
Toronto and East York Community Council

Meeting No.	20	Contact	Frances Pritchard, Acting Administrator
Meeting Date	Tuesday, November 18, 2008	Phone	416-392-7033
Start Time	9:30 AM	E-mail	teycc@toronto.ca
Location	Committee Room 1, City Hall	Chair	Councillor Janet Davis

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Location	Committee Room 1, City Hall	Chair	Councillor Janet Davis

TE20.4	Adopted			Ward: 27
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Intention of Designate, Part IV, Section 29, Ontario Heritage Act - 93 Gloucester Street

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council state its intention to designate the property at 93 Gloucester Street (Joseph Sparrow House) under Part IV, Section 29, of the Ontario Heritage Act.
2. If there are no 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, Section 29 of the Ontario Heritage Act.
3. If there are no objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designation to the Conservation Review Board.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council state its intention to designate the property at 93 Gloucester Street (Joseph Sparrow House) under Part IV, Section 29 of the *Ontario Heritage Act*;
2. if there are no 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, Section 29 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 to the Conservation Review Board.

Origin

(September 15, 2008) Report from Director, Policy and Research, City Planning Division

Summary

This report recommends that City Council state its intention to designate the property at 93 Gloucester Street (Joseph Sparrow House) under Part IV, Section 29 of the *Ontario Heritage Act*. The property was listed on the City of Toronto Inventory of Heritage Properties in 1979.

City Council has approved the awarding of a grant from the 2008 Toronto Heritage Grant Program to assist in funding restoration work for the property at 93 Gloucester Street. To receive the grant, the owner has agreed to the designation of the property under the *Ontario Heritage Act*.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16603.pdf>

Attachment 1 - Location Map

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16604.pdf>

Attachment 2 - Photograph

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16605.pdf>

Attachment 3 - Reasons for Designation

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16606.pdf>

4a Intention of Designate, Part IV, Section 29, Ontario Heritage Act - 93 Gloucester Street

Origin

(October 24, 2008) Letter from Toronto Preservation Board

Summary

For consideration with report (September 15, 2008) from the Director, Policy and Research, City Planning Division.

Background Information (Committee)

Letter

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16609.pdf>

TE20.5	Adopted			Ward: 20
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Intention to Designate, Part IV, Section 29, Ontario Heritage Act - 82 Lowther Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council state its intention to designate the property at 82 Lowther Avenue (Elizabeth White House now referred to as the Brandt House) under Part IV, Section 29 of the Ontario Heritage Act.
2. If there are no 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, Section 29 of the Ontario Heritage Act.
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 to the Conservation Review Board.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council state its intention to designate the property at 82 Lowther Avenue (Elizabeth White House now referred to as the Brandt House) under Part IV, Section 29 of the *Ontario Heritage Act*;
2. if there are no 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, Section 29 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 to the Conservation Review Board.

Origin

(September 16, 2008) Report from Director, Policy and Research, City Planning Division

Summary

This report recommends that City Council state its intention to designate the property at 82 Lowther Avenue (Elizabeth White House) under Part IV, Section 29 of the *Ontario Heritage Act*. The property was listed on the City of Toronto Inventory of Heritage Properties in 1974.

City Council has approved the awarding of a grant from the 2008 Toronto Heritage Grant Program to assist in funding restoration work for the property at 82 Lowther Avenue. To receive the grant, the owners have agreed to the designation of the property under the *Ontario Heritage Act*.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16780.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16781.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16782.pdf>)

Attachment 3

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16783.pdf>)

Speakers (Committee)

Clifford Brandt

5a Intention to Designate, Part IV, Section 29 Ontario Heritage Act - 82 Lowther Avenue

Origin

(October 24, 2008) Letter from Toronto Preservation Board

Summary

To be considered with report (September 16, 2008) from the Director, Policy and Research, City Planning Division.

Background Information (Committee)

Letter

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16812.pdf>)

TE20.6	Amended			Ward: 20
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Intention to Designate, Part IV, Section 29, Ontario Heritage Act and Authority to Enter into a Heritage Easement Agreement - 11 Spadina Road

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. As recommended by the Toronto Preservation Board, City Council state its intention to designate the property at 11 Spadina Road (George Stinson House) under Part IV, Section 29 of the Ontario Heritage Act.

2. If there are no 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, Section 29 of the Ontario Heritage Act.
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 to the Conservation Review Board.
4. Authority be granted by City Council for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the owner of the property at 11 Spadina Road (George Stinson House).
5. The City Solicitor be authorized to introduce the necessary Bill in Council authorizing the Heritage Easement Agreement.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. Following consultation with the Toronto Preservation Board, City Council state its intention to designate the property at 11 Spadina Road (George Stinson House) under Part IV, Section 29 of the Ontario Heritage Act;
2. If there are no 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, Section 29 of the Ontario Heritage Act;
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 to the Conservation Review Board;
4. Authority be granted by City Council for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the owner of the property at 11 Spadina Road (George Stinson House); and
5. The City Solicitor be authorized to introduce the necessary Bill in Council authorizing the Heritage Easement Agreement.

Origin

(October 27, 2008) Report from Director, Policy and Research, City Planning Division

Summary

This report recommends that City Council state its intention to designate the property at 11 Spadina Road (George Stinson House) under Part IV, Section 29 of the Ontario Heritage Act, and grant authority to enter into a Heritage Easement Agreement for the property. The property was listed on the City of Toronto Inventory of Heritage Properties in 1974.

The property at 11 Spadina Road is owned by the City of Toronto, which is planning to sell it.

Toronto's Official Plan requires that, when a city-owned heritage property is sold, a Heritage Easement Agreement will be secured. City Legal advises that properties with Heritage Easement Agreements should also be designated under the Ontario Heritage Act. To enable City Council to state its intention to designate the property and authorize a Heritage Easement Agreement in 2008, this report will be considered by the Toronto and East York Community Council, followed by the Toronto Preservation Board.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16966.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16967.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16968.pdf>)

Attachment 3

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16969.pdf>)

Background Information (City Council)

(November 28, 2008) Transmittal from the Toronto Preservation Board (TE20.6a)

(<http://www.toronto.ca/legdocs/mmis/2008/cc/bgrd/backgroundfile-17608.pdf>)

TE20.8	Adopted			Ward: 30
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Request for Direction - Subdivision Application - 430 Broadview Avenue, 14 St. Matthews Road and 548, 550-558 Gerrard Street East (Bridgepoint Health)

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motion:

1. City Council authorize the City Solicitor to amend the standard subdivision agreement, to be entered into between Bridgepoint Health and the City, to require that applicable development charges for hard services (water, sanitary sewers, road and storm water management) be payable at the building permit issuance stage.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council authorize the City Solicitor to amend the standard subdivision agreement, to be entered into between Bridgepoint Health and the City, to require that applicable development charges for hard services (water, sanitary sewers, road and storm water management) be payable at building permit issuance stage.

Summary

At its meeting of January 31, and February 1 and 2, 2006 City Council approved official plan and zoning by-law amendments and recommended approval of a plan of subdivision for the Bridgepoint Health and Old Don Jail master plan area in the block bounded by Broadview Avenue, Gerrard Street East, Riverdale Park and the Don Valley Parkway. The approvals provided for the development of a new hospital including the adaptive re-use of the Old Don Jail, public streets, a park and four mixed use development blocks. The plan is comprised of lands owned by either Bridgepoint Health or the City and is to be implemented through subdivision and land exchange agreements.

The decision was appealed to the Ontario Municipal Board (OMB). In 2007, the OMB approved the applications. As a condition of the subdivision approval Bridgepoint Health is required to enter into the City's standard subdivision agreement. The standard subdivision agreement requires that the hard services (roads, storm water, sanitary sewer and water) component of the development charges be paid at registration of the plan of subdivision.

The City is currently finalizing the terms of the subdivision agreement with Bridgepoint Health in order to bring the plan of subdivision forward for registration. Public hospitals are exempt from development charges, however, the type and size of non-hospital development on other proposed blocks within the site are not known at this time and development charges cannot be calculated at this stage. Bridgepoint Health has requested that the payment of the hard services component of the development charges be deferred to the building permit issuance stage on a block by block basis. An amendment to the City's standard subdivision agreement would be required to facilitate this request.

Staff recommends that the subdivision agreement be amended to provide for this deferral. This will allow the city to collect development charges for all market development as it occurs and not delay the delivery of the new hospital. Similar recommendations were made and adopted by City Council in 2006 with respect to the payment of development charges in association with the redevelopment of the Centre for Addiction and Mental Health (CAMH) and Wellesley Central Health Corporation sites.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17442.pdf>

8a Request for Direction - Subdivision Application - 430 Broadview Avenue, 14 St. Matthews Road and 548, 550-558 Gerrard Street East (Bridgepoint Health)

Origin

(October 30, 2008) Report from Acting Director, Community Planning, Toronto and East York District

Summary

In January 2006 Council approved official plan and zoning by-law amendments and a plan of subdivision for the Bridgepoint Health and Old Don Jail master plan area in the block bounded by Broadview Avenue, Gerrard Street East, Riverdale Park and the Don Valley Parkway. The approval provided for the development of a new hospital, roads, a park and mixed use development blocks within this quadrant.

The decision was appealed to the Ontario Municipal Board (OMB). In 2007, the OMB approved the applications. As a condition of the subdivision approval Bridgepoint Health is required to enter into the City's standard subdivision agreement. The standard subdivision agreement requires that the hard services (roads, storm water, sanitary sewer and water) component of the development charges be paid at registration of the plan of subdivision.

