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## Etobicoke York Community Council

<b>Meeting No.</b>	27	<b>Contact</b>	Glenda Jagai, Committee Administrator
<b>Meeting Date</b>	Thursday, May 14, 2009	<b>Phone</b>	416-394-2516
<b>Start Time</b>	9:30 AM	<b>E-mail</b>	etcc@toronto.ca
<b>Location</b>	Council Chamber, Etobicoke Civic Centre	<b>Chair</b>	Councillor Frances Nunziata

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Councillor Frances Nunziata (Chair)	Councillor Mark Grimes	Councillor Peter Milczyn
Councillor Suzan Hall (Vice-Chair)	Councillor Doug Holyday	Councillor Cesar Palacio
Councillor Frank Di Giorgio	Councillor Gloria Lindsay Luby	Councillor Bill Saundercook
Councillor Rob Ford	Councillor Giorgio Mammoliti	

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### Timed Items

**10:00 a.m. – EY27.1, EY27.2, EY27.3, EY27.4, EY 27.5, EY27.6, EY27.7, EY27.8**

**11:00 a.m. – EY27.9, EY27.10, EY27.11**

**7:00 p.m. – EY27.29**

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

**Declarations of Interest under the *Municipal Conflict of Interest Act***

**Confirmation of Minutes – March 26, 2009 and April 21, 2009**

**Speakers/Presentations – A complete list will be distributed at the meeting.**

EY27.1	ACTION	10:00 AM		Ward: 6
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**Draft By-law - To Authorize the Naming of the Proposed Private Lanes at 156, 160 Evans Avenue and 829, 833, 839 Oxford Street as "Ruby Lang Lane" and "Cormier Heights"**

*Statutory - City of Toronto Act, 2006*

### Origin

(April 22, 2009) Draft By-law from City Solicitor

### Recommendations

The Etobicoke York Community Council recommends that:

1. City Council enact the Draft By-law.

### Summary

To enact a By-law to authorize the naming of the proposed private lanes at 156, 160 Evans Avenue, and 829, 833, 839 Oxford Street as “Ruby Lang Lane” and “Cormier Heights”.

### Background Information

Draft By-law

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20739.pdf>

Notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20740.pdf>

Extract EY13.23

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20869.pdf>

**(Deferred from April 21, 2009 -EY26.1) (Deferred from March 26, 2009 - EY25.4)**

EY27.2	ACTION	10:00 AM		Ward: 7
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## **2970 Jane Street, 13 and 15 Elana Drive – Zoning By-law Amendment Application – Refusal Report**

### **Origin**

(March 4, 2009) Report from Director, Community Planning, Etobicoke York District

### **Recommendations**

The City Planning Division recommends that:

1. City Council refuse the application in its current form for the reasons set out in this report.
2. City Council request the Director, Community Planning, Etobicoke York District to continue discussions with the applicant, local Councillor and neighbourhood representatives on a revised rezoning proposal which would be consistent with City policies, in conjunction with the concept plan prepared by staff and attached as Attachment 4 to this report and the provision of community benefits to be secured through Section 37 of the Planning Act.
3. In the case that the application is appealed to the Ontario Municipal Board, the City Solicitor and appropriate City Staff be authorized to attend at the Ontario Municipal Board in support of Council's refusal.

### **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 a 16 unit infill development consisting of 2 detached dwellings and 7 pairs of semi-detached dwellings on a new private road at 13 and 15 Elana Drive and on a part of the property at 2970 Jane Street. The existing rental apartment building at 2970 Jane Street is to be retained on a reduced lot. The existing pair of semi-detached dwellings at 13 and 15 Elana Drive are proposed to be removed to accommodate the new private road and one detached dwelling.

This report reviews and recommends refusal of the application in its current form to amend the Zoning By-law and seeks Council's direction for staff to attend the Ontario Municipal Board in opposition to the development should the application be appealed.

### **Financial Impact**

The recommendations in this report have no financial impact.

**Background Information**

March 4, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20656.pdf>

Extract EY25.4

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20655.pdf>

Extract EY26.1

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20693.pdf>

**Communications**

(April 16, 2009) e-mail from Edie Neuberger, Representative, Edmyra Investments Limited (EY.Main.EY26.1.1, EY27.2.1)

**(Deferred from April 21, 2009 - EY26.1a)**

**2a 2970 Jane Street, 13 and 15 Elana Drive – Zoning By-law Amendment Application – Supplemental Report**

**Origin**

(April 20, 2009) Report from Director, Community Planning, Etobicoke York District

**Summary**

The purpose of the report is to provide information on the community meeting which was held by the local Councillor and to provide additional information on the rezoning application at 2970 Jane Street, 13 and 15 Elana Drive that was omitted in the Refusal Report from the Director of Community Planning Etobicoke York District dated March 4, 2009. In addition this report corrects typos in the titles of Attachment 1-Site Plan and Attachment 2 -Elevation of the March 4, 2009 Refusal Report.

**Financial Impact**

There are no financial implications.

