Municipal Code.

Although the building entrance ramp does not meet the required setback of 0.46 m from the rear edge of the City sidewalk as required by the Municipal Code, it does not impact negatively on the public right of way, therefore, Transportation Services is recommending approval of this application.

The owners will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9517.pdf>

Appendix A

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9518.pdf>

TE12.25	ACTION	12:00 PM	Delegated	Ward: 32
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Wooden Shed - 94R Rainsford Road

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the ongoing maintenance of an existing wooden shed which encroaches within portions of the public laneway rear of 94R Rainsford Road, subject to the property owner entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. maintain the wooden shed at his/her own expense in good repair and a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - b. obtain approval for associated work on private property from Toronto Buildings;
 - c. remove the wooden shed upon receiving 90 days written notice to do so; and
 - d. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services may deem necessary in the interest of the City; and

2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer of the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed a request from the agent for the owner of 94R Rainsford Road to allow the ongoing maintenance of an existing wooden shed that encroaches within portions of the public laneway rear of 94R Rainsford Road.

As the wooden shed does not impact negatively on the public right of way, Transportation Services recommends approval of the encroachment.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9572.pdf>

Appendix A

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9573.pdf>

TE12.26	ACTION	12:00 PM	Delegated	Ward: 19
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Fence and Retaining Wall - 180 Pendrith Street

(December 12, 2007) Report from Manager, Right of Way Management, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. approve the maintenance of the 1.0 m high closed board divisional wooden fence together with the 0.6 m high stone retaining wall within the public right of way fronting 180 Pendrith Street, subject to the property owners entering into an encroachment agreement with the City of Toronto, agreeing to but not limited to the following:
 - a. maintain the encroachments at their own expense in good repair and a condition satisfactory to the General Manager of Transportation Services and will not make any additions or modifications to the encroachment beyond what is allowed under the terms of the Agreement;
 - b. obtain approval for associated work on private property from Toronto Buildings;

- c. remove the encroachments upon receiving 90 days written notice to do so; and
 - d. accept such additional conditions as the City Solicitor or the General Manager of Transportation Services; and
2. direct Legal Services and/or the General Manager of Transportation Services to extend the Encroachment Agreement to the new owner, in the event of sale or transfer to the property abutting the encroachment, subject to the approval of the General Manager of Transportation Services.

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision.

Transportation Services has assessed a request from the owners of 180 Pendrith Street to allow the ongoing maintenance of a 1.0 m high closed board divisional wooden fence together with a 0.6 m high stone retaining wall that encroach within the public right of way fronting 180 Pendrith Street.

Although the fence and retaining wall do not meet the allowable set back under the Municipal Code, they do not impact negatively on the public right of way. Therefore, Transportation Services recommends approval of the encroachments.

The owners together with any interested parties will be given an opportunity to make a deputation before Community Council.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9561.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9563.pdf>)

TE12.27	ACTION	12:00 PM	Delegated	Ward: 27
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Appeal of the denial of a Boulevard Café – 116 Yorkville Avenue

(December 17, 2007) Report from Richard Mucha, Manager, Municipal Licensing & Standards, Licensing Services

Recommendations

Municipal Licensing and Standards recommends that the Toronto and East York Community Council refuse the appeal for a boulevard cafe permit at 116 Yorkville Avenue.

Summary

This staff report is about a matter for which the Toronto and East York Community Council has delegated authority from City Council to make a final decision.

Municipal Licensing and Standards refused the application for a boulevard cafe permit at 116 Yorkville Avenue based on the provisions of the former City of Toronto, Municipal Code, and Chapter 313.

The criteria requires that boulevard cafes shall provide 2.13 metre clearance from the curb and/or any street furnishings in order to maintain adequate space for pedestrian traffic and that no objections are received as a result of the required public notice posted at the premises.

The applicant, McEwan One Mark Inc, operating as One, has appealed the staff decision to refuse the application.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9649.pdf>

Attachment 1 - Appendixes 1 - 4

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9650.pdf>

(Deferred from November 27, 2007 - 2007.TE11.22)

TE12.28	ACTION	12:00 PM	Delegated	Ward: 20
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Relocation of curb lane and sidewalk boulevard vending permit – 3296T - Royal Ontario Museum

(December 17, 2007) Report from Richard Mucha, Manager, Municipal Licensing and Standards, Licensing Services

Recommendations

Municipal Licensing and Standards recommends:

1. That the Toronto and East York Community Council approve the proposed alternate location at 22 metres south of Bloor Street West; and
2. Authorize the exemption from the former City of Toronto Municipal Code Chapter 315, Section 8 (2) (h) regarding the 25m radius clearance separation between vendors; and
3. Require the vendor to relinquish the existing permit immediately in order to obtain the permit for the alternate location.

Summary

This staff report is about a matter for which the Toronto East York Community Council has delegated authority from City Council to make a final decision.

The Toronto and East York Community Council at its meeting of November 27, 2007 deferred

consideration of relocating vending permit 3296T to its next meeting on January 15, 2008.

Consultations were held with the vendor, Ward Councillor, Royal Ontario Museum and Municipal Licensing and Standards staff to achieve a favourable new location.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9498.pdf>

TE12.29	ACTION			Ward: 14
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Preliminary Report - Rezoning - 1540 Bloor Street West

(December 5, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends 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.
3. Notice for the public meeting under the Planning Act be given according to the regulations under the Planning Act.

Summary

This application was made after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

The application proposes to redevelop the property at 1540 Bloor Street West, containing 293 residential units with commercial uses on the ground and second floors. The building would be 29 stories on the southerly portion of the site fronting onto Bloor Street West and Dundas Street West and 8 stories along the rear. Vehicular and servicing access is proposed from Dundas Street West, directly south of the streetcar, bus and pedestrian entrances to Dundas West Station.