The City is currently finalizing the terms of the subdivision agreement with Bridgepoint Health in order to bring the plan of subdivision forward for registration. Bridgepoint Health has requested that the hard services component of the development charges be paid at building permit for the mixed use blocks as the use of these blocks will not be known at the time of registration of the plan of subdivision. An amendment to the City's standard subdivision agreement would be required to facilitate this request. Staff are preparing a report on this request which will be before Community Council on November 18, 2008.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16918.pdf>

TE20.9	Adopted			Ward: 30
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Alterations to a Designated Heritage Property with a Heritage Easement Agreement - 550 Gerrard Street East (Old Don Jail)

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council approve the request for alteration to the designated Old Don Jail building (550 Gerrard Street East) made by Bridgepoint Health to permit the permanent removal of iron bars from selected windows on the north and south sections of the central pavilion as illustrated on Attachments Nos. 3a, 3b, 3c and 3d.
2. City Council authorize an amendment to the Heritage Easement Agreement between the owner and the City, dated March 25, 2002, as follows and to the satisfaction of the City Solicitor:
 - a. amend Schedule "F" ("Permitted Alterations") to reflect that removal of iron

bars from windows on the central pavilion is a permitted alteration to the extent contemplated in Part 1 above; and

- b. amend associated provisions of Schedule “E” (“Heritage Conservation Principles”) to reflect that the owner’s intent with respect to the use of the various parts of the Building as having been clarified and no further review is required.
3. City Council authorize City officials to take all necessary action to give effect to the foregoing, including execution of any necessary agreement satisfactory to the City Solicitor.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council approve the request for alteration to the designated Old Don Jail building (550 Gerrard Street East) made by Bridgepoint Health to permit the permanent removal of iron bars from selected windows on the north and south sections of the central pavilion as illustrated on Attachment Nos. 3a, 3b, 3c and 3d;
2. City Council authorize amendment to the Heritage Easement Agreement between the owner and the City, dated March 25, 2002, as follows and to the satisfaction of the City Solicitor:
 - a. amend Schedule “F” (“Permitted Alterations”) to reflect that removal of iron bars from windows on the central pavilion is a permitted alteration to the extent contemplated in Recommendation 1 above;and
 - b. amend associated provisions of Schedule “E” (“Heritage Conservation Principles”) to reflect that the owner’s intent with respect to the use of the various parts of the Building as having been clarified and no further review is required; and
3. City Council authorize City Officials to take all necessary action to give effect to the foregoing, including execution of any necessary agreement satisfactory to the City Solicitor.

Origin

(October 10, 2008) Report from Director, Policy and Research, City Planning Division

Summary

This report recommends the refusal of a request made by Bridgepoint Health for alteration to the Old Don Jail building in order to remove and not reinstate, following stabilization and rehabilitation of the windows, iron bars on the three elevations of that section of the central pavilion on the south side of the Old Don Jail building. Staff is not opposed to an associated

request to permanently remove the window bars from selected windows on that section of the central pavilion on the north side of the Old Don Jail building. Heritage Preservation Services staff advise the iron bars are identified in the Reasons for Designation in the designating By-law for this property, as well as in the Reasons for Identification in the 2002 Heritage Easement Agreement between the City and the Riverdale Centre for Continuing Care (now Bridgepoint Health), as important heritage features. The removal of window bars is a permitted alteration under the terms of the City's Heritage Easement Agreement with the exception of the window bars located on the central pavilion, as specifically noted in the Agreement.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16741.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16742.pdf>)

Attachment 1a

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16743.pdf>)

Attachment 1b

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16744.pdf>)

Attachment 1c

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16745.pdf>)

Attachment 1d

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16746.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16747.pdf>)

Attachment 3a

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16748.pdf>)

Attachment 3b

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16749.pdf>)

Attachment 3c

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16750.pdf>)

Attachment 3d

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16751.pdf>)

Attachment 4

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16752.pdf>)

Attachment 5

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16753.pdf>)

Attachment 6

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16754.pdf>)

Attachment 7

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16755.pdf>)

Attachment 8

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16756.pdf>)

Attachment 9

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16757.pdf>)

Communications (Committee)

(November 14, 2008) e-mail from Susan Himel, Bridgepoint Health (TE.New.TE20.9.1)

(November 14, 2008) e-mail from David Howes, Bridgepoint Health (TE.New.Te20.9.2)

(November 14, 2008) e-mail from Fei Yu (TE.New.TE20.9.3)

(November 14, 2008) e-mail from Leigh Bowser, Bridgepoint Health (TE.New.TE20.9.4)

(November 14, 2008) e-mail from Sarah Hori (TE.New.TE20.9.5)
 (November 14, 2008) e-mail from Allison Arnott (TE.New.TE20.9.6)
 (November 16, 2008) e-mail from Lowell Jenkins (TE.New.TE20.9.7)
 (November 16, 2008) fax from Julie Foley (TE.New.TE20.9.8)
 (November 14, 2008) letter from Marguerite Nichols (TE.New.TE20.9.9)
 (November 14, 2008) e-mail from Bonnie Kukula (TE.New.TE20.9.10)
 (November 17, 2008) letter from Sarah Louise Cordeaux (TE.New.TE20.9.11)
 (November 14, 2008) e-mail from Scott Fairbairn (TE.New.TE20.9.12)
 (November 17, 2008) e-mail from Michael Koscec (TE.New.TE20.9.13)
 (November 17, 2008) e-mail from Nancy Truscott (TE.New.TE20.9.14)
 (November 17, 2008) e-mail from Fran Thain (TE.New.TE20.9.15)
 (November 17, 2008) letter from Thomas Poldre, Chief of Corporate Communications and
 Community Relations, Bridgepoint Health, submitting a petition of 186 signatures and 138
 letters (TE.New.TE20.9.16)
 (November 17, 2008) e-mail from Margaret McCarten (TE.New.TE20.9.17)
 (November 17, 2008) e-mail from Cynthia Townshend (TE.New.TE20.9.18)
 (November 17, 2008) e-mail from Hamish Wilson (TE.New.TE20.9.19)
 (November 18, 2008) e-mail from Rev. Frank Wagner CSC (TE.New.TE20.9.20)
 (November 13, 2008) e-mail from Sean C. Fraser, Manager, Acquisitions and Conservation
 Services Heritage Programs and Operations Branch (TE.New.TE20.9.21)

Speakers (Committee)

Ian McGillivray, McGillivray Architect
 Charlotte Stuart, Minister, St. John's Presbyterian Church
 Ted Zwibell
 Jane Burgess
 Michael Vidoni, Ontario Heritage Trust
 William Greer
 Oliver Bush
 Michael Koscec
 Cynthia MacDougall, McCarthy Tetrault
 Michael McClelland, ERA Architects
 Bruce Kuwabara, KPMB Architects
 Frank Lewinberg, Urban Strategies Inc.
 Marian Walsh

9a Alterations to a Designated Heritage Property with a Heritage Easement Agreement - 550 Gerrard Street East (Old Don Jail)

Origin

(October 24, 2008) Letter from Toronto Preservation Board

Summary

For consideration with report (October 10, 2008) from the Director, Policy and Research, City
 Planning Division.

Background Information (Committee)

Letter

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16730.pdf>

TE20.10	Adopted			Ward: 28
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Request for Direction Report - Rezoning Application - 330 King Street East

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council authorize the City Solicitor and appropriate City staff to attend the Ontario Municipal Board (OMB) hearing in support of the appeals, on the basis of the revised drawings described in this report.
2. City Council authorize the City Solicitor to request the OMB to withhold its Order approving the Zoning By-law amendment until the Owner has:
 - a. entered into an agreement with the City pursuant to Section 37 of the Planning Act, to secure the provision of community benefits and other matters as outlined in this report, said agreement to be registered on title; and
 - b. entered into a Site Plan Agreement under Section 114 of the City of Toronto Act to the satisfaction of the Chief Planner and Executive Director of the City Planning Division, said agreement to be registered on title.
3. City Council direct that half of the cash-in-lieu dedication, which is in excess of 5 percent, be directed to the funding of an off-leash dog facility in the Corktown area and the second half of the cash-in-lieu dedication, which is in excess of 5 percent, be directed to park improvements in the immediate area of the proposed development.
4. City Council authorize the City Solicitor and City staff to take such necessary steps to implement the foregoing.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council authorize the City Solicitor and appropriate City staff to attend the OMB hearing in support of the appeals, on the basis of the revised drawings described in this report;

2. City Council authorize the City Solicitor to request the OMB to withhold its Order approving the Zoning By-law amendment until the Owner has:
 - a. entered into an agreement with the City pursuant to Section 37 of the Planning Act, to secure the provision of community benefits and other matters as outlined in this report, said agreement to be registered on title; and
 - b. entered into a Site Plan Agreement under Section 114 of the City of Toronto Act to the satisfaction of the Chief Planner and Executive Director of City Planning Division, said agreement to be registered on title.
3. City Council direct that half of the cash-in-lieu dedication, which is in excess of 5%, be directed to the funding of an off-leash dog facility in the Corktown area and the second half of the cash-in-lieu dedication, which is in excess of 5%, be directed to park improvements in the immediate area of the proposed development; and
4. City Council authorize the City Solicitor and City staff to take such necessary steps to implement the foregoing.

Origin

(October 29, 2008) Report from Acting Director, Community Planning, Toronto and East York District

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 applicant has appealed the rezoning application to the Ontario Municipal Board (OMB). A hearing has been set for December 9 to 12, 2008.