**Background Information**

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20870.pdf>

**(Deferred from March 26, 2009 - EY25.21)**

EY27.3	ACTION	10:00 AM	Delegated	Ward: 2
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**Westona Street and Braecrest Avenue – Traffic Calming**

**Origin**

(February 17, 2009) Report from Director, Transportation Services - Etobicoke York District

**Recommendations**

Transportation Services recommends that Etobicoke York Community Council approve:

1. Authorizing the City Clerk to conduct a poll of eligible householders in the area bounded by Royal York Road, Lawrence Avenue, Scarlett Road, and Yorkleigh Avenue. Specifically on Yorkleigh Avenue, between Scarlett Road and the west limit of the road (near Roxaline Street), Braecrest Avenue between Westona Street and Royal York Road, Roxaline Street between Lawrence Avenue and Yorkleigh Avenue, Westona Street between Lawrence Avenue and Yorkleigh Avenue, Mountbatten Road between Scarlett Road and the west limit of the road, Freemont Avenue between Yorkleigh Avenue and Mountbatten Road, Lawrence Avenue between Royal York Road and Scarlett Road (south side), Scarlett Road between Lawrence Avenue and Yorkleigh Avenue (west side), and Royal York Road between Lawrence Avenue and Yorkleigh Avenue (east side) to determine residents support for the directional diverter, in accordance with the City of Toronto Traffic Calming Policy.
2. That if the results of the poll indicate to remove the directional diverter;
  - a. The City Solicitor rescind the by-law which previously altered sections of the roadway at Westona Street and Braecrest Avenue, for traffic calming purposes, generally as shown on the attached Drawing No. EY09-52, dated February 2009 and circulated to residents through the polling process.

**Summary**

The purpose of this report is to respond to the direction of Etobicoke York Community Council, at the meeting of September 14, 2004, “that staff re-examine area traffic patterns, volumes and speeds following build-out and occupancy of the seniors’ retirement and housing facility at 2245 Lawrence Avenue West, and that at that time consider alternative traffic management measures including permanent traffic calming devices”.

A temporary directional diverter was installed at the intersection of Westona Street at Braecrest Drive/driveway to the Villages of Humber Heights in 2005 prior to occupancy of the seniors’ retirement facility. As the Villages of Humber Heights facility is now fully occupied, staff conducted follow-up studies with the directional diverter at the intersection.

Now that studies are complete, and as a result of the previous direction of Community Council, and discussions with the area Councillor and Oakwood Retirement Communities Inc., this report seeks authority to undertake another poll to determine if the residents of both 2245 Lawrence Avenue and the area homes, support retaining the directional diverter at this intersection.

**Financial Impact**

Type of Funding	Source of Funds	Amount
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Available within current budget	Transportation Services Capital Budget	\$12,000.00
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### Background Information

February 17, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20657.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20658.pdf>)

Extract Clause 56(d) of Report 7, 2004

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20659.pdf>)

Extract EY25.21

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20694.pdf>)

### Communications

(March 23, 2009) e-mail from Tony Caravaggio (EY.Main.EY25.21.1, EY27.3.1)

(March 25, 2009) e-mail from Paul Gordon and Catherine Stefan (EY.Main.EY25.21.2, EY27.3.2)

(March 26, 2009) e-mail from Tony Vlassopoulos (EY.Main.EY25.21.3, EY27.3.3)

(March 26, 2009) e-mail from Domenic Pizzonia (EY.Main.EY25.21.4, EY27.3.4)

EY27.4	ACTION	10:00 AM	Delegated	Ward: 2
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### Rexdale Boulevard and Tidmore Avenue – Traffic Control Signals

#### Origin

(April 23, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council not approve:

1. The installation of traffic control signals at the intersection of Rexdale Boulevard and Tidmore Avenue at this time as the Traffic Control Signal Warrant is not achieved.

#### Summary

The purpose of this report is to provide the results of a Traffic Control Signal Warrant study at the intersection of Rexdale Boulevard and Tidmore Avenue, further to a meeting that staff attended with Councillor Rob Ford, Ward 2, Etobicoke North and representatives of area businesses. As the warrant requirements are not achieved, the installation of traffic control signals is not recommended at this time.

Should amendments be made to the recommendations contained within this report, City Council approval will be required. TTC staff has been advised of this issue.

### Background Information

April 23, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20800.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20801.pdf>)

EY27.5	ACTION	10:00 AM	Delegated	Ward: 2
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### **Application for Fence Exemption - 22 Alma Drive**

#### **Origin**

(April 24, 2009) Report from District Manager, Municipal Licensing and Standards

#### **Recommendations**

Municipal Licensing and Standards recommend that:

1. Etobicoke York Community Council deny the request for the fence exemption based on non-compliance with the requirements set out in Chapter 447 of Toronto Municipal Code, Fences.

#### **Summary**

This report is in regard to an application for a fence exemption to the Toronto Municipal Code, Chapter 447 - Fences whereby the property owners are applying to maintain existing wooden fences in the flankage and rear yards that are in violation of the Fence By-law.

#### **Financial Impact**

There are no financial implications resulting from the adoption of this report.