This report provides preliminary information on the above-noted application and seeks Community Council's direction on further processing of the application and on the community consultation process.

This application has been circulated to City departments and external agencies, where appropriate, for comment.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9505.pdf>)

TE12.30	ACTION			Ward: 22
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Preliminary Report - Rezoning Application – 200 Madison Avenue

(December 18, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends 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.
3. Notice for the public meeting under the Planning Act be given according to the regulations under the Planning Act.

Summary

This application was made after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

The application proposes to demolish an existing 1-storey warehouse/office building and replace it with a 5 and 6-storey apartment building with 82 units, at 200 Madison Ave.

This report provides preliminary information on the above-noted application and seeks Community Council's directions on further processing of the application and on the community consultation process.

Planning staff have circulated this application to the relevant City departments and external agencies for comment. Staff will schedule a community consultation meeting and review the proposed development against the relevant Official Plan policies for Apartment Neighbourhoods. A final report is targeted for the third quarter in 2008. This target date assumes that the applicant will provide all required information in a timely manner.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9519.pdf>)

TE12.31	ACTION			Ward: 30
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Preliminary Report - Rezoning Application – 319 Carlaw Avenue

(November 29, 2007) Report from Director, Community Planning, Toronto and East York District.

Recommendations

The City Planning Division recommends 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.
3. Notice for the public meeting under the Planning Act be given according to the regulations under the Planning Act.

Summary

This application was made on or after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This application proposes to construct an 11 storey mixed-use building at 319 Carlaw Avenue containing employment uses on the first 2 floors, and 129 residential units above.

This report provides preliminary information on the above-noted application and seeks Community Council's directions on further processing of the application and on the community consultation process.

This application has been circulated to City departments and external agencies, where appropriate, for comment. Staff will hold a community consultation meeting in the first quarter of 2008.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9564.pdf>

TE12.32	Information			Ward: 19
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Preliminary Report - Rezoning Application - 171 East Liberty Street

(December 17, 2007) Report from Director, Community Planning, Toronto and East York

District

Recommendations

The City Planning Division recommends that this report be received for information.

Summary

This application was made on October 2, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This application proposes an amendment to City of Toronto Zoning By-law 438-86 to allow retail and services uses on the ground floor of the existing commercial-industrial building at 171 East Liberty St.

This report provides preliminary information on the above-noted application and seeks Community Council's directions on further processing of the application.

This application has been circulated to City departments and external agencies for review and comment. The comments received will assist Planning staff in formulating appropriate recommendations to be contained in the Final Report.

As required by the Planning Act, staff held a community consultation meeting for this application on November 27, 2007.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9497.pdf>

TE12.33	ACTION			Ward: 32
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Preliminary Report - Rezoning Application - 1864-1876 Queen Street East

(December 17, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends 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.
3. Notice for the public meeting under the Planning Act be given according to the

regulations under the Planning Act.

Summary

This application was made on or after January 1, 2007 and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This application proposes the construction of a 6 storey mixed-use building with underground parking at 1864 to 1876 Queen Street East.

This report provides preliminary information on the above-noted application and seeks Community Council's direction on further processing of the application and on the community consultation process.

This application has been circulated to City departments and external agencies, where appropriate, for comment. Staff will hold a community consultation meeting in the first quarter of 2008. The target date assumes that applicant will provide all required information in a timely manner.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9506.pdf>

(Deferred from November 27, 2007 - 2007.TE11.27)

TE12.34	ACTION		Delegated	Ward: 19
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Sign Variance - BMO Field - 2 Strachan Avenue (170 Princes Boulevard)

(October 29, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to maintain, for identification purposes, five illuminated fascia signs attached to the seating structures of the stadium over Gate #1, Gate #2, Gate #3 and Gate #4 of the stadium and four non-illuminated ground signs located along the north, east and west frontages of the property for directional purposes and one illuminated scoreboard located at the north end of the Soccer Stadium at 2 Strachan Avenue (170 Princes Boulevard) with a condition that no signage be permitted on the north face of the scoreboard; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Stephanie South, with A-Tec Signs, on behalf of Maple Leafs Sports & Entertainment Ltd. for approval of variances from Chapter 297, Signs, of the former City of Toronto Municipal Code to maintain, for identification purposes, five illuminated fascia signs attached to the seating structure of the stadium over Gate #1, Gate #2, Gate #3 and Gate #4 of the Soccer Stadium and four non-illuminated ground signs located along the north, east and west frontages of the property for directional purposes and one illuminated score board located at the north end of the Soccer Stadium at 2 Strachan Avenue (170 Princes Boulevard).

Staff recommends approval of the application with a condition that no signage be permitted on the north face of the scoreboard facing the Gardiner Expressway. The remaining variances are appropriate in this context and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9328.pdf>)

Communications

(November 22, 2007) e-mail from Alison Gorbould (TE.Main.TE12.34.1)

(November 23, 2007) e-mail from Raj Bharati (TE.Main.TE12.34.2)

(November 25, 2007) e-mail from Sara Lipson (TE.Main.TE12.34.3)

TE12.35	ACTION		Delegated	Ward: 20
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Sign Variance - 1109 Bathurst Street

(December 17, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to maintain, for identification purposes, an illuminated ground sign located at the northwest corner of the property at 1109 Bathurst Street with a condition that the proposed sign be turn off from 11:00 p.m. to 7:00 a.m. by means of an automated timing device, and require that energy efficient lights be used; and

- Toronto and East York Community Council direct the City Clerk’s Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Eduardo Rebelo, for approval of variances from Chapter 297, Signs, of the former City of Toronto Municipal Code to maintain, for identification purposes, an illuminated ground sign located at the northwest corner of the property at 1109 Bathurst Street.

