



STAFF REPORT ACTION REQUIRED

Closure for Construction - Lillian Street

Date:	May 20, 2008
To:	Toronto and East York Community Council
From:	Director, Transportation Services Toronto and East York District
Wards:	St. Paul's, Ward 22
Reference Number:	Ts08090te.top.doc

SUMMARY

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

Lewis Builds is building a 10-storey condominium at 65 Lillian Street. For this reason, Transportation Services must close the east sidewalk and the east side southbound curb lane on Lillian Street for 16 months.

RECOMMENDATIONS

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

- (1) Close the curb lane and sidewalk on the east side Lillian Street between a point 125.0 metres south of Eglinton Avenue East and a point 75.0 metres further south, from May 2008 to August 2009.
- (2) Return Lillian Street to its pre-construction traffic and parking regulations when the project is completed.

Financial Impact

There is no financial impact on the City. Lewis Builds will bear the costs.

ISSUE BACKGROUND

Transportation Services has received an application from Lewis Builds for a temporary sidewalk closure and southbound curb lane closure on Lillian Street, between a point 125.0 metres south of Eglinton Avenue East and a point 75.0 metres further south to use as a construction staging area to construct this development.

Chapter 937-2 of the Municipal Code authorizes staff to issue road closure permits of up to 30 days for private construction. This closure will be in effect for 16 months and needs Toronto and East York Community Council's approval.

COMMENTS

Lillian Street operates one-way southbound on a road width of 8.5 metres. Parking is prohibited at all times on the east side of the street. If the construction staging area is approved, Lillian Street will be reduced to a width of 6.4 metres, enough to accommodate its current operation of one southbound traffic lane and one parking lane on the west side. Minor delays may be experienced to traffic. No TTC service operates on this street.

Reasons for the partial road/lane closure

Developing the property at 65 Lillian Street requires excavating the entire site to a depth of 9.0 metres for 3 levels of underground parking, which makes it impossible to build from private property alone. The applicant requires a construction staging area within the road allowance on the east side of Lillian Street. Lillian Street will keep operating one-way southbound and pedestrians will be diverted to a temporary walkway in the east side curb lane.

The closures and provisions for pedestrians are shown on the attached print of Drawing No. 421F-9285, dated May 2008.

CONTACT

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SIGNATURE

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ATTACHMENTS

Drawing No. 421F-9285, dated May 2008

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