#### **Background Information**

April 24, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20759.pdf>)

EY27.6	ACTION	10:00 AM	Delegated	Ward: 12
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### **Application for Fence Exemption - 178 Strathnairn Avenue**

#### **Origin**

(April 24, 2009) Report from District Manager, Municipal Licensing and Standards

#### **Recommendations**

Municipal Licensing and Standards recommends that:

1. Etobicoke York Community Council deny the request for the fence exemption based

on non-compliance with the requirements set out in Chapter 447, Toronto Municipal Code, Fences.

### Summary

This report is in regard to an application for a fence exemption to the Toronto Municipal Code, Chapter 447 - Fences whereby the property owner is applying to maintain existing shrubbery in the front yard that is in violation of the Fence By-law.

### Financial Impact

There are no financial implications resulting from the adoption of this report.

### Background Information

April 24, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20761.pdf>)

EY27.7	ACTION	10:00 AM	Delegated	Ward: 5
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### Sign Variance Report - 16 Queen Elizabeth Boulevard

#### Origin

(April 27, 2009) Report from Director and Deputy Chief Building Official

#### Recommendations

It is recommended that:

1. The request for variances be refused for the reasons outlined in this report.

### Summary

Toronto Building received a Request for Approval of Variance from Article 1 of Chapter 693, Signs, of the Toronto Municipal Code, from Mr. Wallace John Whistance-Smith, on behalf of 2047276 Ontario Inc., owner of the property. The request is to replace the existing roof top billboard sign with a larger display area and increase the height of the sign on the building located at 16 Queen Elizabeth Blvd. The changes to the sign are to increase the display area from 18.58 square metres to 74.32 square metres and increase the height of the sign from 11.5 metres to 14.23 metres.

### Financial Impact

There are no financial implications resulting from the adoption of this report.

### Background Information

April 27, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20795.pdf>)



EY27.8	ACTION	10:00 AM	Delegated	Ward: 12
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### **Sign Variance Report - 2382 Keele Street**

#### **Origin**

(April 23, 2009) Report from Director and Deputy Chief Building Official

#### **Recommendations**

It is recommended that:

1. The request for variance not be approved for the reasons outlined in this report.

#### **Summary**

Request for approval of variance from the former City of North York Sign By-law No 30788 to erect one 10'-9" x 20'-11" Third Party one sided illuminated ground billboard sign with trivision panels at 2382 Keele St.

The request comes from Sid Catalano with Pattison Outdoor for 1412707 Ontario Inc. for approval of the variance from the former City of North York Sign By-law No 30788.

#### **Financial Impact**

There are no financial implications resulting from the adoption of this report.

#### **Background Information**

April 23, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20705.pdf>)

EY27.9	ACTION	11:00 AM	Delegated	Ward: 13
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### **325 Durie Street - Front Yard Parking**

#### **Origin**

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### **Recommendations**

Transportation Services recommends that Etobicoke York Community Council:

1. Refuse this application.

#### **Summary**

The purpose of this report is to inform Etobicoke York Community Council on an application for front yard parking at 325 Durie Street. This application is an appeal and is scheduled as a

deputation item.

The owner of 325 Durie Street submitted an application for front yard parking, but was advised that the property is not eligible for front yard parking for a number of reasons. The property is located on the same side of the street as on-street parking permits, there is a 2.22 metre wide shared driveway providing access to rear yard parking, a tree is located on the property that will require removal, and a hydro pole is situated just to the right of the existing shared driveway. In addition, the application does not satisfy the minimum 50% survey response rate that Chapter 918 specifies, although we note that the overwhelming majority of survey respondents oppose the application.

The applicant submitted an appeal requesting an exemption from the City of Toronto Municipal Code, Chapter 918 “Parking on Residential Front Yards and Boulevards” to permit front yard parking at this location.

Staff cannot recommend a front yard parking pad at this location since it does not meet the requirements of Chapter 918 of the Toronto Municipal Code; however, if Community Council finds merit in this proposal, it could be approved subject to the conditions described in the “Comments” section of this report.

### **Financial Impact**

There are no financial implications resulting from adopting this report.

### **Background Information**

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20816.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20817.pdf>

<b>EY27.10</b>	<b>ACTION</b>	<b>11:00 AM</b>	<b>Delegated</b>	<b>Ward: 13</b>
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### **303 Willard Avenue - Front Yard Parking**

#### **Origin**

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### **Recommendations**

Transportation Services recommends that Etobicoke York Community Council:

1. Refuse this application.

#### **Summary**

The purpose of this report is to inform Etobicoke York Community Council on an application for front yard parking at 303 Willard Avenue. This application is an appeal and is scheduled as a deputation item.

The owners of 303 Willard Avenue submitted an application for front yard parking, but were advised that the property is not eligible for front yard parking since the property is located on the same side of the street as on-street parking permits. However, the application satisfies the minimum 50% survey response rate that Chapter 918 specifies.

The applicant submitted an appeal requesting an exemption from the City of Toronto Municipal Code, Chapter 918 “Parking on Residential Front Yards and Boulevards” to permit front yard parking at this location.

Staff cannot recommend a front yard parking pad at this location since it does not meet the requirements of Chapter 918 of the Toronto Municipal Code; however, if Community Council finds merit in this proposal, it could be approved subject to the conditions described in the “Comments” section of this report.

