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## **Etobicoke York Community Council**

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|---------------------|---|----------------|---------------------------------------|
| <b>Meeting No.</b>  | 31                                      | <b>Contact</b> | Glenda Jagai, Committee Administrator |
| <b>Meeting Date</b> | Tuesday, November 10, 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. – EY31.1  
 10:30 a.m. – EY31.4 , EY31.5, , EY31. 6, EY31.7, EY31.8, EY31.9, EY31.10, EY31.11, EY31.12  
 1:30 p.m. – EY31.21, EY31.22  
 6:30 p.m. – EY31.13  
 7:30 p.m. – EY31.14, EY31.15, EY31.16

**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 – October 13, 2009**

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

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|--------|--------|----------|--|---------|
| EY31.1 | ACTION | 10:00 AM |  | Ward: 7 |
|--------|--------|----------|--|---------|

**115 Torbarrie Road – Zoning By-law Amendment – Technical Amendment – Final Report**

*Statutory - Planning Act, RSO 1990*

**Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District

**Recommendations**

The City Planning Division recommends that:

1. City Council amend Zoning By-law 7625 substantially in accordance with the draft Zoning By-law Amendment attached 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.

**Summary**

This report proposes to make technical zoning by-law amendments to schedules of By-law 7625 of the former City of North York for the lands formerly known as 115 Torbarrie Road, the location of the former Workers' Safety Insurance Board (WSIB) rehabilitation centre, to reflect the plan of subdivision registered in the Land Titles Division of the Toronto Registry Office.

**Financial Impact**

The recommendations in this report have no financial impact.

**Background Information**

October 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24546.pdf>

notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24547.pdf>

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|--------|--------|--|--|---------|
| EY31.2 | ACTION |  |  | Ward: 7 |
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### **115 Torbarrie Road (Plan 66M-2436 – Lot 1 to Lot 51) Part Lot Control Exemption Application – Final Report**

**Origin**

(October 21, 2009) Report from Director, Community Planning, Etobicoke York District

**Recommendations**

The City Planning Division recommends that:

1. City Council direct that a Part Lot Control Exemption By-law with respect to the subject lands be prepared to the satisfaction of the City Solicitor, and that such By-law shall expire one year after it has been enacted.
2. City Council authorize the City Solicitor to introduce the necessary Bill provided that all tax arrears and current taxes owing be paid in full.
3. City Council authorize and direct the appropriate City Officials to register the Part Lot Control Exemption By-law on title.

**Summary**

This report reviews and recommends approval of an application by Ringley Construction Limited for Part Lot Control Exemption for 24 pairs of semi-detached dwellings (48 units) within the development on lands formerly known as 115 Torbarrie Road (the former Workplace Safety and Insurance Board (WSIB) site) (Lots 1, 7, 10, 12 to 25, 28, 30, 32, 35, 36, 38 and 42, inclusive).

**Financial Impact**

The recommendations in this report have no financial impact.

**Background Information**

October 21, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24538.pdf>

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|--------|--------|--|--|---------|
| EY31.3 | ACTION |  |  | Ward: 7 |
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## **115 Torbarrie Road (Plan 66M-2436 – Block 151) – Part Lot Control Exemption Application – Final Report**

### **Origin**

(October 21, 2009) Report from Director, Community Planning, Etobicoke York District

### **Recommendations**

The City Planning Division recommends that:

1. City Council direct that a Part Lot Control Exemption By-law with respect to the subject lands be prepared to the satisfaction of the City Solicitor, and that such By-law shall expire one year after it has been enacted.
2. City Council authorize the City Solicitor to introduce the necessary Bill provided that all tax arrears and current taxes owing be paid in full.
3. City Council authorize and direct the appropriate City Officials to register the Part Lot Control Exemption By-law on title.

### **Summary**

This report reviews and recommends approval of an application by Ringley Construction Limited for Part Lot Control Exemption on Block 151 which is being developed with townhouse dwellings (26 units) on lands formerly known as 115 Torbarrie Road, the former Workplace Safety and Insurance Board site (WSIB) (Block 151, Registered Plan M-2436 - Parts 22, 23, 52, 53, 57, 58, 61-64, 66, 90-92, 114-116, 118, 119, 122-128 inclusive on Plan 66R-23289).

### **Financial Impact**

The recommendations in this report have no financial impact.