The application before the OMB is to permit the redevelopment of 330 King Street East, which is presently a one-storey commercial building with surface parking and to construct a 14-storey plus mechanical penthouse mixed-use building containing 186 dwelling units, retail uses on the ground and mezzanine levels and 119 parking spaces.

The purpose of this report is to seek Council's direction on the appeal to the OMB.

Since the appeal, City staff and the applicant have worked towards a built-form envelope that addresses a supportable zoning framework and reflects comments received from staff and community members. Appropriate agencies and City departments are continuing to evaluate the revised proposal to address site plan related issues.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16960.pdf>

Communications (Committee)

(November 18, 2008) e-mail from Paula Viner (TE.New.TE20.10.1)

Speakers (Committee)

Kim Kovar, Aird & Berlis LLP

TE20.11	Adopted			Ward: 30
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Final Report - Common Elements Condominium Application and Part Lot Control Application - 449 Logan Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008 adopted the following motions:

1. In accordance with the delegated approval under By-law No. 229-2000, City Council be advised that the Chief Planner intends to approve the draft plan of common elements condominium, as generally illustrated on Attachment 1, subject to:
 - a. the conditions as generally listed in Attachment 2, which, unless otherwise noted, must be fulfilled prior to the release of the plan of condominium for registration; and
 - b. any such revisions to the proposed condominium plan or any such additional or modified conditions as the Chief Planner may deem to be appropriate to address matters arising from the on-going technical review of this development.
2. City Council enact a Part Lot Control Exemption By-law, with respect to the subject lands, to be prepared to the satisfaction of the City Solicitor.
3. City Council authorize the City Solicitor to introduce the necessary Bills in Council for a Part Lot Control Exemption By-law to expire two (2) years from the date of enactment.
4. City Council require the owner to provide proof of payment to the satisfaction of the City Solicitor that all current property taxes for the subject site have been paid, prior to the enactment of the Part Lot Control Exemption By-law.
5. City Council require the owner to register, to the satisfaction of the City Solicitor, a Section 118 Restriction under the Land Titles Act agreeing not to transfer and charge any part of the lands without the written consent of the Chief Planner or his designate prior to the introduction of Bills in Council.
6. City Council authorize and direct the City Solicitor to take the necessary steps to release

the Section 118 Restriction from title at such time as confirmation is received that the Common Elements Condominium Plan has been registered.

7. City Council authorize and direct the City Solicitor to register the Part Lot Control Exemption By-law on title.
8. Prior to introduction of the Part Lot Control Exemption By-law, the owner shall submit a revised Draft Reference Plan, to the satisfaction of the Executive Director of Technical Services, to show:
 - a. grid bearings and distances;
 - b. the co-ordinate values of the main corners of the subject lands, integrated with the Ontario co-ordinate system; and
 - c. a list of the referenced horizontal control monuments with their respective values.

Statutory - Planning Act, RSO 1990

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. in accordance with the delegated approval under by-law 229-2000, City Council be advised that the Chief Planner intends to approve the draft plan of common elements condominium, as generally illustrated on Attachment 1, subject to:
 - a. the conditions as generally listed in Attachment 2, which, unless otherwise noted, must be fulfilled prior to the release of the plan of condominium for registration; and
 - b. any such revisions to the proposed condominium plan or any such additional or modified conditions as the Chief Planner may deem to be appropriate to address matters arising from the on-going technical review of this development;
2. City Council enact a Part Lot Control Exemption By-law, with respect to the subject lands, to be prepared to the satisfaction of the City Solicitor;
3. City Council authorize the City Solicitor to introduce the necessary Bills in Council for a Part Lot Control Exemption By-law to expire (2) years from the date of enactment;
4. City Council require the owner to provide proof of payment to the satisfaction of the City Solicitor that all current property taxes for the subject site have been paid, prior to the enactment of the Part Lot Control Exemption By-law;
5. City Council require the owner to register, to the satisfaction of the City Solicitor, a Section 118 Restriction under the Land Titles Act agreeing not to transfer and charge

any part of the lands without the written consent of the Chief Planner or his designate prior to the introduction of Bills in Council;

6. City Council authorize and direct the City Solicitor to take the necessary steps to release the Section 118 Restriction from title at such time as confirmation is received that the Common Elements Condominium Plan has been registered;
7. City Council authorize and direct the City Solicitor to register the Part Lot Control Exemption By-law on title; and
8. prior to introduction of the Part Lot Control Exemption By-law, the owner shall submit a revised Draft Reference Plan, to the satisfaction of the Executive Director of Technical Services, to show:
 - a. grid bearings and distances;
 - b. the co-ordinate values of the main corners of the subject lands, integrated with the Ontario co-ordinate system; and
 - c. a list of the referenced horizontal control monuments with their respective values.

Committee Decision Advice and Other Information

The Toronto and East York Community Council requested Transportation Services to report to the Community Council, at its meeting on January 13, 2009, on establishing a permit parking area for Logan Avenue, east side, from Dundas Street East to Gerrard Street East, and First Avenue.

The Toronto and East York Community Council held a statutory public meeting on November 18, 2008 and notice was given in accordance with the *Planning Act*.

Origin

(October 24, 2008) Report from Acting Director, Community Planning, Toronto and East York District

Summary

The applications for Draft Plan of Common Elements Condominium and Part Lot Control Exemption were made on or after January 1, 2007 and are subject to the new provisions of the *Planning Act* and the *City of Toronto Act, 2006*.

The application for a common elements condominium proposes a common driveway, visitor parking spaces and a landscaped noise berm plus retaining wall on lands known municipally as 449 Logan Avenue. The application is required to provide legal access to the individual townhouse units and to ensure shared ownership and maintenance of the driveway, visitor parking spaces, noise berm and other shared aspects of the development.

The requested exemption from the Part Lot Control provisions of the *Planning Act* is required

in order to permit the creation of 20 separate conveyable townhouse lots. In addition, this report recommends that the owner of the lands be required to register a Section 118 Restriction under the *Land Titles Act* agreeing not to convey or mortgage any part of the lands without the prior consent of the Chief Planner or his designate.

This report reviews and recommends approval of the Draft Plan of Common Elements Condominium and approval of the application to lift Part Lot Control.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16581.pdf>)

Speakers (Committee)

John Butler

TE20.12	Adopted			Ward: 30
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Final Report - Common Elements Condominium Application and Part Lot Control Application - 508 Eastern Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. In accordance with the delegated approval under By-law No. 229-2000, City Council be advised that the Chief Planner intends to approve the draft plan of common elements condominium, as generally illustrated on Attachment 1, subject to:
 - a. the conditions as generally listed in Attachment 2, which, unless otherwise noted, must be fulfilled prior to the release of the plan of condominium for registration; and
 - b. any such revisions to the proposed condominium plan or any such additional or modified conditions as the Chief Planner may deem to be appropriate to address matters arising from the on-going technical review of this development.
2. City Council enact a Part Lot Control Exemption By-law, with respect to the subject lands, to be prepared to the satisfaction of the City Solicitor.
3. City Council authorize the City Solicitor to introduce any necessary Bills in Council for a Part Lot Control Exemption By-law to expire two (2) years from the date of enactment.
4. City Council require the owner to provide proof of payment to the satisfaction of the

City Solicitor that all current property taxes for the subject site prior to enactment of the Part Lot Control Exemption By-law.

5. City Council require the owner to register, to the satisfaction of the City Solicitor, a Section 118 Restriction under the Land Titles Act agreeing not to transfer and charge any part of the lands without the written consent of the Chief Planner or his designate prior to the introduction of Bills in Council.
6. City Council authorize the City Solicitor to take the necessary steps to release the Section 118 Restriction from title at such time as confirmation is received that the Common Elements Condominium Plan has been registered.
7. City Council authorize and direct the City Solicitor to register the Part Lot Control Exemption By-law on title.
8. Prior to introduction of the Part Lot Control Exemption By-law, the owner shall submit a revised Draft Reference Plan, to the satisfaction of the Executive Director of Technical Services, to show:
 - a. grid bearings and distances;
 - b. the co-ordinate values of the main corners of the subject lands, integrated with the Ontario co-ordinate system; and
 - c. a list of the referenced horizontal control monuments with their respective values.

Statutory - Planning Act, RSO 1990

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. in accordance with the delegated approval under by-law 229-2000, City Council be advised that the Chief Planner intends to approve the draft plan of common elements condominium, as generally illustrated on Attachment 1, subject to:
 - a. the conditions as generally listed in Attachment 2, which, unless otherwise noted, must be fulfilled prior to the release of the plan of condominium for registration; and
 - b. any such revisions to the proposed condominium plan or any such additional or modified conditions as the Chief Planner may deem to be appropriate to address matters arising from the on-going technical review of this development;
2. City Council enact a Part Lot Control Exemption By-law, with respect to the subject lands, to be prepared to the satisfaction of the City Solicitor;

3. City Council authorize the City Solicitor to introduce any necessary Bills in Council for a Part Lot Control Exemption By-law to expire (2) years from the date of enactment;
4. City Council require the owner to provide proof of payment to the satisfaction of the City Solicitor that all current property taxes for the subject site prior to enactment of the Part Lot Control Exemption By-law;
5. City Council require the owner to register, to the satisfaction of the City Solicitor, a Section 118 Restriction under the Land Titles Act agreeing not to transfer and charge an part of the lands without the written consent of the Chief Planner or his designate prior to the introduction of Bills in Council;
6. City Council authorize the City Solicitor to take the necessary steps to release the Section 118 Restriction from title at such time as confirmation is received that the Common Elements Condominium Plan has been registered;
7. City Council authorize and direct the City Solicitor to register the Part Lot Control Exemption By-law on title; and
8. prior to introduction of the Part Lot Control Exemption By-law, the owner shall submit a revised Draft Reference Plan, to the satisfaction of the Executive Director of Technical Services, to show:
 - a. grid bearings and distances;
 - b. the co-ordinate values of the main corners of the subject lands, integrated with the Ontario co-ordinate system; and
 - c. a list of the referenced horizontal control monuments with their respective values.