Staff recommends approval of the application. The variances are minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9432.pdf>

TE12.36	ACTION		Delegated	Ward: 20
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Sign Variance - 700 University Avenue

(December 3, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

- Toronto and East York Community Council approve the requested variances to permit, for identification purposes, replacement of two non-illuminated fascia signs on the south and east elevations of a column structure located at the southeast corner of the concrete boundary wall of the property at 700 University Avenue; and
- Toronto and East York Community Council direct the City Clerk’s Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Sophia McLean with Daynite Signs on behalf of Ontario Power Generation, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, replacement of two non-illuminated fascia signs on the south and east elevations of a column structure located at the southeast corner of the concrete boundary wall of the property at 700 University Avenue.

Staff recommends approval of the application. The variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9429.pdf>)

TE12.37	ACTION		Delegated	Ward: 22
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Sign Variance - 2195 Yonge Street

(December 5, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to permit, for identification purposes, six illuminated projecting banner signs extending from the first floor to the second floor level of the building and five illuminated projecting signs at the first floor level on the front elevation of the north podium and to maintain six illuminated projecting banner signs extending from the first floor to the second floor level of the building and six illuminated projecting signs at the first floor level on the front elevation of the south podium of the building at 2195 Yonge Street and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Alice Li, with Minto Urban Communities Inc., on behalf of Minto Midtown Inc. for approval of variances from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, six illuminated projecting banner signs extending from the first floor into the second

floor level of the building and five illuminated projecting signs at the first floor level on the front elevation of the north podium and to maintain six illuminated projecting banner signs extending from the first floor into the second floor level of the building and six illuminated projecting signs at the first floor level on the front elevation of the south podium of building at 2195 Yonge Street.

Staff recommends approval of the application, the variances are minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9423.pdf>)

TE12.38	ACTION		Delegated	Ward: 22
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Sign Variance - 64 St. Clair Avenue West

(December 3, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variance to permit, for identification purposes, an illuminated double-sided ground sign along the south frontage of the property at 64 St. Clair Avenue West and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of a variance, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Dominic Rotundo with Pattison Sign Group, on behalf of McArthur Properties, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, an illuminated double-sided ground sign along the south frontage of the property at 64 St. Clair West.

Staff recommends approval of the application. The variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9466.pdf>)

TE12.39	ACTION		Delegated	Ward: 22
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Sign Variance - 1560 Yonge Street

(December 17, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variance to permit, for identification purposes, an illuminated projecting sign on the front elevation of the building at 1560 Yonge Street and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of a variance, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Sophia McLean, with Daynite Signs Canada, on behalf of 2079582 Ontario Ltd. for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, an illuminated projecting sign on the front elevation of the building at 1560 Yonge Street.

Staff recommends approval of the application. The variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9464.pdf>)

TE12.40	ACTION		Delegated	Ward: 27
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Sign Variance - 120 Homewood Avenue

(December 3, 2007) Report from Director, Community Planning, Toronto and East York

District

Recommendations

The City Planning Division recommends that:

1. City Council approve the variance to permit, for identification purposes, six backlit illuminated fascia signs at the first floor level, on the south elevation and one illuminated fascia sign on the east elevation and one illuminated sign on the west elevation of a building to be constructed at 120 Homewood Avenue (formerly 146 Wellesley Street) with conditions that the sign on the west elevation of the building would be turned off from 10:00 p.m. to 7:00 a.m. by means of an automated timing device and that energy efficient lights be required; and
2. City Council direct the City Clerk's Office to advise the applicant, upon approval of a variance, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

To review and make recommendations on a request by Gouled Osman of Deltera Inc. on behalf of the Residences at Verve Inc. for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, eight backlit illuminated fascia signs at the first floor level on the south, east and west elevations of a building to be constructed at 120 Homewood Avenue (formerly 146 Wellesley Street).

Staff recommends approval of six back-lit illuminated fascia signs on the south elevation and one back-lit fascia sign on the east elevation and one illuminated fascia sign on the west elevation of the building with a condition that the sign on the west elevation would be turned off between 10:00 p.m. and 7:00 a.m. by means of an automated timing device. With this condition in place, the proposed sign on the west elevation is acceptable. The variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9425.pdf>

TE12.41	ACTION		Delegated	Ward: 28
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Sign Variance - 27 Front Street East

(December 7, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to permit, for identification purposes, an illuminated fascia sign on the west elevation of the building at 27 Front Street East and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by James Roe with St. Lawrence Centre for the Performing Arts, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, an illuminated fascia signs on the west elevation of the building at 27 Front Street East.

Staff recommends approval of the application. The variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9428.pdf>)

TE12.42	ACTION		Delegated	Ward: 28
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Sign Variance - 550 Adelaide Street East

(November 22, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to permit, for identification purposes, replacement of an illuminated ground sign with a newly designed illuminated ground sign, at the southwest corner of the property at 550 Adelaide Street East and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of variances, of the requirement to obtain the

necessary sign permits from the Chief Building Official

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Dominic Rotundo, with Pattison Sign Group, for approval of variances from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, replacement of an illuminated ground sign with a newly designed illuminated ground sign, at the southwest corner of the property at 550 Adelaide Street East.