### **Background Information**

October 21, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24539.pdf>

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|--------|--------|----------|--|---------|
| EY31.4 | ACTION | 10:30 AM |  | Ward: 6 |
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## **2143 and 2147 Lake Shore Boulevard West – Official Plan and Zoning Amendment Applications, and Lifting of the Holding Provisions - Final Report**

*Statutory - Planning Act, RSO 1990*

**Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District

**Recommendations**

The City Planning Division recommends that:

1. City Council amend the Official Plan substantially in accordance with the draft Official Plan Amendment attached as Attachment 6.
2. City Council amend Zoning By-law 1994-197 substantially in accordance with the draft Zoning By-law Amendment as described in this report.
3. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendment and draft Zoning By-law Amendment as may be required.
4. Before introducing the necessary Bills for enactment, City Council require the owner to enter into a Section 37 Agreement to secure community benefits as outlined in this report.
5. Before introducing the necessary Bills for enactment, require the City Solicitor to confirm receipt of the Letter to Withdraw from the applicant related to the outstanding appeal matter as outlined in this report.
6. The Land Owners Precinct Plan be finalized to the satisfaction of the City Solicitor and City Planning, in consultation with Technical and Transportation Services, prior to the lifting of the Holding Symbol.

**Summary**

This application seeks amendments to the Official Plan, Zoning By-law, and the lifting of the Holding By-law that applies to the site. The proposal is for a residential/commercial development containing a 5-storey commercial building fronting onto Lake Shore Boulevard West, a 16-storey mixed commercial residential building adjacent to Marine Parade Drive, a 50-storey residential building within the centre of the site, and on-site public parking.

**Financial Impact**

The recommendations in this report have no financial impact.

**Background Information**

October 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24568.pdf>

notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24569.pdf>

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| EY31.5 | ACTION | 10:30 AM |  | Ward: 6 |
|--------|--------|----------|--|---------|

## **20 and 22 Marina Avenue and 3563 Lake Shore Boulevard West – Official Plan and Zoning Amendment and Site Plan Applications – Final Report**

*Statutory - Planning Act, RSO 1990*

### **Origin**

(October 22, 2009) Report from Director, Community Planning, Etobicoke York District

### **Recommendations**

The City Planning Division recommends that:

1. City Council amend the Official Plan substantially in accordance with the draft Official Plan Amendment attached as Attachment 9.
2. City Council amend the former City of Etobicoke Zoning Code substantially in accordance with the draft Zoning By-law Amendment attached as Attachment 10.
3. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendment (and/or) draft Zoning By-law Amendment as may be required.
4. The applicant provide staff with revisions and/or additional material required, as set out in this report, prior to the introduction of the Bills in Council.
5. Before lifting the “H” holding zoning provision in the By-law, the applicant shall satisfy all municipal service upgrade requirements including watermain upgrades and storm sewer relocation to the satisfaction of the Executive Director of Technical Services.

### **Summary**

This application proposes the construction of two, three-storey multiple unit residential buildings, each containing five dwelling units at 20 and 22 Marina Avenue and 3563 Lake Shore Boulevard West. A surface parking lot containing approximately 26 parking spaces is also proposed at the rear of the site.

### **Financial Impact**

The recommendations in this report have no financial impact.

### **Background Information**

October 22, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24521.pdf>

notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24522.pdf>

**(Deferred from March 26, 2009 - EY25.11)**

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|---------------|--------|----------|--|---------|
| <b>EY31.6</b> | ACTION | 10:30 AM |  | Ward: 5 |
|---------------|--------|----------|--|---------|

**4187 Dundas Street West and 567, 569 and 571 Prince Edward Drive – Private Tree Removal****Origin**

(March 4, 2009) Report from Director, Urban Forestry, Parks, Forestry and Recreation

**Recommendations**

The General Manager of Parks, Forestry and Recreation recommends that Council:

1. Confirm the decision of the General Manager of Parks, Forestry and Recreation to deny the request for a permit to remove two (2) privately-owned trees at 4187 Dundas Street West and 567, 569 and 571 Prince Edward Drive.

**Summary**

This report requests that Council confirm the decision of the General Manager of Parks, Forestry and Recreation to deny the request for a permit to remove two (2) privately-owned trees at 4187 Dundas Street West and 567, 569 and 571 Prince Edward Drive (the “Site”).