Committee Decision Advice and Other Information

The Toronto and East York Community Council held a statutory public meeting on November 18, 2008 and notice was given in accordance with the *Planning Act*, and no one addressed the Community Council.

Origin

(October 24, 2008) Report from Acting Director, Community Planning, Toronto and East York District

Summary

The applications for Draft Plan of Common Elements Condominium and Part Lot Control Exemption were made on or after January 1, 2007 and are subject to the new provisions of the *Planning Act* and the *City of Toronto Act, 2006*.

The application for common elements condominium proposes a common driveway on lands

municipally known as 508 Eastern Avenue. The application is required to provide legal access to the individual townhouse units and the pair of semi-detached houses and also to ensure the ongoing shared ownership and maintenance of the driveway and other shared aspects of the development.

The requested exemption from the Part Lot Control provisions of the *Planning Act* is required in order to permit the creation of 8 separate conveyable townhouse lots and 2 separate conveyable lots for the pair of semi-detached houses. In addition, this report recommends that the owner of the lands be required to register a Section 118 Restriction under the *Land Titles Act* agreeing not to convey or mortgage any part of the lands without the prior consent of the Chief Planner or his designate.

This report reviews and recommends approval of the Drat Plan of Common Elements Condominium and approval of the application to lift Part Lot Control.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16580.pdf>

Communications (Committee)

(November 8, 2008) e-mail from John S. Armstrong (TE.Supp.TE20.12.1)

TE20.13	Adopted			Ward: 18
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Final Report - Rezoning Application - 40 Dovercourt Road

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council amend the Zoning By-law 438-86, as amended substantially in accordance with the draft Zoning By-law Amendment attached as Attachment 8.
2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.
3. Before introducing the necessary Bills to City Council for enactment, City Council authorize the appropriate City officials, and require the owner, to execute an Agreement pursuant to Section 37 of the Planning Act satisfactory to the Chief Planner and Executive Director, City Planning Division and the City Solicitor. The agreement to be registered on title to the lands in a manner satisfactory to the City Solicitor, is to secure \$450,000.00 for the following facilities, services and matters:
 - a. affordable live/work studios and/or affordable artist work studios for artists to be

- owned and operated by the City or by a not-for-profit arts management organization approved by the Chief Planner in consultation with the Executive Director, Toronto Culture; or
- b. the design or construction of the new City park on Lisgar Street, south of Queen Street West; or
 - c. the renovation and restoration of the Carnegie Library building at 1115 Queen Street West for use as a performing arts hub and community meeting space; or
 - d. public art in the immediate vicinity of the site.
4. Before introducing the necessary Bills to City Council for enactment, the owner shall revise the design of the Type G loading to the satisfaction of the Executive Director, Technical Services.

Statutory - Planning Act, RSO 1990

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council amend the Zoning By-law 438-86, as amended substantially in accordance with the draft Zoning By-law Amendment attached as Attachment 8;
2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required;
3. Before introducing the necessary Bills to City Council for enactment, City Council authorize the appropriate City officials, and require the owner, to execute an Agreement pursuant to Section 37 of the *Planning Act* satisfactory to the Chief Planner and Executive Director, City Planning Division and the City Solicitor. The agreement to be registered on title to the lands in a manner satisfactory to the City Solicitor, is to secure \$450,000 for the following facilities, services and matters:
 - a. affordable live/work studios and/or affordable artist work studios for artists to be owned and operated by the City or by a not-for-profit arts management organization approved by the Chief Planner in consultation with the Executive Director, Toronto Culture; or
 - b. the design or construction of the new City park on Lisgar Street, south of Queen Street West; or
 - c. the renovation and restoration of the Carnegie Library building at 1115 Queen Street West for use as a performing arts hub and community meeting space; or
 - d. public art in the immediate vicinity of the site; and

4. Before introducing the necessary Bills to City Council for enactment, the owner shall revise the design of the Type G loading to the satisfaction of the Executive Director, Technical Services.

Committee Decision Advice and Other Information

The Toronto and East York Community Council held a statutory public meeting on November 18, 2008 and notice was given in accordance with the *Planning Act*.

Origin

(October 15, 2008) Report from Acting Director, Community Planning, Toronto and East York District

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 an eleven storey mixed-use building at 40 Dovercourt Rd. The building will contain non-residential uses on the ground floor, and residential units above, with parking and loading accessed from the public lane at the west side of the property. The highest point of the building is located towards Sudbury Street and the building steps down in height towards the low density neighbourhoods located north of the site.

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

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16779.pdf>

Communications (Committee)

(November 3, 2008) letter from Martin Kamil (TE.Supp.TE20.13.1)

Communications (City Council)

(November 18, 2008) fax from Susan Ditchburn (CC.Main.TE20.13.2)

Speakers (Committee)

Ronald Kanter, Macdonald Sager Manis LLP

David Olfson

Zygmunt Uznanski

TE20.14	Amended			Ward: 30
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Final Report - Rezoning Application - 90-100 Broadview Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council amend the Zoning By-law for the former City of Toronto, 438-86, as amended, substantially in accordance with the Draft Zoning By-law Amendment attached to this report as Attachment 1.
2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.
3. Before introducing the necessary Bills to City Council for enactment, City Council authorize the appropriate City officials and require the owner to execute one or more agreements pursuant to Section 37 of the Planning Act satisfactory to the Chief Planner and Executive Director, City Planning Division, and the City Solicitor, to secure the following facilities, services and matters:
 - i. a cash contribution in the amount of \$60,000.00 for the undertaking and completion of the Queen Street East Heritage Conservation District Study;
 - ii. a cash contribution in the amount of \$70,000.00 for the development of the Joel Weeks Park;
 - iii. a cash contribution in the amount of \$35,000.00 for capital facilities improvements at the Jimmy Simpson Recreation Centre;
 - iv. a cash contribution in the amount of \$40,000.00 for capital facilities improvements at the Matty Eckler Community Centre, such contribution to be received prior to the enactment of the zoning by-law;
 - v. a cash contribution in the amount of \$25,000.00 for the Chinese Archway Reserve Fund;
 - vi. a cash contribution in the amount of \$50,000.00 for public realm improvements, including decorative boulevard paving and lighting, in the Riverside District Business Improvement Area;
 - vii. a cash contribution in the amount of \$35,000.00 for capital facilities improvements at the Ralph Thornton Community Centre;
 - viii. a cash contribution in the amount of \$35,000.00 to Toronto Community Housing Corporation for capital upgrades within Ward 30 Toronto-Danforth, to be allocated by the Chief Operating Officer of the Toronto Community Housing Corporation in consultation with the Ward Councillor;
 - ix. the existing 3½ storey non-residential building at 100 Broadview Avenue be

preserved, maintained as non-residential, and incorporated into any development on the lot;

- x. the provision of a one-year membership to the car-sharing program, which will operate in conjunction with the car-share parking spaces provided for on this site, at no cost to all initial purchasers of residential units in the development; and
 - xi. the incorporation, in the construction of the building, of exterior materials to the satisfaction of the Chief Planner and Executive Director, City Planning Division. The Owner shall include 1:50 scale drawings for the first to fourth storey portions of the Broadview Avenue elevations with building materials labelled and the drawings having a sufficient level of detail to illustrate how the building will be perceived by the pedestrian.
4. City Council require that a construction management plan be secured as a condition of Site Plan Control Approval.
 5. City Council request that Transportation Services examine and report back to the Toronto and East York Community Council on February 9, 2009, regarding the realignment of parking area 7E, and the exclusion of the subject site from the parking area.
 6. The appropriate City officials direct the cash-in-lieu of parkland dedication to the new Park at the revitalized Don Mount Court.
 7. City officials to take all necessary steps, including the execution of agreements and documents, to give effect to the above-noted recommendations.
 8. City Council determine that pursuant to Section 34(17) of the Planning Act, no further notice is to be given with respect to the changes to the proposed Zoning By-law Amendment as set out in the report (December 1, 2008) from the Chief Planner and Executive Director, City Planning.

Statutory - Planning Act, RSO 1990

Committee Recommendations

The Toronto and East York Community Council submits this matter to Council without recommendation.

Committee Decision Advice and Other Information

The Toronto and East York Community Council held a statutory public meeting on November 18, 2008 and notice was given in accordance with the *Planning Act*.

Origin

(October 23, 2008) Report from Acting Director, Community Planning, Toronto and East York District

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 proposal seeks to construct a 10-storey residential building at 90 Broadview Avenue, and add four storeys to the existing commercial/office building located at 100 Broadview Avenue. The development will consist of approximately 18,100m² of residential gross floor area and approximately 8,500 m² of commercial/office gross floor area. A total of 222 residential dwelling units are proposed as part of this application.

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

Background Information (Committee)

Staff Report and Attachments

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16937.pdf>)

Background Information (City Council)

(December 1, 2008) supplementary report from the Chief Planner and Executive Director, City Planning (TE20.14a)

(<http://www.toronto.ca/legdocs/mmis/2008/cc/bgrd/backgroundfile-17614.pdf>)

Communications (Committee)

(November 17, 2008) fax from Mark Lewis (TE.New.TE20.14.1)

(November 18, 2008) presentation from Bruno Soucy (TE.New.TE20.14.2)

Speakers (Committee)

Bruno Soucy

Robert Tarjan

Frank Lewinberg, Urban Strategies Inc.