Staff recommends approval of the application. The variances are minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9610.pdf>)

(Deferred from November 27, 2007 - 2007.TE11.33)

TE12.43	ACTION		Delegated	Ward: 30
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Sign Variance - 569 Broadview Avenue

(October 30, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variance to permit, for identification purposes, two non-illuminated fascia signs on the north and south elevations of the building at 569 Broadview Avenue; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of a variance, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Svetlana Levant, with Permit World, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, two non-illuminated fascia signs on the north and south elevations of the building at 569 Broadview Avenue.

Staff recommends approval of the application. The requested variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9329.pdf>)

(Deferred from November 27, 2007 - 2007.TE11.34)

TE12.44	ACTION		Delegated	Ward: 30
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Sign Variance - 9 Tennis Crescent

(October 30, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variance to permit, for identification purposes, a non-illuminated awning sign on the front elevation of the building at 9 Tennis Crescent; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of a variance, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Svetlana Levant, with Permit World, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, a non-illuminated awning sign on the front elevation of the building at 9 Tennis Crescent.

Staff recommends approval of the application. The requested variance is minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9330.pdf>)

TE12.45	ACTION		Delegated	Ward: 31
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Sign Variance - 1400 O'Connor Drive

(December 3, 2007) Report from Director, Community Planning, Toronto and East York District

Recommendations

The City Planning Division recommends that:

1. Toronto and East York Community Council approve the requested variances to permit, for identification purposes, three illuminated fascia signs on the north, south and west elevations of the building and four illuminated ground signs for direction purposes at 1400 O'Connor Drive and require that energy efficient lights be used; and
2. Toronto and East York Community Council direct the City Clerk's Office to advise the applicant, upon approval of variances, of the requirement to obtain the necessary sign permits from the Chief Building Official.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report reviews and makes recommendations on a request by Sophia McLean, with Daynite Signs Canada, on behalf of H.D. Property Management for approval of variances from By-law No. 64-87 of the former Borough of East York to permit, for identification purposes, three fascia signs on the north, south and west elevations of the building and four ground signs for direction purposes at 1400 O'Connor Drive.

Staff recommends approval of the application. The variances are minor and within the general intent and purpose of the Municipal Code.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9496.pdf>

TE12.46	ACTION			Ward: 28
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Authority to Amend Section 37 Agreement and Heritage Easement Agreement - 106 King Street East

(December 6, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

The City Planning Division recommends that Council authorize the amendment of the Heritage Easement Agreement and the Section 37 Agreement for the subject property, both dated September 22, 2003, to extend the date for commencement of the work on the Parish House and Diocesan Centre from September 13, 2007 to December 30, 2008.

Summary

This report recommends that City Council authorize the amendment of a Section 37 Agreement and a Heritage Easement Agreement for the commencement of restoration work on the Parish House and Diocesan Centre at 106 King Street East. The agreements required that the owner commence work in 2007. The owners have approached City Planning Staff and have requested a one year extension.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9535.pdf>)

Attachment 1 - Location Map

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9536.pdf>)

Attachment 2 - Photograph

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9537.pdf>)

TE12.47	ACTION			Ward: 20
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Authority to Enter into a Heritage Easement Agreement - 222 Bremner Boulevard

(November 9, 2007) Report from Director, Policy and Research, City Planning Division

Recommendations

City Planning staff recommend that:

1. Authority be granted by City Council for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the tenant of the property at 222 Bremner Boulevard (John Street Roundhouse); and
2. The City Solicitor be authorized to introduce the necessary Bill in Council authorizing the Heritage Easement Agreement.

Summary

This report recommends that City Council grant authority to enter into a Heritage Easement Agreement for the property at 222 Bremner Boulevard. The property, containing the John Street Roundhouse, is listed on the City of Toronto Inventory of Heritage Properties and designated under Part IV, Section 29 of the Ontario Heritage Act.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9408.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9409.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9410.pdf>)

47a Authority to Enter into a Heritage Easement Agreement - 222 Bremner Boulevard (Ward 20 Trinity-Spadina)

(December 7, 2007) Letter from Toronto Preservation Board

Recommendations

The Toronto Preservation Board recommended to the Toronto and East York Community Council that:

1. Authority be granted by City Council for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the tenant of the property at 222 Bremner Boulevard (John Street Roundhouse); and
2. The City Solicitor be authorized to introduce the necessary Bill in Council authorizing the Heritage Easement Agreement.

Summary

For consideration by the Toronto and East York Community Council.

Background Information

Attachment - Letter from Toronto Preservation Board

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9356.pdf>)

TE12.48	ACTION		Delegated	Ward: 29
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Road Alteration – Pape Avenue and Hopedale Avenue

(December 17, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends to Toronto and East York Community Council that Hopedale Avenue, at its intersection with Pape Avenue, be narrowed and realigned generally as indicated on Drawing No. 421F-8656, copy attached.

Financial Impact

The adoption of the above noted recommendation will result in the following financial impact the estimated cost to alter the intersection of Hopedale Avenue and Pape Avenue is \$65,000.00. Funds in the amount of \$250,000 are provided in Transportation Services 2008 Budget for Safety and Operational Improvement Program. Installation of the noted improvement will be subject to competing priorities.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Transportation staff have investigated redesigning the intersection of Pape Avenue and Hopedale Avenue to address residents concerns with pedestrian safety crossing Hopedale Avenue and vehicle speeds while performing southbound right turns.