The applicant originally applied for permits to remove 9 trees, but subsequently requested the deletion of two trees located on the abutting property. By letter dated November 20, 2008, the General Manager advised that of the remaining 7 trees, 5 could be removed subject to conditions but the General Manager refused to issue a permit to destroy Tree Nos. 4192 and 4193, being a red oak and a horse-chestnut, as: inspection of the trees by staff revealed that both are in good condition and, for the reasons set out below, the General Manager cannot support the removal of these trees.

The applicant has appealed this decision to refuse to issue permits to destroy these two trees to Etobicoke York Community Council.

The applicant had requested the removal of all 9 trees (including the 2 on the abutting property) to permit the construction of a proposed residential building that was the subject of a zoning and site plan appeal to the Ontario Municipal Board (the “OMB”). The OMB has issued a decision allowing the proposed building; and, in appealing the General Managers refusal, the owner stated that:

the above noted decision . . . contradicts decision PL070056 of the Ontario Municipal Board. The decision of the General Manager would not permit the construction of the 7 storey condominium development on site as approved by the Ontario Municipal Board. I believe that the decision of the General Manager cannot ignore and also contradict the decision of the Board ....

However, City legal counsel, who appeared before the OMB, has advised that he had specifically raised the issue of trees with the OMB member during the hearing, noting that the owner's witnesses had not identified any trees that may need to be removed and that the owner was not seeking permission from the OMB to remove any trees. City legal counsel had, therefore, specifically asked the presiding OMB member to note that its decision would not prejudice any later decision that may have to be made by the City in the event the owner applied to the City for a permit to remove trees. The presiding Board member agreed with City legal counsel on that point. The decision of the General Manager therefore neither ignores, nor contradicts the Board's decision.

### **Financial Impact**

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

### **Background Information**

March 4, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24517.pdf>)

EY25.11 Extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24518.pdf>)

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|--------|--------|----------|-----------|---------|
| EY31.7 | ACTION | 10:30 AM | Delegated | Ward: 2 |
|--------|--------|----------|-----------|---------|

### **Fence Exemption Request for 3 Kinloss Road**

#### **Origin**

(October 16, 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 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 board on board fencing 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**

October 16, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24540.pdf>)



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| EY31.8 | ACTION | 10:30 AM | Delegated | Ward: 3 |
|--------|--------|----------|-----------|---------|

### **Application for Fence Exemption - 40 Old Burnhamthorpe Road**

#### **Origin**

(October 15, 2009) Report from Manager, Municipal Licensing and Standards

#### **Recommendations**

Municipal Licensing and Standards recommend that:

1. Etobicoke York Community Council refuse the application, as the proposed fence does not comply with the provisions of Toronto Municipal Code Chapter 447, Fences.

#### **Summary**

This staff report is in response to an application for a Fence Exemption to erect a 2.1 metres high chain link fence and gates, equipped with 3 strands of barbed wires on top, mounted on metal brackets inclined outwards at a 60 degrees angle from horizontal, along the north, east and west side of the property municipally known as 40 Old Burnhamthorpe Road.

#### **Financial Impact**

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

#### **Background Information**

October 15, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24508.pdf>)

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|--------|--------|----------|-----------|---------|
| EY31.9 | ACTION | 10:30 AM | Delegated | Ward: 7 |
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### **Fence Exemption Request for 57 Laura Road**

#### **Origin**

(October 20, 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 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 board on board fencing 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

October 20, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24490.pdf>)

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|---------|--------|----------|-----------|----------|
| EY31.10 | ACTION | 10:30 AM | Delegated | Ward: 13 |
|---------|--------|----------|-----------|----------|

### 184 Oakmount Road - Front Yard Parking

#### Origin

(October 1, 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 184 Oakmount Road. This application is an appeal and is scheduled as a deputation item.

The owners of 184 Oakmount Road 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 a street that currently has on-street parking permits and is less than 90% subscribed.

#### Financial Impact

There are no financial implications resulting from adopting this report.

#### Background Information

October 1, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24662.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24663.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24664.pdf>)

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| EY31.11 | ACTION | 10:30 AM | Delegated | Ward: 17 |
|---------|--------|----------|-----------|----------|

## 21 Ennerdale Road - Front Yard Parking

### Origin

(October 19, 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 21 Ennerdale Road. This application is an appeal and is scheduled as a deputation item.