TE20.15	Adopted			Ward: 31
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Final Report - Rezoning Application - 2819 St. Clair Avenue East

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council amend the Zoning By-law for the former Borough of East York, 6752, as amended, substantially in accordance with the draft Zoning By-law Amendment

attached as Attachment 8.

2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.
3. Before introducing the necessary Bills to City Council for enactment, City Council require the applicant to enter into a Site Plan Agreement under Section 41 of the Planning Act.

Statutory - Planning Act, RSO 1990

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council amend the Zoning By-law for the former Borough of East York, 6752, as amended, substantially in accordance with the draft Zoning By-law Amendment attached as Attachment 8;
2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required; and
3. Before introducing the necessary Bills to City Council for enactment, require the applicant to enter into a Site Plan Agreement under Section 41 of the *Planning Act*.

Committee Decision Advice and Other Information

The Toronto and East York Community Council held a statutory public meeting on November 18, 2008 and notice was given in accordance with the *Planning Act*, no one addressed the Community Council.

Origin

(October 27, 2008) Report from Acting Director, Community Planning, Toronto and East York District

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 develop the site at 2819 St. Clair Avenue East with 8 live-work townhouse dwelling units.

This report reviews and recommends approval of the application to amend the former Borough of East York Zoning By-law 6752, as amended.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16961.pdf>

TE20.29	Adopted			Ward: 19
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Grade Separation Design Concept Study - Strachan Avenue and the Georgetown / Milton Rail Corridor

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council strongly support the Grade Separation Option outlined in this report, which lowers the Georgetown/Milton Rail corridor, allowing Strachan Avenue to pass over the rail lines.
2. City Council direct staff to forward this report to the GO Transit Board requesting that the City Council preferred Strachan Avenue Grade Separation Option be included as part of the Individual Environmental Assessment study of the “Georgetown South Corridor Service Expansion and Airport Transportation Link”.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council strongly support the Grade Separation Option outlined in this report, which lowers the Georgetown / Milton Rail corridor, allowing Strachan Avenue to pass over the rail lines.
2. City Council direct staff to forward this report to the GO Transit Board requesting that the City Council preferred Strachan Avenue Grade Separation Option be included as part of the Individual Environmental Assessment study of the “Georgetown South Corridor Service Expansion and Airport Transportation Link”.

Origin

(October 27, 2008) Report from Director, Urban Design, City Planning Division

Summary

GO Transit is about to commence an Individual Environmental Assessment study of the “Georgetown South Corridor Service Expansion and Airport Transportation Link”. The rail link from Union Station to Pearson Airport is one of Metrolinx priority investments. The expected increase in passenger rail service along the Georgetown / Milton rail corridor will in the opinion of City of Toronto staff, require the elimination of the at-grade rail crossing of Strachan Avenue. Key City objectives are to improve safety conditions for all users of this

street, including pedestrians and cyclists and preserve Strachan as a continuous street, providing a vital link to the waterfront. The City has undertaken a study to determine a preferred grade separation option of Strachan Avenue and the Georgetown / Milton rail corridor. This study has concluded that this grade separation should be carried out by lowering the railway corridor to allow Strachan Avenue to pass over the rail lines. This solution will allow Strachan Avenue to reach its full potential as a gracious urban street that connects the City to the Waterfront and provides a good relationship to adjacent development and land uses.

The purpose of this report is to enable City Council to inform GO Transit that, based on assessment of various alternatives, the option which best satisfies the City's objectives is to lower the rail corridor and allow Strachan Avenue to pass above.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16917.pdf>)

Communications (Committee)

(November 17, 2008) e-mail from Romas Juknevičius, R. G. Richards and Associates (TE.New.TE20.29.1)

(November 17, 2008) e-mail from Andy Parks (TE.New.TE20.29.2)

TE20.30	Adopted			Ward: 19
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Progress Report on the Approval Process and Site Plan Review Committee - 1001 Queen Street West, Centre for Addiction and Mental Health

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. The Site Plan Review Committee be retained in order to continue providing input into each Site Plan application, and public meetings continue to be held after the submission of each application to provide a forum for wider community input.
2. Site plan applications on the CAMH lands be delegated to the Director of Community Planning, Toronto and East York District, for approval.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. The Site Plan Review Committee be retained in order to continue providing input into

each Site Plan application, and that public meetings continue to be held after the submission of each application to provide a forum for wider community input; and

2. Site plan applications on the CAMH lands be delegated to the Director of Community Planning, Toronto and East York District for approval.

Origin

(October 17, 2008) Report from Acting Director, Community Planning, Toronto and East York District

Summary

The purpose of this report is to provide:

- a. an update on the activities of the Site Plan Review Committee that was established to provide a forum for community input into site plan applications on the Centre for Addiction and Mental Health (CAMH) lands; and
- b. an assessment of the current approval process for site plan applications on the CAMH lands, whereby applications are approved by City Council and not through delegated authority to the Director of Community Planning, Toronto and East York District.

This report recommends that the Site Plan Review Committee and public meetings continue to be held and that approval of Site Plan applications be delegated to the Director of Community Planning, Toronto and East York District.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16574.pdf>

Speakers (Committee)

Zygmunt Uznanski

TE20.48	Adopted			Ward: 27
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Turn prohibitions – Nos. 8 and 10 Scollard Street (Davenport Road flankage)

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council prohibit eastbound right turns at all times from Davenport Road into the driveway serving Nos. 8 and 10 Scollard Street.

2. City Council prohibit westbound left turns at all times from Davenport Road into the driveway serving Nos. 8 and 10 Scollard Street.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Prohibit eastbound right turns at all times from Davenport Road into the driveway serving Nos. 8 and 10 Scollard Street; and
2. Prohibit westbound left turns at all times from Davenport Road into the driveway serving Nos. 8 and 10 Scollard Street.

Origin

(October 28, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is requesting City Council's approval to introduce an eastbound right-turn and a westbound left-turn prohibition to prevent drivers from entering the driveway on Davenport Road serving Nos. 8 and 10 Scollard Street. These regulatory traffic controls were previously identified in the Development Agreement for Nos. 8 and 10 Scollard Street to ensure safe and efficient traffic and pedestrian conditions on Davenport Road.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17016.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17017.pdf>

TE20.49	Adopted			Ward: 20
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Exemption from left-turn prohibitions – Queens Quay West

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motion:

1. City Council exempt emergency vehicles from the existing northbound and westbound left-turn prohibitions at the intersection of Queens Quay West and the driveway servicing No. 339 Queens Quay West.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Exempt emergency vehicles from the existing northbound and westbound left-turn prohibitions at the intersection of Queens Quay West and the driveway servicing No. 339 Queens Quay West.

Origin

(October 28, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is requesting approval to exempt Toronto Fire Service and Emergency Medical Service (EMS) vehicles from the northbound and the westbound left-turn prohibitions on Queens Quay West in front of No. 339 Queens Quay West (Toronto EMS Station No. 36/Toronto Fire Station No. 334) to minimize delays to emergency vehicles.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16964.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16965.pdf>

TE20.50	Adopted			Ward: 28
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Left Turn Lanes - Harbour Street at Bay Street and Yonge Street

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council change the designation of the centre eastbound traffic lane on Harbour Street, from Bay Street to a point 30.5 metres west, from left turn and through movements only, to through movements only.
2. City Council change the designation of the centre eastbound traffic lane on Harbour Street, from Yonge Street to a point 30.5 metres west, from left turn and through movements only, to through movements only.
3. City Council rescind the prohibition of pedestrian crossings across Yonge Street between the south curb line of Lake Shore Boulevard Eastbound and a point 30.5 metres north of the north curb line of Lake Shore Boulevard Eastbound.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Change the designation of the centre eastbound traffic lane on Harbour Street, from Bay Street to a point 30.5 metres west, from left turn and through movements only, to through movements only.
2. Change the designation of the centre eastbound traffic lane on Harbour Street, from Yonge Street to a point 30.5 metres west, from left turn and through movements only, to through movements only.
3. Rescind the prohibition of pedestrian crossings across Yonge Street between the south curb line of Lake Shore Boulevard Eastbound and a point 30.5 metres north of the north curb line of Lake Shore Boulevard Eastbound.

Origin

(October 29, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is responding to a request from Toronto and East York Community Council to report on the feasibility of changing the dual eastbound left-turn lanes from Harbour Street to Bay Street and to Yonge Street, to single left-turn lanes. The objective of this request is to provide pedestrian crossings on the north side of each intersection.

The subject area is in fundamental transition, from its historic role as the major high capacity transportation corridor for the downtown, to its emergence as a prominent new neighbourhood with tens of thousands of new residents and other destination venues generating a need for vastly improved pedestrian amenities.

With the completion of a residential development on the northeast corner of Harbour Street and Bay Street, there will be more pedestrians wanting to cross the north side of this intersection. Although there will be a significant increase in delays to eastbound left-turn traffic on Harbour Street, the dual left-turn movement can be changed to a single left-turn movement at Bay Street. This will then allow for a pedestrian crossing on the north side of this intersection.