Our assessment indicates that residents concerns are justified and that the intersection of Pape Avenue and Hopedale Avenue should be realigned to reduce both pedestrian crossing distance and vehicular speeds while performing southbound right turns onto Hopedale Avenue.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9604.pdf>)

Attachment 1 - Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9605.pdf>)

TE12.49	ACTION		Delegated	Ward: 27
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Lane and Sidewalk Closure for Construction - Charles Street West

(December 13, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

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

1. Close the north sidewalk and north side of Charles Street West, between St. Thomas Street and a point 47 metres west of St. Thomas Street, to pedestrians for 32 months, from January 16, 2008 to August 30, 2010;
2. During this period, implement “No Stopping Anytime” on both sides of Charles Street West, between St. Thomas Street and a point 52 metres west of St. Thomas Street;
3. During this period, remove the existing “No Parking Anytime” regulation on the south side of Charles Street West, between St. Thomas Street and a point 52 metres west of St. Thomas Street;

4. During this period, remove the existing Pay and Display parking regulations on the north side of Charles Street West, between St. Thomas Street and a point 52 metres west of St. Thomas Street;
5. During this period, remove the existing “No Parking, 7:30 a.m. to 9:30 a.m., Monday to Friday” regulation on the north side of Charles Street West, between St. Thomas Street and a point 52 metres west of St. Thomas Street; and
6. Return Charles Street West to its pre-construction traffic and parking regulations when the project is completed.

Financial Impact

There is no financial impact on the City. Minto Street Inc. will bear the costs.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Minto Street Inc. is building a 23-storey condominium and 10-storey furnished suites at 100-110 Charles Street West and 4, 6 and 8 St. Thomas Street, on the northwest corner of Charles Street West and St. Thomas Street. For this reason, Transportation Services must close the north sidewalk and the parking lane on the north side of Charles Street West for 32 months.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9592.pdf>)

Attachment 1 - Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9593.pdf>)

TE12.50	ACTION		Delegated	Ward: 27
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Disabled Persons' Loading Zone - 25 Mutual Street

(December 12, 2007) Report from Director, Transportation Services, Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. rescind the regulation authorizing the operation of parking machines between 8:00 a.m. and 9:00 p.m., Monday to Saturday and between 1:00 p.m. and 9:00 p.m. Sunday for a maximum period of 3 hours at a rate of \$2.50 per hour on both sides of Mutual Street from Queen Street East to Shuter Street;

2. rescind the one-hour parking regulation currently in effect from 8:00 a.m. to 6:00 p.m. on both sides of Mutual Street from Queen Street East to Shuter Street;
3. designate a loading zone for a disabled person on the east side of Mutual Street, from a point 87.4 metres north of Queen Street East to a point 11 metres further north;
4. authorize the operation of parking machines between 8:00 a.m. and 9:00 p.m., Monday to Saturday and between 1:00 p.m. and 9:00 p.m. Sunday for a maximum period of 3 hours at a rate of \$2.50 per hour on the west side of Mutual Street from Queen Street East to Shuter Street;
5. authorize the operation of parking machines between 8:00 a.m. and 9:00 p.m., Monday to Saturday and between 1:00 p.m. and 9:00 p.m. Sunday for a maximum period of 3 hours at a rate of \$2.50 per hour on the east side of Mutual Street from Queen Street East to a point 87.4 metres further north; and
6. authorize the operation of parking machines between 8:00 a.m. and 9:00 p.m., Monday to Saturday and between 1:00 p.m. and 9:00 p.m. Sunday for a maximum period of 3 hours at a rate of \$2.50 per hour on the east side of Mutual Street from a point 98.4 metres north of Queen Street East to Shuter Street.

Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Toronto Transportation Services 2008 operating budget interim appropriations	\$500.00

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Transportation Services is requesting approval from Toronto and East York Community Council to establish a disabled persons' loading zone on the east side of Mutual Street, fronting No. 25, to allow for pick-up/drop-off by Wheel-Trans vehicles. Installation of this zone will result in the loss of two pay-and-display parking spaces.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9568.pdf>

Drawing 421F-9137

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9569.pdf>

TE12.51	ACTION		Delegated	Ward: 27
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Disabled Persons' Loading Zone - Armoury Street

(December 18, 2007) Report from Director, Transportation Services, Toronto and East York District

Recommendations

Transportation Services recommends that Toronto East York Community Council:

1. rescind the “No Parking Anytime” regulation on the south side of Armoury Street from University Avenue to Chestnut Street;
2. rescind the “No Stopping Anytime” regulation on the south side of Armoury Street from University Avenue to a point 52 metres further east;
3. rescind the “No Standing Anytime” regulation on the south side of Armoury Street from Chestnut Street to a point 52 metres east of University Avenue;
4. prohibit stopping at all times from University Avenue to a point 26 metres further east;
5. designate a loading zone for a disabled person on the south side of Armoury Street, from a point 26 metres east of University Avenue to a point 10 metres further east; and
6. prohibit standing at all times from 36 metres east of University Avenue to Chestnut Street.

Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Toronto Transportation Services 2008 operating budget interim appropriations	\$500.00

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Transportation Services is requesting approval from Toronto and East York Community Council to establish a disabled persons loading zone on the south side of Armoury Street just east of University Avenue to facilitate curb side access for Wheel-trans vehicles and their passengers attending the Toronto Courthouse.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9559.pdf>)

Drawing 421F-9143

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9560.pdf>)

Drawing 421F-9145

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9562.pdf>)

TE12.52	ACTION		Delegated	Ward: 30
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Disabled persons pick-up/drop-off zone – Ashdale Avenue

(December 4, 2007) Report from Director, Transportation Services Toronto and East York District.

Recommendations

Transportation Services recommends that Toronto and East York Community Council establish an on-street pick-up/drop-off zone for disabled persons operating from 8:30 a.m. to 5:00 p.m., daily, on the east side of Ashdale Avenue from Fairford Avenue to a point 13.5 metres north.