### Financial Impact

There are no financial implications resulting from adopting this report.

### Background Information

October 19, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24667.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24668.pdf>)

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| EY31.12 | ACTION | 10:30 AM | Delegated | Ward: 17 |
|---------|--------|----------|-----------|----------|

## 71 McFarland Avenue - Front Yard Parking

### Origin

(October 19, 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 71 McFarland Avenue. This application is an appeal and is scheduled as a deputation item.

### Financial Impact

There are no financial implications resulting from adopting this report.

### Background Information

October 19, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24669.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24670.pdf>)

**(Deferred from February 9, 2009 - EY24.16)**

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|---------|--------|---------|--|---------|
| EY31.13 | ACTION | 6:30 PM |  | Ward: 5 |
|---------|--------|---------|--|---------|

### **2800 Bloor Street West - Official Plan and Zoning By-law Amendments and Rental Housing Demolition and Conversion Application - Supplementary Report**

*Statutory - Planning Act, RSO 1990*

#### **Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District

#### **Recommendations**

The City Planning Division recommends that:

1. City Council refuse the Official Plan and rezoning applications as the revised development proposal does not conform to the Official Plan.
2. City Council refuse the application to demolish the rental housing units under Municipal Code Chapter 667 as the proposal does not conform to the Official Plan.

#### **Summary**

This report provides supplementary information on the revised development proposal submitted by the applicant in May 2009, as directed by Etobicoke York Community Council on February 9, 2009 and May 14, 2009.

Staff has reviewed the revised applications and find that the built form of the proposal now generally conforms with the applicable Official Plan policies for Apartment Neighbourhoods, Built Form and Healthy Neighbourhoods. However, staff continue to have concerns with the applicant's rental replacement proposal and continue to recommend refusal as it does not conform with the Official Plan Housing policies.

#### **Financial Impact**

The recommendations in this report have no financial impact.

## Background Information

October 23, 2009 Supplementary report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24560.pdf>)

Notice of Public Hearing

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24561.pdf>)

Rental Housing notice

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24562.pdf>)

January 22, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24566.pdf>)

January 22, 2009 demolition by-law

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24567.pdf>)

EY24.16 Extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24764.pdf>)

Councillor Milczyn Motion

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24765.pdf>)

EY27.35 extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24564.pdf>)

August 20, 2009 status report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24766.pdf>)

EY29.40 extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24767.pdf>)

## Communications

(October 24, 2009) E-mail from Fraser McCarthy (EY.Main.EY31.13.4)

## 13a 2800 Bloor Street West – Zoning By-law Amendment and Rental Housing Demolition and Conversion Applications – Refusal Report

*Statutory - City of Toronto Act, 2006*

### Origin

(January 22, 2009) Report from Director, Community Planning, Etobicoke York District

### Recommendations

The City Planning Division recommends that:

1. City Council refuse the rezoning application as the proposal in its current form does not conform to the Official Plan.
2. City Council refuse at this time the application to demolish the rental housing units under Municipal Code Chapter 667 as the proposal does not conform to the Official Plan.

### Summary

The application was made on July 24, 2007, and is subject to the new provisions of the Planning Act and the City of Toronto Act, 2006.

This report reviews and recommends refusal of a rezoning application in its current form to permit a building that will be primarily used as a retirement residence for seniors. The proposed building will contain a total of ninety-two rooms to be rented to senior citizens. In addition, 10 rental units targeted for seniors are proposed in the new building to replace the 10 rental units to be demolished in the existing building on the site at 2800 Bloor Street West. This report also reviews and recommends refusal of the Rental Housing Demolition and Conversion application associated with the rezoning application.

The proposal in its current form does not promote a harmonious fit with the existing neighbourhood context and is not consistent with the relevant Official Plan Policies. The Rental Housing Demolition and Conversion application also does not conform to the relevant Official Plan policies.

### **Financial Impact**

The recommendations in this report have no financial impact.