The implications of a similar change at Harbour Street and Yonge Street at this time would be much more severe. Changing the dual left-turn movement to a single left-turn movement would cause queues to back up through Bay Street, affect the Yonge Street off-ramp from the F.G. Gardiner Expressway, and may result in safety concerns with merging traffic on Harbour Street. In addition, the pedestrian demand is currently considerably less. Accordingly, Transportation Services is recommending that any changes contemplated should be included as part of the ongoing Environmental Assessment of the Yonge/York/Bay ramps.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17081.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17082.pdf>

Attachment 2

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17083.pdf>

Attachment 3

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17084.pdf>

Communications (Committee)

- (November 12, 2008) e-mail from Robert Bernecky (TE.Supp.TE20.50.1)
- (November 12, 2008) e-mail from Kenneth Smith (TE.Supp.TE20.50.2)
- (November 13, 2008) e-mail from Penny Lawler (TE.New.TE20.50.3)
- (November 12, 2008) e-mail from Jerry Shiner (TE.New.TE20.50.4)
- (November 16, 2008) e-mail from Julie Beddoes (TE.New.TE20.50.5)
- (November 16, 2008) e-mail from Braz Menezes, Chair, Area Planning Committee, Queens Quay Harbourfront BIA (TE.New.TE20.50.6)
- (November 15, 2008) e-mail from Ulla Colgrass, York Quay Neighbourhood Association (TE.New.TE20.50.7)
- (November 17, 2008) e-mail from Dennis Glasgow (TE.New.TE20.50.8)
- (November 17, 2008) e-mail from Klaus Hatje (TE.New.TE20.50.9)
- (November 17, 2008) e-mail from Robert Rasmussen, York Quay Neighbourhood Association (TE.New.TE20.50.10)

TE20.52	Adopted			Ward: 32
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No Stopping – Queen Street East, East of Kippendavie Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council amend the existing “No Parking 8:30 a.m. to 4:00 p.m. Monday to Friday” regulation on the south side of Queen Street East, from Kippendavie Avenue to a point 71.3 metres east thereof, to be in effect on the south side of Queen Street East, from Kippendavie Avenue to a point 65.6 metres east.
2. City Council prohibit stopping at all times on the south side of Queen Street East, between 65.6 metres east of Kippendavie Avenue and a point 7.8 metres further east.
3. City Council rescind the existing time limited parking regulation on Queen Street East, south side, from a point 71.3 metres east of Kippendavie Avenue to Bellefair Avenue, from 8:00 a.m. to 4:00 p.m., Monday to Friday; 8:00 a.m. to 6:00 p.m. Saturday for a maximum period of 120 minutes.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Amend the existing “No Parking 8:30 a.m. to 4:00 p.m. Monday to Friday” regulation on the south side of Queen Street East, from Kippendavie Avenue to a point 71.3 metres east thereof, to be in effect on the south side of Queen Street East, from Kippendavie Avenue to a point 65.6 metres east.
2. Prohibit stopping at all times on the south side of Queen Street East, between 65.6 metres east of Kippendavie Avenue and a point 7.8 metres further east.
3. Rescind the existing time limited parking regulation on Queen Street East, south side, from a point 71.3 metres east of Kippendavie Avenue to Bellefair Avenue, from 8:00 a.m. to 4:00 p.m., Mon to Fri.; 8:00 a.m. to 6:00 p.m. Sat. for a maximum period of 120 mins.

Origin

(October 29, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is requesting approval from City Council to prohibit stopping at the access to Kew Beach Junior Public School on the south side of Queen Street East, just east of Kippendavie Avenue.

The proposed changes to the parking regulations contained in this report would remove one parking space.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17005.pdf>

Drawing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17006.pdf>

TE20.55	Amended			Ward: 30
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Traffic Operations – Carlaw Avenue, vicinity Lake Shore Boulevard East

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council prohibit eastbound left turns from the service station driveway, located on the west side of Carlaw Avenue, 40 metres south of Lake Shore Boulevard East, to Carlaw Avenue from 6:30 a.m. to 6:30 p.m., Monday to Friday, except Public Holidays.
2. City Council amend the times of the existing “No Stopping, 6:30 a.m. to 9:30 a.m. and 3:30 p.m. to 6:30 p.m., Monday to Friday, except Public Holidays” regulation, on both sides of Carlaw Avenue, between Commissioners Street and Lake Shore Boulevard East, to be in effect from 6:30 a.m. to 6:30 p.m., Monday to Friday, except Public Holidays.
3. City Council rescind the existing “No Parking, 6:00 a.m. to 6:00 p.m.” regulation, on the east side of Carlaw Avenue, between a point 45 metres south of Lake Shore Boulevard East and a point 130 metres further south.
4. City Council rescind the existing “No Parking, 4:00 p.m. to 6:00 p.m., except Saturdays, Sundays and Public Holidays” regulation, on the east side of Carlaw Avenue, between a point 130 metres south of Lake Shore Boulevard East and Commissioners Street.
5. City Council rescind the existing “No Parking, 4:00 p.m. to 6:00 p.m., except Saturdays, Sundays and Public Holidays ” regulation, on the east side of Carlaw Avenue, between Lake Shore Boulevard East and a point 45 metres further south.
6. City Council designate the westerly southbound lane of Carlaw Avenue from Lake Shore Boulevard East to a point 72 metres north of Lake Shore Boulevard East, for right turns only, TTC buses excepted.
7. City Council prohibit stopping at all times on the west side of Carlaw Avenue from Lake Shore Boulevard East to a point 72 metres further north.
8. The General Manager, Transportation Services, be requested to explore the installation of pedestrian countdown signals for the intersections of Lake Shore Boulevard East and Carlaw Avenue and Lake Shore Boulevard East and Leslie Street.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Prohibit eastbound left turns from the service station driveway, located on the west side of Carlaw Avenue, 40 metres south of Lake Shore Boulevard East, to Carlaw Avenue from 6:30 a.m. to 6:30 p.m., Monday to Friday, except Public Holidays.
2. Amend the times of the existing “No Stopping, 6:30 a.m. to 9:30 a.m. and 3:30 p.m. to 6:30 p.m., Monday to Friday, except Public Holidays” regulation, on both sides of Carlaw Avenue, between Commissioners Street and Lake Shore Boulevard East, to be in effect from 6:30 a.m. to 6:30 p.m., Monday to Friday, except Public Holidays.

3. Rescind the existing “No Parking, 6:00 a.m. to 6:00 p.m.” regulation, on the east side of Carlaw Avenue, between a point 45 metres south of Lake Shore Boulevard East and a point 130 metres further south.
4. Rescind the existing “No Parking, 4:00 p.m. to 6:00 p.m., except Saturdays, Sundays and Public Holidays” regulation, on the east side of Carlaw Avenue, between a point 130 metres south of Lake Shore Boulevard East and Commissioners Street.
5. Rescind the existing “No Parking, 4:00 p.m. to 6:00 p.m., except Saturdays, Sundays and Public Holidays ” regulation, on the east side of Carlaw Avenue, between Lake Shore Boulevard East and a point 45 metres further south.
6. Designate the westerly southbound lane of Carlaw Avenue from Lake Shore Boulevard East to a point 72 metres north of Lake Shore Boulevard East, for right turns only, TTC buses excepted.
7. Prohibit stopping at all times on the west side of Carlaw Avenue from Lake Shore Boulevard East to a point 72 metres further north.

Origin

(October 29, 2008) Report from Director, Transportation Services Toronto and East York District

Summary

In order to reduce northbound congestion and delays on Carlaw Avenue, approaching Lake Shore Boulevard East, Transportation Services is seeking authority from City Council to prohibit left turns from the Esso Gas Station driveway, located on the west side of Carlaw Avenue, south of Lake Shore Boulevard East, to Carlaw Avenue; amend the parking controls on Carlaw Avenue, between Commissioners Street and Lake Shore Boulevard East; and designate the southbound curb lane on Carlaw Avenue, north of Lake Shore Boulevard East for right turns only (Toronto Transit Commission (TTC) buses excepted).

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17000.pdf>

Drawing 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17001.pdf>

Drawing 2

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17002.pdf>

Drawing 3

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17003.pdf>

TE20.58	Amended			Ward: 22
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Extension of Lane and Sidewalk Closure Duration – St. Clair Avenue West

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council authorize the closure of the south curb lane and sidewalk on St. Clair Avenue West, between Avenue Road and a point 80 metres west, until July 31, 2009.
2. City Council direct that St. Clair Avenue West be returned to its pre-construction traffic and parking regulations when the project is completed.

Committee Recommendations

The Toronto and East York Community Council submits this matter to Council without recommendation.

Origin

(October 29, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is requesting approval from City Council to maintain the closure of the curb lane and sidewalk on the south side of St. Clair Avenue west, west of Avenue Road, as shown on the attached print of Drawing No. 421F-9325, dated June 2008.

“468 Avenue Road Holdings Inc.” is building a nineteen-storey high-rise residential building at 468 Avenue Road, on the south-west corner of Avenue Road and St. Clair Avenue West. Due to bad weather and material shortages, which have delayed construction, the developer must maintain closure of south curb lane and sidewalk until the end of July 2009 to complete construction of this development.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17007.pdf>

Attachment 1 - Drawing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17008.pdf>

TE20.61	Adopted			Ward: 28
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Lane and Sidewalk Closure – Richmond Street West

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council close the sidewalk and curb lane on the south side of Richmond Street West, between a point 52.2 metres west of Sheppard Street and a point 74.6 metres further west, from December 1, 2008, to June 30, 2010.
2. City Council, during this period, implement “No Stopping Anytime” on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west.
3. City Council, during this period, remove the existing “No Parking Anytime” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west.
4. City Council, during this period, remove the existing “No Standing, 11:30 a.m. to 1:30 p.m., except Saturdays, Sundays and Public Holidays” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west.
5. City Council, during this period, remove the existing “No Stopping, 7:30 a.m. to 9:30 a.m., except Saturdays, Sundays and Public Holidays” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west.
6. City Council return Richmond Street West to its pre-construction traffic and parking regulations when the project is completed.