### Financial Impact

There are no financial implications resulting from adopting this report.

### Background Information

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20818.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20819.pdf>

EY27.11	ACTION	11:00 AM	Delegated	Ward: 13
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### 25 Raymond Avenue - Front Yard Parking

#### Origin

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council:

1. Refuse this application.

#### Summary

The purpose of this report is to inform Etobicoke York Community Council on an application for front yard parking at 25 Raymond Avenue. This application is an appeal and is scheduled as a deputation item.

The owners of 25 Raymond Avenue submitted an application to legalize the existing front yard parking pad, but were advised that the property is not eligible for front yard parking since the property is located on the same side of the street as on-street permit parking. In addition, the application did not satisfy the minimum 50% survey response rate that Chapter 918 specifies.

The applicant submitted an appeal requesting an exemption from the City of Toronto Municipal Code, Chapter 918 “Parking on Residential Front Yards and Boulevards” to permit front yard parking at this location.

Staff cannot recommend a front yard parking pad at this location since it does not meet the requirements of Chapter 918 of the Toronto Municipal Code. In addition, Raymond Avenue is already both fully subscribed and waitlisted with respect to on-street parking permits.

If Community Council finds merit in this proposal, it could be approved subject to the conditions described in the “Comments” section of this report.

### Financial Impact

There are no financial implications resulting from adopting this report.

### Background Information

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20820.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20821.pdf>

EY27.12	ACTION		Delegated	Ward: 2
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### Sign Variance Report - 50 Belfield Rd

#### Origin

(April 21, 2009) Report from Director and Deputy Chief Building Official

#### Recommendations

It is recommended that:

1. The request for variances be approved for the reasons outlined in this report.
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit.
3. MTO (Ministry of Transportation) approval will be required. Contact Ken Sherbanowski at (416) 235-5560.

#### Summary

Request for approval of variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to relocate the existing Ultramar ground sign at 50 Belfield Road.

The request comes from Sarkis Jambazian with Ultramar Ltd. for Interwide Investments, attn.

Bob Bartko for approval of the variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code.

### Financial Impact

There are no financial implications resulting from the adoption of this report.

### Background Information

April 21, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20695.pdf>

EY27.13	ACTION		Delegated	Ward: 3
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### Sign Variance Report - 600 The East Mall

#### Origin

(April 23, 2009) Report from Director and Deputy Chief Building Official

#### Recommendations

It is recommended that:

1. The request for variances be approved for the reasons outlined in this report.
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit.
3. MTO (Ministry of Transportation) approval will be required. Contact Ken Sherbanowski at (416) 235-5560.

#### Summary

Request for approval of variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to install 6 first-party signs: 1 illuminated first party wall sign for "Canada Post", 1 illuminated first party wall sign for "Food Essentials" and 4 non-illuminated first party window graphic signs for " Shoppers Drug Mart "at 600 The East Mall.

The request comes from Isabella Cerelli with Pride Signs Ltd. for Chance Will Limited, attention Ming Lam for approval of the variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code.

#### Financial Impact

There are no financial implications resulting from the adoption of this report.

#### Background Information

April 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20701.pdf>

EY27.14	ACTION		Delegated	Ward: 4
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### Sign Variance Report - 7 – 21 Richgrove Drive

#### Origin

(April 23, 2009) Report from Director and Deputy Chief Building Official

#### Recommendations

It is recommended that:

1. The request for variances be approved on the condition that:
  - a. that the number of banner signs is reduced. Banner signs identified on site plan as numbers 1, 5 and 6 are to be removed and
  - b. all signs that relate to the proposed development be removed prior to the issuance of any new sign permits unless a permit has been granted for the signs or the signs are part of this variance report.
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit.

#### Summary

Request for approval of variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to erect temporary signs for a sales pavillion at 7 – 21 Richgrove Dr.

The request comes from Robyn Rabinowitz with Minto Urban Communities Inc. for M Richgrove Corporation, attn. Mark Bales, Development Manger for approval of the variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code.

#### Financial Impact

There are no financial implications resulting from the adoption of this report.

#### Background Information

April 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20770.pdf>

EY27.15	ACTION		Delegated	Ward: 5
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### Sign Variance Report - 25 Vickers Rd

**Origin**

(April 16, 2009) Report from Director and Deputy Chief Building Official

**Recommendations**

It is recommended that:

1. The request for variances be approved for the reasons outlined in this report.
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit.
3. The approval from MTO (Ministry of Transportation) be obtained.

**Summary**

The purpose of this report is to review and make recommendations on a request by Mr. Edward Yongberg, of International Neon, on behalf of the property owners, The Great Atlantic & Pacific, for an Approval of Variances from Chapter 215, Signs, of the former City of Etobicoke Municipal Code, to permit installation of one Illuminated Roof Sign, and one Incidental Sign along the front entrance to the “Metro Produce Distribution Centre” located at 25 Vickers Road.

**Financial Impact**

There are no financial implications resulting from the adoption of this report.