### **Background Information**

January 22, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24755.pdf>)

by-law

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24768.pdf>)

EY24.16 extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24769.pdf>)

### **Communications**

(February 1, 2009) E-mail from Tenants of 2800 Bloor Street West (EY.Main.EY24.16.1)

(February 6, 2009) E-mail from Olga Kolton (EY.Main.EY24.16.2)

(February 7, 2009) E-mail from Sam Maimone (EY.Main.EY24.16.3)

## **13b 2800 Bloor Street West – Official Plan and Zoning By-law Amendments and Rental Housing Demolition and Conversion Application – Status Report**

### **Origin**

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

### **Summary**

This report provides a status of the development applications submitted for 2800 Bloor Street West and advises that staff will prepare a detailed report on the revised proposal for the October 13, 2009 Etobicoke York Community Council meeting.

### **Background Information**

August 20, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24757.pdf>)

EY29.40 extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24774.pdf>)

## **13c 2800 Bloor Street West – Zoning Amendment and Rental Housing Demolition and Conversion Application**

### **Origin**

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

### **Recommendations**

1. That the Director, Community Planning, Etobicoke York District review the revised application as received on May 4, 2009; host a community meeting to present the revised plans; and Report back to the September meeting of Etobicoke York Community Council as referenced in recommendation #3 on February 9, 2009.
2. Further to recommendation 2.f on February 9th, Staff be requested to consider the alternative as proposed in the revised submission for 3 rental housing replacement units.

### **Summary**

Further direction to Item EY24.16 regarding 2800 Bloor Street West – Zoning By-law Amendment and Rental Housing Demolition and Conversion Applications – Refusal Report.

### **Background Information**

EY24.16

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24943.pdf>)

Motion

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24944.pdf>)

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| <b>EY31.14</b> | <b>ACTION</b> | <b>7:30 PM</b> |  | <b>Ward: 1</b> |
|----------------|---------------|----------------|--|----------------|

## **6 and 8 Barkwin Drive (Formerly 14 Barkwin Drive) – Zoning Amendment – Final Report**

*Statutory - Planning Act, RSO 1990*

### **Origin**

(October 22, 2009) Report from Director, Community Planning, Etobicoke York District

### **Recommendations**

The City Planning Division recommends that:

1. City Council amend the former City of Etobicoke Zoning Code, as amended, substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 4.
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. Require the issuance of the Notice of Approval Conditions from City Planning, before introducing the necessary Bills to City Council for enactment.

### Summary

This application proposes the development of a 23-space commercial parking lot to be operated by the Toronto Parking Authority (TPA).

### Financial Impact

The recommendations in this report have no financial impact.

### Background Information

October 22, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24495.pdf>

Notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24496.pdf>

**(Deferred from September 15, 2009 - EY29.41) (Continuation of Public Meeting  
from September 15, 2009 - EY29.41)**

|         |        |  |  |         |
|---------|--------|--|--|---------|
| EY31.15 | ACTION |  |  | Ward: 2 |
|---------|--------|--|--|---------|

### **720 Humberwood Boulevard - Zoning By-law Amendment and Draft Plan of Subdivision Applications – Final Report**

*Statutory - Planning Act, RSO 1990*

### Origin

(August 27, 2009) Report from Director, Community Planning, Etobicoke York District

### Recommendations

The City Planning Division recommends that:

1. City Council amend Zoning By-law 1989-78 substantially in accordance with the draft Zoning By-law Amendment provided under separate cover.
2. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment and Draft Plan of Subdivision as may be required.



3. Before introducing the necessary Bills to City Council for enactment, require the applicant/owner to:
  - a. enter into a legal agreement under Section 37 of the Planning Act to secure the community benefits discussed in this report, and
  - b. obtain notice of approval conditions for site plan approval and enter into a Site Plan Agreement.
  
4. That in accordance with the delegated approval under By-law 229-2000, City Council be advised that the Chief Planner may approve the Draft Plan of Subdivision as generally illustrated on Attachment. 4, subject to:
  - a. the conditions as provided under separate cover must be fulfilled prior to the release of the plan of subdivision for registration;
  - b. any such revisions to the proposed subdivision 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; and
  - c. the approval of the Draft Plan of Subdivision not be issued until the Zoning By-law is in full force and effect.

## Summary

The applications propose 82 freehold townhouse units at 720 Humberwood Boulevard.

The proposal implements the Apartment Neighbourhood objectives of the Official Plan and is consistent with the Provincial Policy Statement and the Growth Plan for the Greater Golden Horseshoe requirements for the accommodation of residential growth.

## Financial Impact

The recommendations in this report have no financial impact.