Committee Recommendations

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

1. close the sidewalk and curb lane on the south side of Richmond Street West, between a point 52.2 metres west of Sheppard Street and a point 74.6 metres further west, from December 1, 2008, to June 30, 2010;
2. during this period, implement “No Stopping Anytime” on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west;
3. during this period, remove the existing “No Parking Anytime” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west;

4. during this period, remove the existing “No Standing, 11:30 a.m. to 1:30 p.m., except Saturdays, Sundays and Public Holidays” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west;
5. during this period, remove the existing “No Stopping, 7:30 a.m. to 9:30 a.m., except Saturdays, Sundays and Public Holidays” regulation on the south side of Richmond Street West, between a point 47.2 metres west of Sheppard Street and a point 84.6 metres further west; and
6. return Richmond Street West to its pre-construction traffic and parking regulations when the project is completed.

Origin

(October 28, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

PCL Constructors Canada Inc. is renovating an existing 16-storey building at 111 Richmond Street West, on the south side of Richmond Street West, between Sheppard Street and York Street. For this reason, Transportation Services must close the sidewalk and curb lane on the south side of Richmond Street West for 18 months.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17014.pdf>

Attachment 1 - Drawing

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17015.pdf>

TE20.65	Deferred			Ward: 18
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Parking Regulations – Dundas Street West, Dovercourt Road to Sterling Road – One Year Review

City Council Decision

City Council on December 1, 2 and 3, 2008, deferred consideration of Item TE20.65 to its regular meeting on April 29, 2009.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. the parking prohibitions as set out in the recommendations of the report (October 20, 2008) from the Director, Transportation Services, Toronto and East York District, be implemented on or after October 1, 2009, and that the parking changes be consistent with the principles adopted in the Sustainable Transportation Initiative;
2. the Toronto Parking Authority be requested to continue to pursue opportunities for the establishment of an off-street lot to serve parking needs in the area, in consultation with the Dundas West BIA and the local Councillor;
3. the Toronto Transit Commission be requested to reexamine the information in the report (October 20, 2008) from the Director, Transportation Services, Toronto and East York District, on TTC delays to ensure that the conclusions reached are based on accurate information; and
4. Transportation Services submit a post implementation report six months after the parking prohibitions are reinstated.

Origin

(October 20, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is reporting on City Council's request to evaluate the impacts to transit service as a result of rescinding the peak period parking prohibition from 7:00 a.m. to 9:00 a.m., Monday to Friday on the north side and from 4:00 p.m. to 6:00 p.m., Monday to Friday, on the south side of Dundas Street West, between Dovercourt Road and Sterling Road. These changes, which allowed parking on the side of the street with off-peak traffic flow, as well as the implementation of left-turn prohibitions during rush hour periods at five intersections, were made in November 2007.

"Before" and "after" studies undertaken by the Toronto Transit Commission (TTC) indicate that the change to the parking regulations has delayed streetcars, increasing travel time by a minimum of about 6% to a maximum of about 40% on Dundas Street West. Transportation Services is requesting approval to reinstate the peak period parking prohibitions noted above and retain the left-turn prohibitions to enhance transit operations.

Reinstatement of the peak period parking prohibitions and retaining the turn restrictions are consistent with and support the short-term Sustainable Transportation Initiatives adopted by Council.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17050.pdf>

Attachment 1

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17051.pdf>

Attachment 2

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17052.pdf>

Communications (Committee)

(November 18, 2008) letter from Armindo Silva, Chair, Little Portugal BIA, submitting a petition signed by 70 individuals (TE.New.TE20.65.1)

Speakers (Committee)

Sylvia Fernandez
 Lubo Brezina, Dundas West BIA
 Fung Lee
 Barbara Carvalho, obo Armindo Silva
 Roger Silveira
 Carlos Dornelas, Dundas Street BIA

TE20.72	Adopted			Ward: 14
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On-Street Loading Zone for Disabled Persons – 1709 Bloor Street West

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motion:

1. City Council authorize installation of an on-street loading zone for disabled persons on the south side of Bloor Street West, from a point 25.3 metres west of Indian Grove to a point 7 metres further west.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. Authorize installation of an on-street loading zone for disabled persons on the south side of Bloor Street West, from a point 25.3 metres west of Indian Grove to a point 7 metres further west.

Origin

(October 8, 2008) Report from Director, Transportation Services, Toronto and East York District

Summary

Transportation Services is requesting City Council's approval to designate a loading zone for disabled persons in front of No. 1709 Bloor Street West to facilitate curbside access for Wheel-Trans vehicles.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16994.pdf>)

Drawing

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16995.pdf>)

TE20.83	Adopted			Ward: 20, 21
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Designation of Fire Routes and Amendment to Chapter 880 – Fire Routes

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council designate part or those parts of the private road or roads shown on the site plan filed with the Fire Chief in respect of the municipal addresses set out below as fire routes pursuant to Municipal Code Chapter 880- Fire Routes – 1515 Bathurst Street, 19 and 23 Brant Street, 3 and 10 Navy Wharf Court, 5, 11, 35 and 26-32 Mariner Terrace, 4A Spadina Avenue and 25 Telegram Mews.
2. City Council authorize the Fire Chief and City Solicitor to take the appropriate action to make a designated Fire Route.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council:

1. designate part or those parts of the private road or roads shown on the site plan filed with the Fire Chief in respect of the municipal addresses set out below as fire routes pursuant to Municipal Code Chapter 880- Fire Routes – 1515 Bathurst Street, 19 and 23 Brant Street, 3 and 10 Navy Wharf Court, 5, 11, 35 and 26-32 Mariner Terrace, 4A Spadina Avenue and 25 Telegram Mews; and
2. authorize the Fire Chief and City Solicitor to take the appropriate action to make a designated Fire Route.

Origin

(October 24, 2008) Report from Fire Chief, Toronto Fire Services

Summary

To obtain Council approval for the amendment of the Fire Route By-law to designate certain locations as fire routes within the meaning of City of Toronto Municipal Code Chapter 880, as amended.

Fire Services uses designated fire routes as a key mechanism in regulating fire prevention, including the prevention of spreading of fires and the delivery of fire protection services.

Background Information (Committee)

Staff Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16822.pdf>)

Attachment - By-law - Amendment of Chapter 880 Fire Routes

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-16823.pdf>)

TE20.84	Adopted			Ward: All
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Endorsement of Events for Liquor Licensing Purposes

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

City Council, for liquor licence purposes, advise the AGCO that it has no objection to:

1. The Canadian Music Week taking place at various locations from March 11-14, 2009, which has been designated by Toronto and East York Community Council as an event of municipal significance, and advise the AGCO that it has no objection to the following establishments being permitted to sell and serve alcohol until 4:00 a.m. for the duration of this event:

Bovine Sex Club, 542 Queen Street West;
 Drake Hotel, 1150 Queen Street West;
 Government/Kool Haus, 132 Queens Quay West;
 The Hideout, 484 Queen Street West;
 Horseshoe Tavern, 370 Queen Street West;
 Lee's Palace, 529 Bloor Street West;
 The Library Bar, Royal York Hotel, 1 Front Street West;
 Rivoli, 332 Queen Street West;
 Silver Dollar, 486 Spadina Avenue;
 Tattoo, 567 Queen Street West; and
 The Wrong Bar, 1279 Queen Street West.

2. A proposed extended licence area for the Factory Theatre (125 Bathurst Street) to encompass the outdoor courtyard during the Next Stage Theatre Festival to be held on January 7-18, 2009, with the hours of operation to be 6:00 p.m. to midnight on weeknights, and 2:00 p.m. to midnight on weekends.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council, for liquor licence purposes, advise the AGCO that it has no objection to:

1. the Canadian Music Week taking place at various locations from March 11 to March 14, 2009 which has been designated by Toronto and East York Community Council as an event of municipal significance, and advise the AGCO that it has no objection to the following establishments being permitted to sell and serve alcohol until 4:00 a.m. for the duration of this event:

Bovine Sex Club, 542 Queen Street West;
 Drake Hotel, 1150 Queen Street West;
 Government/Kool Haus, 132 Queens Quay West
 The Hideout, 484 Queen Street West
 Horseshoe Tavern, 370 Queen Street West;
 Lee's Palace, 529 Bloor Street West;
 The Library Bar, Royal York Hotel, 1 Front Street West
 Rivoli, 332 Queen Street West;
 Silver Dollar, 486 Spadina Avenue;
 Tattoo, 567 Queen Street West; and
 The Wrong Bar, 1279 Queen Street West; and

2. a proposed extended licence area for the Factory Theatre (125 Bathurst Street) to encompass the outdoor courtyard during the Next Stage Theatre Festival to be held on January 7 – 18, 2009, with the hours of operation to be 6:00 p.m. to midnight on weeknights, and 2:00 p.m. to midnight on weekends.

Committee Decision Advice and Other Information

The Toronto and East York Community Council declared the following to be events of municipal significance:

1. The Next Stage Festival to be held at the Factory Theatre Mainspace and Studio theatres from January 7 – 19, 2009; and
2. Canadian Music Week to be held at various locations from March 5 – 8, 2009

Summary

Seeking endorsement of events of municipal significance for Liquor Licensing Purposes.