Financial Impact

Type of funding	Source of funds	Amount
Available within current budget	Toronto Transportation Services 2008 operating budget interim appropriations	\$ 250

Summary

This staff report is about a matter that Community Council has delegated authority from City Council to make a final decision. Transportation Services is requesting approval to establish a pick-up/drop-off zone for disabled persons fronting No. 369 Ashdale Avenue. The purpose of the zone is to provide curbside access for Wheel-Trans vehicles servicing a disabled resident at that address. The installation of the pick-up/drop-off zone will result in the loss of one on-street parking space between 8:30 a.m. and 5:00 p.m., daily.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9599.pdf>)

Attachment 1 - Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9600.pdf>)

TE12.53	ACTION		Delegated	Ward: 19, 20, 21, 31, 32
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Installation/Removal of On-Street Parking Spaces for Persons With Disabilities

(December 17, 2007) Report from Director, Transportation Services Toronto and East York District.

Recommendations

Transportation Services recommends that Toronto and East York Community Council approve the installation and removal of on-street parking spaces for persons with disabilities at the locations identified in the attached Appendix A.

Financial Impact

Type of funding	Source of funds	Amount
Available within current budget	Transportation Services Division 2008 Operating Budget interim appropriations.	\$2,700.00

Summary

This staff report is about a matter which Community Council has delegated authority from City Council to make a final decision. The purpose is to obtain approval for the installation/removal of a number of on-street parking spaces for persons with disabilities.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9611.pdf>)

TE12.54	ACTION		Delegated	Ward: 19
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Results of Speed Hump Poll - Carling Avenue, between Bloor Street West and Leeds Street

(December 10, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council not authorize installation of speed humps on Carling Avenue, between Bloor Street West and Leeds Street.

Financial Impact

Adoption of the above-noted recommendation has no financial impact. If Toronto and East York Community Council decides to approve installation of speed humps on Carling Avenue,

between Bloor Street West and Leeds Street, the following financial impact will result:

1. the estimated cost of installing three speed humps on Carling Avenue is \$9,000.00. Funds in the amount of \$295,000.00 have been allocated in the Transportation Services 2008 Capital Budget for traffic calming initiatives. The installation of speed humps Carling Avenue would be subject to competing priorities and funding availability.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision. This report summarizes the results of the traffic calming poll undertaken on Carling Avenue, between Bloor Street West and Leeds Street. The poll results indicated a response rate of less than 50 percent plus one, and accordingly, installation of speed humps is not recommended.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9590.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9591.pdf>)

TE12.55	ACTION		Delegated	Ward: 21
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Results of the Speed Hump Poll - Claxton Boulevard, between Raglan Avenue and Connaught Circle

(December 10, 2007) Report from Director, Transportation Services, Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council not authorize installation of speed humps on Claxton Boulevard, between Raglan Avenue and Connaught Circle.

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

This report summarizes the results of the traffic calming poll undertaken on Claxton Boulevard, between Raglan Avenue and Connaught Circle. The poll results indicated a response rate less than 50 percent plus one, and accordingly, installation of speed humps is not recommended.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9547.pdf>)

Drawing 421F-9057

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9548.pdf>)

Appendix A - Letter from Toronto Fire Services, dated October 4, 2007

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9549.pdf>)

TE12.56	ACTION		Delegated	Ward: 22
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Results of Speed Hump Poll - Macpherson Avenue, between Avenue Road and Rathnelly Avenue

(December 6, 2007) Report from Director, Transportation Services, Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council:

1. direct the City Solicitor to prepare a draft by-law for installing speed humps on Macpherson Avenue, between Avenue Road and Rathnelly Avenue, generally as shown on the attached print of Drawing No. 421F-9010, dated July 2007; and
2. reduce the speed limit on Macpherson Avenue, between Avenue Road and Rathnelly Avenue from 40 km/h to 30 km/h, upon installation of the speed humps.

Financial Impact

The estimated cost to install three speed humps on Macpherson Avenue is \$9,000.00. Funds in the amount of \$295,000.00 have been allocated in the Transportation Services 2008 Capital Budget for traffic calming initiatives. Installing speed humps on Macpherson Avenue would be subject to competing priorities and funding availability.

Summary

This staff report is about a matter which Community Council has been delegated authority from City Council to make a final decision.

This report summarizes the results of the traffic calming poll undertaken on Macpherson Avenue, between Avenue Road and Rathnelly Avenue. In spite of the poll falling short by one ballot of the stipulated 50 percent plus one response rate, an overwhelming majority of residents who responded support installation of speed humps. Transportation Services recommends under the circumstances proceeding with the installation of speed humps on Macpherson Avenue.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9582.pdf>)

Drawing 421F-9010

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9583.pdf>)

Appendix A - Letter from Fire Services, dated July 18, 2007

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9584.pdf>)

Appendix A - Letter from Fire Services, dated July 18, 2007

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9585.pdf>)

TE12.57	ACTION		Delegated	Ward: 31
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Speed Limit 40 km/h - Sammon Avenue - Speed Reduction

(December 17, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council reduce the speed limit from 50 km/h to 40 km/h on Sammon Avenue, from Woodington Avenue to Cedarvale Avenue.

Financial Impact

Type of funding	Source of funds	Amount
Available within current budget	Transportation Services Division 2008 Operating Budget interim appropriations.	\$2000

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Transportation Services is requesting approval to lower the maximum speed limit from 50 km/h to 40 km/h on Sammon Avenue, from Woodington Avenue to Cedarvale Avenue. This lower speed limit would be consistent with Sammon Avenue, east of Woodington Avenue. Also, the nature of this street, with sidewalks right beside the road and long-term parking, make a 40 km/h speed limit more appropriate.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9570.pdf>)

Attachment 1 - Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9571.pdf>)

TE12.58	ACTION		Delegated	Ward: 31
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Speed Limit 40 km/h - Brenton Street –Traffic Calming

(December 12, 2007) Report from Director, Transportation Services Toronto and East York District.