## Background Information

August 27, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24416.pdf>

Attachment 6

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24413.pdf>

Attachment 7

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24414.pdf>

Notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24415.pdf>

EY29.41 Extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24436.pdf>

## Communications

(August 26, 2009) Letter from Elisabeth Gladkowski (EY.Main.EY29.41.1)

- (August 31, 2009) Fax from Ann Costa (EY.Main.EY29.41.2)  
 (September 6, 2009) E-mail from Dil Alvi (EY.Main.EY29.41.3)  
 (September 8, 2009) E-mail from Raj Sharma (EY.Main.EY29.41.4)  
 (September 15, 2009) E-mail from Wayne Weir (EY.Supp.EY29.41.5)  
 (October 20, 2009) E-mail from Stephen F. Waque (EY.Main.EY31.15.6)

## **15a 720 Humberwood Boulevard - Zoning By-law Amendment and Draft Plan of Subdivision Applications – Supplementary Report**

### **Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District

### **Summary**

This report provides additional background information related to the previous subdivision approvals related to this property.

### **Financial Impact**

There are no financial implications.

### **Background Information**

October 23, 2009 Supplementary report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24553.pdf>

August 27, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24554.pdf>

|         |        |         |  |          |
|---------|--------|---------|--|----------|
| EY31.16 | ACTION | 7:30 PM |  | Ward: 11 |
|---------|--------|---------|--|----------|

## **30 Weston Road and Part of 33 Gunns Road – Rezoning and Site Plan Applications – Final Report**

*Statutory - Planning Act, RSO 1990*

### **Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District

### **Recommendations**

The City Planning Division recommends that:

1. City Council amend Zoning By-law 438-86 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, require the owner to enter a Section 37 agreement to secure the local park improvements in the amount of \$350,000, additional park land and public art.

### Summary

This application proposes a 51,544 square metre commercial development, which includes a large retail store and a combination of small and mid-size retail, office uses and service shops at 30 Weston Road and part of 33 Gunns Road.

### Financial Impact

The recommendations in this report have no financial impact.

### Background Information

October 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24576.pdf>

Notice

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24575.pdf>

|         |        |  |  |         |
|---------|--------|--|--|---------|
| EY31.17 | ACTION |  |  | Ward: 7 |
|---------|--------|--|--|---------|

### **2277-2295 Sheppard Avenue West and 100 Mainshep Road - Zoning By-law Amendment and Site Plan Applications - Preliminary Report**

### Origin

(October 22, 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 proposes a retail shopping mall containing a grocery store on the northwest corner of the development site at 2277-2295 Sheppard Avenue West and 100 Mainshep Road.

## Financial Impact

The recommendations in this report have no financial impact.

## Background Information

October 22, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24502.pdf>)

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.18 | ACTION |  |  | Ward: 11 |
|---------|--------|--|--|----------|

## 370 Weston Road – Site Plan Control Application – Request for Direction Report

### Origin

(October 22, 2009) Report from Director, Community Planning, Etobicoke York

### Recommendations

The City Planning Division recommends that:

1. Given City Council's August 5 and 6, 2009 direction to authorize the City Solicitor to attend the OMB hearing with an outside planning consultant, in opposition to the appeal of the minor variance application (A185/09EYK), City Council also authorize the City Solicitor to attend the OMB hearing in opposition to the Site Plan Control application, as the appeals have been consolidated into one hearing.
2. City Council, in the event that the Ontario Municipal Board is inclined to grant the variances and approve the Site Plan application, authorize the City Solicitor to request the Ontario Municipal Board to:
  - i) impose the conditions set out in Attachment 4 to this report for the development of a five-bay coin operated car wash facility; and
  - ii) withhold its order granting Site Plan Approval of the plans and drawings listed in Attachment 4 until the Chief Planner or his designate notifies the Ontario Municipal Board that the site plan conditions imposed by the Board have been satisfied and such notice shall be given to the Board forthwith.

### Summary

An application for Site Plan Control was made on July 14, 2005, to obtain approval for a six-bay coin-operated car wash facility on the property municipally known as 370 Weston Road. Following a review of the proposal, and the extent of the associated zoning by-law variances that were required, staff had requested the applicant to reduce the number of bays. A revised proposal was ultimately submitted in mid-July 2008 to provide for a five-bay car wash facility.

### Financial Impact

The recommendations in this report have no financial impact.