Communications (Committee)

(October 27, 2008) letter from Paula Forst, respecting the Fringe of Toronto Theatre Festival to be held at 125 Bathurst Street from January 7 to 18, 2009. (TE.Main.TE20.84.1)

(October 27, 2008) letter from Verle Mobbs respecting Canadian Music Week '09 to be held March 11 - 14, 2009 at various locations (TE.Main.TE20.84.2)

<http://www.toronto.ca/legdocs/mmis/2008/te/comm/communicationfile-9352.pdf>

TE20.87	Adopted			Ward: All
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Use of Nathan Phillips Square for Wintercity Festival January 30, 31, February 1, 6, 7, and 8, 2009

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council give exemption to Wintercity Festival to operate a beer garden and serve wine and hard liquor at a “gated event” contingent upon the following conditions:
 - a. approval of the A.G.C.O.;
 - b. approval of the Medical Officer of Health;
 - c. compliance with the City of Toronto’s Municipal Officer of Health; and
 - d. receipt of al the necessary permits associated with the production of the event, i.e. special occasions permit, building permit, noise by-law extension permit.
2. City Council grant permission to Wintercity Festival to use open flame.
3. City Council grant permission to Wintercity Festival to use special effects pyrotechnics.
4. Wintercity Festival compensate the City of Toronto, through the Facilities and Real Estate Division, for all the City of Toronto costs associated with the event.
5. The appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council give exemption to Wintercity Festival to operate a beer garden and serve wine and hard liquor at a “gated event” contingent upon the following conditions:
 - a. Approval of the A.G.C.O.
 - b. Approval of the Medical Officer of Health
 - c. Compliance with the City of Toronto’s Municipal Officer of Health
 - d. Receipt of al the necessary permits associated with the production of the event, i.e. special occasions permit, building permit, noise by-law extension permit
2. City Council grant permission to Wintercity Festival to use open flame.
3. City Council grant permission to Wintercity Festival to use special effects pyrotechnics.
4. Wintercity Festival compensate the City of Toronto through the Facilities and Real

Estate Division for all the City of Toronto costs associated with the event.

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

Origin

(November 4, 2008) Report from Chief Corporate Officer

Summary

It is recommended that City Council give exemption to Wintercity Festival in Table 1 for the reasons detailed therein.

Background Information (Committee)

Staff Report

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17340.pdf>

TE20.88	Adopted			Ward: 19
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Committee of Adjustment Appeal - 28 and 36 Halton Street

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motion:

- The City Solicitor, with the appropriate City of Toronto staff, attend the Ontario Municipal Board hearing in defence of the Committee of Adjustment decision on 28 and 36 Halton Street.

Committee Recommendations

The Toronto and East York Community Council recommends that the City Solicitor, with the appropriate City of Toronto Staff, attend the Ontario Municipal Board hearing in defence of the Committee of Adjustment decision on 28 and 36 Halton Street.

Origin

(November 17, 2008) Letter from Deputy Mayor Joe Pantalone

Summary

Requesting that the City Solicitor, with the appropriate City of Toronto Staff, attend the Ontario Municipal Board hearing in defence of the Committee of Adjustment decision on 28 and 36 Halton Street.

Background Information (Committee)

Letter from Deputy Mayor Joe Pantalone

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17488.pdf>)

Plan Report

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17489.pdf>)

Attachment 1 - Notice of Decision

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17490.pdf>)

Attachment 2 - Notice of Decision

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17491.pdf>)

TE20.89	Adopted			Ward: 32
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Committee of Adjustment Appeal - 14 and 16 Wineva Avenue

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motion:

- 1 City Council authorize the City Solicitor, the City Planning Division and appropriate staff to appear at the Ontario Municipal Board to support the Committee of Adjustment's decision to refuse the requested consent and minor variance applications for 14 and 16 Wineva Avenue.

Committee Recommendations

The Toronto and East York Community Council recommends that City Council authorize the City Solicitor, the City Planning Division and appropriate staff to appear at the Ontario Municipal Board to support the Committee of Adjustment's decision to refuse the requested consent and minor variance applications for 14 and 16 Wineva Avenue.

Origin

(November 13, 2008) Letter from Councillor Sandra Bussin

Summary

Requesting that City Council authorize the City Solicitor, the City Planning Division and appropriate staff to appear at the Ontario Municipal Board to support the Committee of Adjustment's decision to refuse the requested consent and minor variance applications.

Background Information (Committee)

Letter from Councillor Sandra Bussin

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17447.pdf>)

Attachment 1 - Notice of Decision

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17448.pdf>)

Attachment 2 - Planning Report addressed to Committee of Adjustment

(<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17449.pdf>)

TE20.91	Adopted			Ward: 18
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Application for Liquor Licence - 1166 Queen Street West

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council authorize the City Clerk to advise the Alcohol and Gaming Commission of Ontario (AGCO) that the City of Toronto has determined the liquor licence application for 1166 Queen Street West not to be in the public interest and objects to the AGCO granting this application.
2. City Council request the AGCO to provide the City with an opportunity to participate in any proceedings involving 1166 Queen Street West to oppose the liquor licence application.
3. City Council authorize the necessary staff to participate in any proceedings before the AGCO which relate to 1166 Queen Street West.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council authorize the City Clerk to advise the Alcohol and Gaming Commission of Ontario (AGCO) that the City of Toronto has determined the liquor license application for 1166 Queen Street West not to be in the public interest and objects to the AGCO granting this application.
2. City Council request the AGCO to provide the City with an opportunity to participate in any proceedings involving 1166 Street West to oppose the liquor licence application.
3. City Council authorize the necessary staff to participate in any proceedings before the AGCO which relate to 1166 Queen Street West.

Origin

(November 13, 2008) Letter from Councillor Adam Giambrone

Summary

This motion asks Toronto and East York Community Council to recommend that City Council provide direction to the Alcohol and Gaming Commission of Ontario (AGCO) with respect to an application for a new liquor sales licence to serve and sell alcohol at 1166 Queen Street West.

This motion requests that City Council determine that the liquor licence application for 1166 Queen Street West, AGCO I.D. #806562, is not in the public interest and that notification of such be provided to the Alcohol and Gaming Commission of Ontario (AGCO).

This location is currently under investigation by Toronto Building's staff for extensive renovations this summer that were undertaken without a Building Permit. Councillor Giambrone has also received complaints from residents about the construction at the establishment.

Residents have also communicated to Councillor Giambrone that they are concerned about the over-concentration of licensed establishments along this stretch of Queen Street West, with a recent marked increase in the negative social behaviours associated with increased consumption of alcohol, such as late night noise, increased littering and vandalism. Adding additional licensed capacity in the area will worsen the situation.

Background Information (Committee)

Letter from Councillor Adam Giambrone

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17471.pdf>

TE20.93	Adopted			Ward: 20
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Liquor Licence Application – Increase in Licensed Capacity, Transfer of Licensee Reign Lounge - formerly Budo Liquid Theatre– 137 Peter Street

City Council Decision

City Council on December 1, 2 and 3, 2008, adopted the following motions:

1. City Council direct the City Clerk to advise the Registrar of the Alcohol and Gaming Commission of Ontario (AGCO) that an increase in the indoor and outdoor capacity of the liquor licence for Reign Lounge (formerly Budo Liquid Theatre), 137 Peter Street, is not in the public interest having regard to the needs and wishes of the residents, and that the Registrar should issue a Proposal to Review the application to increase capacity.
2. City Council request the AGCO to provide the City to Toronto with an opportunity to participate in any proceedings with respect to Reign Lounge (formerly Budo Liquid Theatre).
3. City Council authorize the City Solicitor to attend all proceedings before the AGCO in this matter and direct the City Solicitor to take all necessary actions so as to give effect to Parts 1 and 2, above.

Committee Recommendations

The Toronto and East York Community Council recommends that:

1. City Council direct the City Clerk to advise the Registrar of the Alcohol and Gaming Commission of Ontario (AGCO) that an increase in the indoor and outdoor capacity of the liquor licence for Reign Lounge (formerly Budo Liquid Theatre), 137 Peter Street, is not in the public interest having regard to the needs and wishes of the residents, and that the Registrar should issue a Proposal to Review the application to increase capacity.
2. City Council request the AGCO to provide the City to Toronto with an opportunity to participate in any proceedings with respect to Reign Lounge (formerly Budo Liquid Theatre).
3. City Council authorize the City Solicitor to attend all proceedings before the AGCO in this matter and direct the City Solicitor to take all necessary actions so as to give effect to Recommendations 1 and 2, above.

Origin

(November 17, 2008) Letter from Councillor Adam Vaughan

Summary

1. City Council direct the City Clerk to advise the Registrar of the AGCO that an increase in the indoor and outdoor capacity of the liquor licence for Reign Lounge (formerly Budo Liquid Theatre), 137 Peter Street, is not in the public interest having regard to the needs and wishes of the residents, and that the Registrar should issue a Proposal to Review the application to increase capacity.
2. City Council requests the AGCO to provide the City to Toronto with an opportunity to participate in any proceedings with respect to Reign Lounge (formerly Budo Liquid Theatre).
3. City Council authorize the City Solicitor to attend all proceedings before the AGCO in this matter and direct the City Solicitor to take all necessary actions so as to give effect to this Motion.

Background Information (Committee)

Letter from Councillor Adam Vaughan

<http://www.toronto.ca/legdocs/mmis/2008/te/bgrd/backgroundfile-17507.pdf>

Submitted Tuesday, November 18, 2008

Councillor Janet Davis, Chair, Toronto and East York Community Council