**Background Information**

April 16, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20702.pdf>

EY27.16	ACTION		Delegated	Ward: 5
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**Outdoor Café Encroachment Request - 1060-1064 The Queensway****Origin**

(April 27, 2009) Report from District Manager, Municipal Licensing and Standards

**Recommendations**

Municipal Licensing and Standards recommends that Etobicoke York Community Council approve this application on the following conditions:

1. The owner to enter into an Encroachment Agreement with the City of Toronto.
2. The City Solicitor to be authorized to prepare an Encroachment Agreement.
3. The owner to pay all fees associated with the preparation and execution of this

Agreement, and pay an annual fee to the City of Toronto for use of the road allowance in the amount of \$11.00 per square metre (subject to changes), plus GST.

4. The signed agreement to be returned to the City along with the required Certificate of Insurance, evidencing a third party bodily injury and property damage insurance in the amount of \$2,000,000.00 or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy.
5. The Certificate of Insurance shall be renewed and a copy thereof submitted to Municipal Licensing and Standards on an annual basis for the life of the encroachment.
6. The outdoor boulevard café only to be licensed for seasonal use, between the period of May 1st to October 31st and the patio furniture and fence to be removed from the municipal boulevard at the end of the season.
7. Subject to the approval of Transportation Services, the proposed 0.91 metres high steel patio fence shall be located not less than 0.50 metres from the northern edge of the existing concrete sidewalk, and not be permanently attached to the municipal boulevard.
8. The owner to obtain a construction/streets occupation permit and contact the utility suppliers prior to the commencement of any construction because of the proximity of the proposed patio to their respective services underground.
9. A clearance of 0.60 metres to the existing Bell Plant shall be maintained and only hand digging is allowed when crossing a Bell Plant.
10. The owner to operate the boulevard café in strict compliance with the requirements as stipulated under Toronto Municipal Code, Chapter 591, Noise, and the prohibition of live bands under Section 320-23G of the Etobicoke Zoning By-law, Chapter 320.
11. The outdoor boulevard café shall be closed at 11 p.m.
12. No smoking is permitted within the outdoor patio.
13. All existing outdoor furniture shall be removed before the boulevard café permit is obtained.
14. All existing illegal signs shall be removed.
15. The owner to maintain the boulevard café in good repair and comply at all times with the regulations set out in the former Municipality of Metropolitan Toronto By-law 41-93, as amended.

## **Summary**

This staff report is in response to an application by the Architect of Spin Imporium Inc.,



operating as Spin Dessert Café to lease 46.35 square metres of the municipal boulevard for the purpose of an Outdoor Boulevard Café at the front of 1060-1064 The Queensway.

### Financial Impact

There are no financial implications resulting from the adoption of this report.

### Background Information

April 27, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20772.pdf>

EY27.17	ACTION		Delegated	Ward: 12
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### Application for Encroachment Agreement - 47 Treelawn Parkway

#### Origin

(April 24, 2009) Report from District Manager, Municipal Licensing and Standards

#### Recommendations

Municipal Licensing and Standards recommend that Etobicoke York Community Council approve the application for the existing encroachments within the road allowance subject to the following conditions:

1. The City Solicitor be authorized to prepare an Encroachment Agreement for the existing and proposed encroachments.
2. The owner to enter into an Encroachment Agreement with the City of Toronto and pay all fees associated with the preparation of the Agreement. Should an annual fee be charged in future, the owner shall be responsible for payment of the fees.
3. The signed agreement to be returned to the City along with the required Certificate of Insurance, evidencing a third party bodily injury and property damage insurance in the amount of \$2,000,000.00 or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy.
4. In the event of the sale or transfer of the property abutting the encroachment, Legal Services be authorized to extend the Encroachment Agreement to the new owner, subject to the approval of the Executive Director of Municipal Licensing and Standards.
5. The Certificate of Insurance to be renewed on an annual basis for the life of the encroachment.
6. The owner to obtain all necessary construction/streets occupation permit(s) for any work done on the road allowance.

7. That the life of the agreement be limited to 10 years from the date of registration on title or the date of removal of the encroachment at which time, the City may consider the agreement for further extension, if requested by the applicant.

### Summary

This report is in regard to an application for an Encroachment Agreement to maintain stone masonry retaining walls complete with wrought iron railings and curb stones within the front yard street allowance of Treelawn Parkway, with a total area of approximately 38.15 square metres encroaching on the City road allowance.

### Financial Impact

There are no financial implications resulting from the adoption of this report.

### Background Information

April 24, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20760.pdf>

EY27.18	ACTION		Delegated	Ward: 13
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### Application for Encroachment Agreement - 861 Windermere Avenue

#### Origin

(April 28, 2009) Report from Manager, Municipal Licensing and Standards

#### Recommendations

Municipal Licensing and Standards recommend that the Etobicoke York Community Council approve the application, subject to the following conditions:

1. The owner to enter into an Encroachment Agreement with the City of Toronto.
2. The City Solicitor to be authorized to prepare an Encroachment Agreement for the proposed encroachments
3. The owner to pay the City of Toronto all fees associated with the preparation of this agreement, and, should there be a requirement for the City of Toronto to charge an annual fee for the use of the road allowance in future, be responsible for such payment.
4. The signed agreement to be returned to the City along with the required Certificate of Insurance, evidencing a third party bodily injury and property damage insurance in the amount of \$2,000,000.00 or such other coverage and greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy.