### Background Information

October 22, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24509.pdf>)

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.19 | ACTION |  |  | Ward: 12 |
|---------|--------|--|--|----------|

### 15 Harding Avenue (Part of Lots 23, 25 and 27 Registered Plan 1644) – Part Lot Control Application – Final Report

#### Origin

(October 22, 2009) Report from Director, Community Planning, Etobicoke York District

#### Recommendations

The City Planning Division recommends that:

1. City Council direct that a Part Lot Control Exemption By-law with respect to the subject lands be prepared to the satisfaction of the City Solicitor, and that such By-law shall expire one year after it has been enacted.
2. City Council authorize the City Solicitor to introduce the necessary Bill provided that:
  - a. all tax arrears and current taxes owing be paid in full, and
  - b. the owner of the subject lands has registered, satisfactory to the City Solicitor, a Section 118 restriction under the Land Titles Act agreeing not to transfer or charge any part of the lands without the prior written consent of the Chief Planner or his delegate.
3. City Council authorize the City Solicitor to take the necessary steps to release the Section 118 restriction at such time as the Site Plan Agreement has been executed.
4. City Council authorize and direct the appropriate City Officials to register the By-law on title.

#### Summary

This report reviews and recommends approval of an application by 1555 Jane Street Limited to lift Part Lot Control from the property municipally known as 15 Harding Avenue identified as Part of Lots 23, 25 and 27 on Registered Plan 1644.

#### Financial Impact

The recommendations in this report have no financial impact.

**Background Information**

October 22, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24515.pdf>

|         |             |  |  |         |
|---------|-------------|--|--|---------|
| EY31.20 | Information |  |  | Ward: 5 |
|---------|-------------|--|--|---------|

**Driveway Widths and On-Street Parking Issues on Dalesford Road, Gala Lane and Mendota Road at Berkley Developments Townhouse Site****Origin**

(October 23, 2009) Report from Director, Community Planning, Etobicoke York District  
 Director, Transportation Services, Etobicoke York District

**Summary**

This report addresses a request made by the Etobicoke York Community Council at its meeting of October 13, 2009 for the Directors of Community Planning and Transportation Services, Etobicoke York District to report to the November 10, 2009 Etobicoke York Community Council meeting on matters of driveway widths for townhouse units with double garages and on-street parking issues on Mendota Road, Gala Lane and Dalesford Road as they relate to the subject site.

**Financial Impact**

There are no financial implications.

**Background Information**

October 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24550.pdf>

EY30.30 Extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24551.pdf>

|         |        |         |           |         |
|---------|--------|---------|-----------|---------|
| EY31.21 | ACTION | 1:30 PM | Delegated | Ward: 5 |
|---------|--------|---------|-----------|---------|

**Sign Variance Report - 5322 Dundas Street West****Origin**

(October 20, 2009) Report from Director and Deputy Chief Building Official

**Recommendations**

It is recommended that:

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

## Summary

Toronto Building received a request for approval of variance from Chapter 215, Signs, of the former City of Etobicoke Municipal Code from Isabella Cerelli with Pride Signs Ltd., for the owners of Obelysk Inc., attention Kevin Salsberg, to install one First Party Illuminated Ground Sign for "Royal Bank of Canada" at 5322 Dundas Street West.

## Financial Impact

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

## Background Information

October 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24600.pdf>

**(Deferred from October 13, 2009 - EY30.4) (Deferred from September 15, 2009 - EY29.13) (Deferred from June 9, 2009 - EY28.19) (Deferred from May 14, 2009 - EY27.34 for Public Presentation and Debate)**

|         |        |         |           |   |
|---------|--------|---------|-----------|---|
| EY31.22 | ACTION | 1:30 PM | Delegated | Ward: 1, 2, 3, 4, 5, 6, 7, 11, 12, 13, 17 |
|---------|--------|---------|-----------|---|

## Activities at Certain Business Establishments in the Etobicoke York District

### Origin

(May 11, 2009) Report from District Manager, Municipal Licensing & Standards

### Summary

The Etobicoke York Community Council at its meeting held March 26, 2009 requested the Director, Municipal Licensing and standards and Toronto Police Service, to report to its meeting on April 21, 2009, on the number of illicit activities that have been reported within the last two (2) years.