Recommendations

Transportation Services recommends that Toronto and East York Community Council reduce the speed limit from 50 km/h to 40 km/h on Brenton Street, from Dawes Road to Victoria Park Avenue.

Financial Impact

Type of funding	Source of funds	Amount
Available within current budget	Transportation Services Division 2008 Operating Budget interim appropriations.	\$600

Summary

This staff report is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

Transportation Services is requesting approval to lower the maximum speed limit from 50 km/h to 40 km/h on Brenton Street, from Dawes Road to Victoria Park Avenue. The nature of this street, with sidewalks right beside the road and parking on both sides, make a 40 km/h speed limit more appropriate.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9594.pdf>

Attachment 1 - Drawing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9595.pdf>

TE12.59	ACTION			Ward: 31
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Speed Limit and Parking Regulations – Chisholm Avenue

(December 17, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that City Council:

1. reduce the maximum speed limit on Chisholm Avenue between 32 metres north of

Newmarket Avenue and the north end of Chisholm Avenue from 50 km/h to 40 km/h;
and

2. prohibit parking at all times on the west side of Chisholm Avenue, from Westbrook Avenue to a point 13 metres south, and from a point 19 metres south of Westbrook Avenue to a point 31 metres south of Westbrook Avenue.

Financial Impact

Type of funding	Source of funds	Amount
Available in 2008 budget	Transportation Services 2008 Operating Budget interim appropriations	\$1,000.00

Summary

Transportation staff is requesting approval to reduce the maximum speed limit on Chisholm Avenue from 50 km/h to 40 km/h to address residents concerns with vehicular speeds. This lower speed limit would be consistent with the south end of this street. Also, the nature of this street, with sidewalks right beside the road and long-term parking, makes a 40 km/h speed limit more appropriate.

Transportation staff is also requesting approval to amend the parking regulations reducing the length of the current corner parking on Chisholm Avenue near Westbrook Avenue. These parking changes would benefit the community by providing much needed additional parking spaces.

Background Information

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9608.pdf>

Attachment 1 - Drawing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9609.pdf>

TE12.60	ACTION			Ward: 29
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Designation of northbound right-turn lane - Donlands Avenue and O'Connor Drive

(December 13, 2007) Report from Director, Transportation Services, Toronto and East York District

Recommendations

Transportation Services recommends that City Council the easterly northbound lane on Donlands Avenue, from O'Connor Drive to a point 30.5 metres south, be designated for right turns only, TTC vehicles excepted.

Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Division 2008 Operating Budget interim appropriations	\$ 1,000

Summary

Transportation Services is requesting approval from City Council to designate the easterly northbound lane at the intersection of Donlands Avenue and O'Connor Drive for right turns only to reduce delays to this movement. TTC vehicles will not be significantly impacted.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9612.pdf>)

Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9613.pdf>)

TE12.61	ACTION		Delegated	Ward: 21
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Naming of Proposed Private Lane at 1400 Eglinton Avenue West

(December 13, 2007) Report from Wally Kowalenko, City Surveyor

Recommendations

The City Surveyor recommends that:

1. the proposed private lane located at 1400 Eglinton Avenue West, extending westerly from Fairleigh Crescent, be named "Tony Grande Lane";
2. Wycliffe Eglinton Limited pays the cost, estimated to be in the amount of \$300.00, for the fabrication and installation of a street name sign; and
3. the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto, including the introduction of a naming by-law.

Financial Impact

There are no financial implications resulting from the adoption of this report. The estimated cost of \$300.00 for the street name sign is to be paid by the applicant.

Summary

This staff report is about a matter for which the community council has delegated authority from City Council to make a final decision.

This report recommends that the proposed private lane located at 1400 Eglinton Avenue West, extending westerly from Fairleigh Crescent, be named "Tony Grande Lane". Naming the lane will facilitate the identification of the proposed units fronting thereon.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9467.pdf>)

TE12.62	ACTION		Delegated	Ward: 32
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Proposed Heavy Truck Prohibition - First lane north of Queen Street East, between Rainsford Road and Woodbine Avenue

(December 5, 2007) Report from Director, Transportation Services Toronto and East York District

Recommendations

Transportation Services recommends that Toronto and East York Community Council prohibit heavy trucks at all times in the first lane north of Queen Street East, between Rainsford Road and Woodbine Avenue.

Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Division 2008 Operating Budget interim appropriations	\$400.00

Summary

This staff report is about a matter that Community Council has delegated authority from City Council to make a final decision.

Transportation Services is seeking authority to prohibit heavy trucks in the first lane north of Queen Street East, between Rainsford Road and Woodbine Avenue. Although the number of trucks using this part of the lane is low, there are no businesses that require deliveries. Prohibiting heavy trucks will improve safety for pedestrians in the lane.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9574.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9577.pdf>)

TE12.63	ACTION			Ward: 28
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Public Art Plan - Maple Leaf Square – 15 York Street

(December 17, 2007) Report from Robert Freedman, Director, Urban Design

Recommendations

The City Planning Division recommends that City Council approve the attached Maple Leaf Square - 15 York Street Public Art Plan.

Summary

In compliance with the approval provisions, the owners of 15 York Street submitted a public art plan for approval by City Council. The full plan, which is Attachment 1, outlines the method by which the owner will commission the public art in the publicly accessible areas of the development. The plan provides an introduction and background that includes program objectives and goals, site opportunities, selection process, a mentorship program, the estimated budget, and a project schedule. The owner will commence the selection of the art once the plan is approved. The resulting art installation will be owned and maintained by the 15 York Street.