5. The said Certificate of Insurance to be renewed on an annual basis for the life of the encroachments.
6. The existing wood fence constructed over a retaining wall on the St. John's Road street allowance to be removed, or alternatively cut down to a combined height of no more than 1.0 metres measured from the travelled portion of the adjoining road to the top of the fence.
7. The owner to provide access to the Bell plant, as may become necessary, within the proximity of the fence and retaining wall and be responsible for all consequent costs and expenses.
8. The close board wood fence shall be altered and the garage constructed to the satisfaction of Transportation Services and Toronto Building Division respectively.
9. The area enclosed by the fence to be kept free of debris and litter, and the grass constantly cut and maintained, in line with the requirements of Chapter 489 of Toronto Municipal Code, Grass and Weeds.
10. The owner shall comply at all times with regulations set out in the former City of York Streets By-law 3343-79, as amended.

### Summary

To report on an application for Encroachment Agreement submitted by the owner to maintain an existing close board wood fence and a wrought iron fence, both constructed over a concrete retaining wall, and part of an existing garage, which are encroaching on the St. John's Road and Windermere Avenue street allowance by a total area of approximately 146 square metres.

### Financial Impact

There are no financial implications resulting from adoption of this report.

### Background Information

April 28, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20799.pdf>

EY27.19	ACTION		Delegated	Ward: 2
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### St. Phillips Road – Speed Limit Amendment

#### Origin

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Enacting a 40 km/h speed limit on St. Phillips Road between Dixon Road and a point 60.0 metres south of Riverview Heights.
2. That the existing “No Heavy Trucks, 7 p.m. to 7 a.m.” regulation be retained.

**Summary**

The purpose of this report is to obtain approval to reduce the speed limit on St. Phillips Road between Dixon Road and a point 60.0 metres south of Riverview Heights. As the 40 km/h Speed Limit Warrant requirements are achieved, a 40 km/h speed limit is recommended on St. Phillips Road between Dixon Road and a point 60.0 metres south of Riverview Heights.

Although residents also requested that heavy trucks be prohibited at all times on St. Phillips Road, we are recommending retaining the existing overnight prohibition (7:00 p.m. to 7:00 a.m.) and continuing to allow trucks during the day.

**Financial Impact**

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$600.00

**Background Information**

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20802.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20803.pdf>

EY27.20	ACTION		Delegated	Ward: 3
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**Old Burnhamthorpe Road – Speed Limit Amendment**

**Origin**

(April 15, 2009) Report from Director, Transportation Services - Etobicoke York District

**Recommendations**

Transportation Services recommends that Etobicoke York Community Council approve:

1. Enacting a 40 km/h speed limit on Old Burnhamthorpe Road between Burnhamthorpe Road (east intersection) and Burnhamthorpe Road (west intersection).

**Summary**

The purpose of this report is to obtain approval to reduce the speed limit on Old Burnhamthorpe Road between the east and west intersections of Burnhamthorpe Road.

As the 40 km/h Speed Limit Warrant requirements are achieved, a 40 km/h speed limit is recommended on Old Burnhamthorpe Road between Burnhamthorpe Road (east intersection) and Burnhamthorpe Road (west intersection).

### Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$800.00

### Background Information

April 15, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20806.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20807.pdf>)

EY27.21	ACTION		Delegated	Ward: 4
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### La Rose Avenue - Parking Regulation Amendment

#### Origin

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Enacting a “No Parking Anytime” prohibition on both sides of La Rose Avenue from Royal York Road to a point 100 metres further west.

#### Summary

The purpose of this report is to propose the introduction of a parking prohibition on both sides of a portion of La Rose Avenue, west of Royal York Road. This parking regulation will ensure good sightlines for motorists exiting from residential driveways as well as the two condominium driveways located on both sides of the road.

### Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$600.00

### Background Information

April 20, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20808.pdf>)

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20809.pdf>

EY27.22	ACTION		Delegated	Ward: 4
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### Tangamo Road and Breadner Drive – Stop Control

#### Origin

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Installing a stop control on Tangamo Road at Breadner Drive and on Tangamo Road at Moford Crescent.

#### Summary

The purpose of this report is to recommend the installation of a stop sign on Tangamo Road at Breadner Drive, and to also obtain approval, and include in the by-law the existing stop sign on Tangamo Road at Moford Crescent.

The intersection of Tangamo Road at Breadner Drive is currently uncontrolled and the installation of a stop control will define right-of-way, stop motorists in advance of the sidewalk at this location, while enhancing traffic management and safety.

#### Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$600.00

#### Background Information

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20810.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20811.pdf>

EY27.23	ACTION		Delegated	Ward: 11
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### Lippincott Street West and Weston Road - Parking Regulation

## Amendments

### Origin

(April 15, 2009) Report from Director, Transportation Services - Etobicoke York District

### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Rescinding the existing “One hour parking, 8:00 a.m. to 6:00 p.m., except Sundays and public holidays” prohibition on the north side of Lippincott Street West between Denison Road West and Weston Road.
2. Enacting a “One hour parking, 8:00 a.m. to 6:00 p.m., except Sundays and public holidays” prohibition on the north side of Lippincott Street West between Denison Road West and a point 44 metres west of Weston Road.
3. Enacting a No Parking Anytime regulation on the north side of Lippincott Street West between Weston Road and a point 44 metres further west.

### Summary

The purpose of this report is to amend the parking regulations on the north side of Lippincott Street West, from Weston Road to a point 44 metres further west, to prohibit parking anytime.

The proposed regulation is intended to discourage parking in close proximity to the Weston Road intersection.

### Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$1,000.00

### Background Information

April 15, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20813.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20814.pdf>

EY27.24	ACTION		Delegated	Ward: 13
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### Disabled Persons' Parking – EYD - May 2009

### Origin

(April 27, 2009) Report from Director, Transportation Services - Etobicoke York District

## Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. The installation of an on-street parking space for persons with disabilities at the location identified in the attached Appendix A.

## Summary

The purpose of this report is to obtain approval for the installation of an on-street parking space for persons with disabilities.

## Financial Impact

Type of funding	Source of funds	Amount
Available within current budget	Transportation Services Division Operating Budget	\$300.00

## Background Information

April 27, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20815.pdf>

EY27.25	ACTION		Delegated	Ward: 17
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## McRoberts Avenue and Corby Avenue - Parking Amendments to Facilitate Mechanical Street Sweeping

### Origin

(April 20, 2009) Report from Director, Transportation Services - Etobicoke York District

## Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Rescinding the existing “No Parking Anytime” regulation on the west side of McRoberts Avenue from Rogers Road to a point 201 metres north of Corby Avenue.
2. Enacting a “No Parking Anytime, except the 1st and 3rd Wednesday of each month, April 1st to November 30th, inclusive” regulation on the west side of McRoberts Avenue from Rogers Road to a point 201 metres north of Corby Avenue.
3. Enacting a “No Parking Anytime, 1st and 3rd Wednesday of each month, April 1st to November 30th, inclusive” regulation on the east side of McRoberts Avenue from Rogers Road to a point 201 metres north of Corby Avenue.
4. Rescinding the existing “No Parking Anytime” regulation on the south side of Corby



Avenue from Gilbert Avenue to McRoberts Avenue.

5. Enacting a “No Parking Anytime, except the 1st and 3rd Wednesday of each month, April 1st to November 30th, inclusive” regulation on the south side of Corby Avenue from Gilbert Avenue to McRoberts Avenue.
6. Enacting a “No Parking, 1st and 3rd Wednesday of each month, April 1st to November 30th, inclusive” regulation on the north side of Corby Avenue from Gilbert Avenue to McRoberts Avenue.

### Summary

The purpose of this report is to obtain approval to amend the existing parking regulations for McRoberts Avenue between Rogers Road and Summit Avenue and Corby Avenue between McRoberts Avenue and Gilbert Avenue, which will result in alternate side parking on the 1st and 3rd Wednesday of each month between April 1st and November 30th. These changes will enable regular cleaning for both sides of McRoberts Avenue and Corby Avenue by mechanical street sweepers.

### Financial Impact

Type of Funding	Source of Funds	Amount
Available within current budget	Transportation Services Operating Budget	\$2,000.00

### Background Information

April 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20822.pdf>

EY27.26	ACTION			Ward: 2
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### 50 Resources Road – Zoning Amendment and Subdivision Applications - Preliminary Report

#### Origin

(April 28, 2009) Report from Director, Community Planning, Etobicoke York District

#### Recommendations

The City Planning Division recommends that

1. Staff be directed to schedule a community consultation meeting together with the Ward Councillor.
2. Notice for the community consultation meeting be given to landowners and residents

within 120 metres of the site.

3. Notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

### Summary

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

This application is to amend the Class One Industrial (I.C1) zoning of the property to permit the development of a 16,165 square metre Lowe's large-format home improvement retail store (including an attached accessory garden centre of 2,945 square metres); a 4-storey business and professional office building having a gross floor area of 8,360 square metres; two service commercial buildings having a total gross floor area of 2,320 square metres; a 6-storey, 165-suite hotel having a gross floor area of 8,020 square metres; and, a residual vacant parcel of about 2.5 hectares to be reserved for unspecified future employment uses. A complementary application for draft plan of subdivision has also been submitted to provide for the individual parcelization of the site, including the creation of a new public street (cul-de-sac).

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

This application has been circulated for comments to relevant divisions and agencies. It is recommended that a community consultation meeting be scheduled by staff, in consultation with the Ward Councillor. A Final Report and a Public Meeting under the Planning Act, to consider the application, is targeted for the third quarter of 2009, provided all required information is submitted in a timely manner.

### Financial Impact

The recommendations in this report have no financial impact.