The Maple Leaf Square 15 York Street Public Art Plan provides a framework for the commissioning of high profile art installations. The attached plan meets the objectives of the City Planning Percent for Public Art Program and is supported by the Toronto Public Art Commission.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9500.pdf>)

TE12.64	ACTION		Delegated	Ward: 18, 19, 28, 29, 30, 31, 32
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Boards of Management Additions and Deletions - Dundas-Bathurst, Dundas Ossington, Danforth Village, Greektown on the Danforth, Old Cabbagetown and Riverside District Business Improvement Areas (BIAs)

(December 18, 2007) Report from Mike Major, Acting Director Small Business & Local Partnerships

Recommendations

The Acting Director of Small Business & Local Partnership recommends that:

1. Toronto East York Community Council approve the deletions and additions to the Dundas-Bathurst, Dundas-Ossington, Danforth Village, Greektown on the Danforth, Old Cabbagetown and Riverside District BIA Boards of Management as set out in Attachment No.1.
2. Schedule A of the Municipal Code Chapter 19, Business Improvement Areas, be amended to reflect the changes to the BIA Boards of Management.

Summary

The purpose of this report is to recommend Toronto East York Community Council approve deletions and additions to the Dundas- Bathurst, Dundas-Ossington, Danforth Village, Greektown on the Danforth, Old Cabbagetown and Riverside District BIA Boards of Managements. The Toronto East York Community Council has delegated authority to make final decisions regarding BIA appointments.

Background Information

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9601.pdf>)

TE12.65	ACTION		Delegated	Ward: 20
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Extension of Overnight On-Street Permit Parking Hours – Wales Avenue, Denison Square and Denison Avenue – Reopening of Item TE11.43

(January 15, 2008) Member Motion from Councillor Adam Vaughan

Recommendations

That Recommendation 1 of Toronto and East York Community Council TE11.43 be replaced with the following:

1. extend the overnight on-street permit parking hours of operation on Wales Avenue, between Leonard Avenue and Denison Avenue; Denison Square, between Bellevue Avenue and Augusta Avenue; and Denison Avenue, between Dundas Street West and Wales Avenue; from 12:01 a.m. to 7:00 a.m., 7 days a week to 12:01 a.m. to 6:00 p.m., 7 days a week;

Summary

This motion is about a matter for which the Community Council has delegated authority from City Council to make a final decision.

At its meeting on November 27, 2007, the Toronto and East York Community Council adopted recommendation 1 of the report (November 12, 2007) from the Manager, Right of Way Management, Transportation Services, Toronto and East York District relating to the extension of the overnight on-street permit parking hours on Wales Avenue, between Leonard Avenue and Denison Avenue; Denison Square, between Bellevue Avenue and Augusta Avenue; and Denison Avenue between Dundas Street West and Wales Avenue from 12:01 a.m. to 7:00 a.m., 7 days a week to 12:01 a.m. to 7:00 p.m., 7 days a week.

This motion is seeking to amend that decision so that the permit parking hours will be 12:01 a.m. to 6:00 p.m.

This amendment in the permit parking operating hours was requested by area residents to alleviate the problem of long term parking by patrons of visiting nearby businesses in the Kensington Market area.

Background Information

Member Motion

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9621.pdf>)

Communications

(November 27, 2007) Submission from Toronto and East York Community Council Meeting held on November 27, 2007. (TE.Main)

(<http://www.toronto.ca/legdocs/mmis/2008/te/comm/communicationfile-5165.pdf>)

TE12.66	ACTION			Ward: 32
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Appointments to the Board of Management of Community Centre 55

(November 29, 2007) Letter from Bob Murdoch, Executive Director, Community Centre 55.

Recommendations

In accordance with the election held by the membership of Community Centre 55 at the Annual General Meeting, the Board of Management recommends that the Toronto and East York Community Council:

1. recommend to City Council that Council waive the length of service limit set out in section 3.2 of the Public Appointments Policy based on the exceptions defined in section 3.7 of the policy to permit the reappointment of the following nominees to the Board of Management of Community Centre 55 for a four-year term ending November 2011, or until their successors are appointed, to ensure board continuity and stability:

James Warren Kinsella
Gene Domagala; and

2. appoint the following nominees to the Board of Management of Community Centre 55, whose appointment complies with the Public Appointments Policy, for a four-year term ending November 2011, or until their successors are appointed:

Gillian Dickie
Jackie Gaudaur
Thomas Neal

Summary

Communication (September 29, 2007) from Bob Murdoch, Executive Director, Community Centre 55 submitting names of Appointees.

Background Information

Letter from Bob Murdoch, Executive Director, Community Centre 55
<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9538.pdf>

TE12.67	ACTION		Delegated	Ward: 27
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Appointments to the 519 Church Street Community Centre

(November 26, 2007) Letter from The 519 Church Street Community Centre.

Recommendations

The Toronto and East York Community Council appoint the following persons to the 519 Church Street Community Centre's Board of Management.

Joan Anderson
 Paul Devereaux
 Natasha Garda
 Donald Middleton
 LaVerne Monette

Summary

Communication (October 11, 2007) from Nicci Stein, Interim Executive Director, The 519 Church Street Community Centre submitting names of Appointees.

Background Information

Letter from Nicci Stein, Interim Executive Director, The 519 Church Street Community Centre.
<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-9424.pdf>

TE12.Bills	ACTION		Delegated	
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General Bills**Confirmatory Bills**