### Background Information

April 28, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20824.pdf>

EY27.27	ACTION			Ward: 12
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### 3500 Eglinton Avenue West and 55 Ray Avenue – Zoning Amendment - Preliminary Report

#### Origin

(April 28, 2009) Report from Director, Community Planning, Etobicoke York District

#### Recommendations

The City Planning Division recommends that:

1. Staff be directed to schedule a community consultation meeting in consultation with the Ward Councillor.
2. Notice for the community consultation meeting be given to landowners and residents within 120 metres of the site.
3. Notice for the public meeting under the Planning Act be given according to the regulations under the Planning Act.
4. The Terms of Reference shown on Attachment 6 to this report be adopted and form the framework for the working group's review of the rezoning application at 3500 Eglinton Avenue West and 55 Ray Avenue.

### 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 a mix of office, retail and service commercial uses at 3500 Eglinton Avenue West and 55 Ray Avenue.

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

It is recommended that a community meeting be scheduled by staff, in consultation with the Ward Councillor. The completion of a further staff report and statutory public meeting under the Planning Act is targeted for the fourth quarter of 2009. This target assumes that the applicant will provide all required information in a timely manner.

### Financial Impact

The recommendations in this report have no financial impact.

### Background Information

April 28, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20825.pdf>

EY27.28	ACTION			Ward: 13
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### 2490 and 2500 Bloor Street West (including 2464 and 2474) - Zoning Amendment - Preliminary Report

### Origin

(April 28, 2009) Report from Director, Community Planning, Etobicoke York District

## Recommendations

The City Planning Division recommends that:

1. Staff be directed to schedule a community consultation meeting and a subsequent design charette together with the Ward Councillor.
2. Notice for the community consultation and design charette be given to landowners and residents within 120 metres of the site, and participants in the previous consultation undertaken by the applicant.
3. Notice for the public meeting under the Planning Act be given according to the regulations under the Planning Act.

## Summary

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

This application proposes the construction of two residential condominium buildings, one at 2500 Bloor Street West (Building A) and one at 2490 Bloor Street West (Building B), that building to include retail uses. The properties are separated by Old Mill Drive.

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

Staff recommend that a community consultation meeting followed by a design charette be held. The target date for the Public Meeting for this application will be in the fourth quarter of this year. That assumes that the applicant will provide all required information in a timely manner.

## Financial Impact

The recommendations in this report have no financial impact.

## Background Information

April 28, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20826.pdf>

EY27.29	ACTION	7:00 PM		Ward: 2
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## 60 and 70 Esther Lorrie Drive – Zoning By-law Amendment Application – Final Report

*Statutory - Planning Act, RSO 1990*

## Origin

(April 28, 2009) Report from Director, Community Planning, Etobicoke York District

## Recommendations

The City Planning Division recommends that:

1. City Council amend the Zoning By-law for the property at 60-70 Esther Lorrie Drive substantially in accordance with the draft Zoning By-law Amendment described in this report.
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, require the applicant/owner to:
  - a. Provide a detailed engineering drawing sealed and signed by a Professional Engineer, on City Title Block at a scale of 1:200 and a detailed cost estimate for a 15 metre eastbound auxiliary left turn storage lane with a 15 metre taper at the west approach to the Esther Lorrie Drive/Kipling Avenue intersection; and
  - b. Enter into a Section 37 Agreement of the Planning Act to secure community benefits outlined in Attachment 6.

## 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 additional 13-storey, 251-unit condominium apartment building adjacent to Kipling Avenue at Esther Lorrie Drive. The two existing 7-storey, 194-unit, rental apartment buildings, municipally known as 60 and 70 Esther Lorrie Drive, will be upgraded. Following construction, the site would contain a total of 445 units.

The project implements Official Plan policies which permit compatible infill development on Apartment Neighbourhood sites in a manner consistent with development criteria set out in the Plan taking into consideration the site's local context.

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

## Financial Impact

The recommendations in this report have no financial impact.

## Background Information

April 28, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20828.pdf>

Notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20742.pdf>

**Communications**

(April 26, 2009) e-mail from Jean Van Loon (EY.Main.EY27.29.1)

(April 23, 2009) letter from Walter Vilic and Family (EY.Main.EY27.29.2)

(April 30, 2009) e-mail from Jean P. Carberry (EY.Main.EY27.29.3)

EY27.30	ACTION		Delegated	Ward: 5
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### **Approval of Temporary Signage Permit for Annual Rotary 2009 Canada Day Ribfest Community Event**

**Origin**

(May 14, 2009) Member Motion from Councillor Peter Milczyn

**Recommendations**

1. That Etobicoke York Community Council approve a special permit to the Rotary Club for their 2009 Canada Day event, and allow the placement of signage, providing that they are removed within 12 hours of the event's closure; and that the Rotary Club submit a list of signage locations and it be reviewed in advance with Staff, to ensure that any sightline issues are resolved.

**Summary**

The Rotary Club of Etobicoke has held their annual Ribfest event for the past nine years and direct 100% of the proceeds to local charities. It is one of the largest Canada Day celebrations and is host to over 150,000 during the four day event.

**Background Information**

Motion

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-20868.pdf>

EY27.Bills	ACTION		Delegated	
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**General Bills****Confirmatory Bills**