### Background Information

May 11, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24418.pdf>

EY27.34 extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24419.pdf>

EY28.19 Extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24417.pdf>

EY29.13 Extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24420.pdf>

EY30.4 Extract

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24435.pdf>

## Communications

(June 3, 2009) E-mail from Theresa R. Simone (EY.Main.EY29.13.1)  
 (September 10, 2009) E-mail from Nick Singh, Swansea Area Ratepayers' Association (EY.Main.EY29.13.2)  
 (October 13, 2009) Submission from Emery Village BIA (Confidential Petition and Statistics) (EY.Supp)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.23 | ACTION |  | Delegated | Ward: 2 |
|---------|--------|--|-----------|---------|

### **Kearney Drive, Rosefair Crescent and Mancroft Crescent - Speed Limit Amendment**

#### **Origin**

(October 6, 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 Kearney Drive, Rosefair Crescent and Mancroft Crescent.

#### **Summary**

The purpose of this report is to obtain approval to reduce the speed limit on Kearney Drive, Rosefair Crescent and Mancroft Crescent.

#### **Financial Impact**

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

#### **Background Information**

October 6, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24437.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24438.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.24 | ACTION |  | Delegated | Ward: 2 |
|---------|--------|--|-----------|---------|

### **Burrard Road and Caulfield Road – All-Way Stop Control**

#### **Origin**



(October 16, 2009) Report from Director, Transportation Services - Etobicoke York District

### Recommendations

Transportation Services recommends that:

1. An all-way stop control not be installed at the intersection of Burrard Road and Caulfield Road as the warrant requirements are not achieved.

### Summary

The purpose of this report is to present the results of an investigation for the installation of an all-way stop control at the intersection of Burrard Road and Caulfield Road. A staff assessment has determined that the criteria for the installation of an all-way stop for this location have not been achieved. Specifically, the minimum warrant requirements are not met at this intersection due to the low traffic volumes entering from the minor streets and the good safety record.

### Financial Impact

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

### Background Information

September 16, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24439.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24440.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.25 | ACTION |  | Delegated | Ward: 2 |
|---------|--------|--|-----------|---------|

### Leduc Drive - Parking Regulation Amendments

#### Origin

(October 8, 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 the north side of Leduc Drive between a point 80 metres west of Torbolton Drive and a point 38 metres east of Redwater Drive.

### Summary

The purpose of this report is to propose the introduction of a “No Parking Anytime” prohibition on the north side of Leduc Drive between a point 80 metres west of Torbolton Drive and a point 38 metres east of Redwater Drive. This parking regulation will ensure two-way travel on the road by not allowing parking on both sides of the street.

**Financial Impact**

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

**Background Information**

October 8, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24441.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24442.pdf>)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.26 | ACTION |  | Delegated | Ward: 4 |
|---------|--------|--|-----------|---------|

**Bywood Drive and Cedarland Drive – All-Way Stop Control****Origin**

(October 7, 2009) Report from Director, Transportation Services - Etobicoke York District

**Recommendations**

Transportation Services recommends that Etobicoke York Community Council approve:

1. The installation of an all-way stop control at the intersection of Bywood Drive and Cedarland Drive as the warrant requirements are achieved.

**Summary**

The purpose of this report is to present the results of an investigation for the installation of an all-way stop control at the intersection of Bywood Drive and Cedarland Drive. A staff assessment has determined that the criteria for the installation of an all-way stop for this location have been achieved. Specifically, the minimum warrant requirements are met at this intersection.

**Financial Impact**

| Type of Funding                 | Source of Funds                          | Amount   |
|---------------------------------|--|----------|
| Available within current budget | Transportation Services Operating Budget | \$300.00 |

**Background Information**

October 7, 2009

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24446.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24447.pdf>)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.27 | ACTION |  | Delegated | Ward: 4 |
|---------|--------|--|-----------|---------|

### Tallon Road – Speed Limit Amendment

#### Origin

(October 8, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Rescinding the existing 40 km/h speed limit on Tallon Road between Trehorne Drive and Sellmar Road.
2. Enacting a 40 km/h speed limit on Tallon Road between Trehorne Drive and Sun Row Drive, as the requirements of the 40 km/h Speed Limit Warrant are achieved.

#### Summary

The purpose of this report is to obtain approval to reduce the speed limit on Tallon Road between Sellmar Road and Sun Row Drive.

#### Financial Impact

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

#### Background Information

October 8, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24448.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24449.pdf>)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.28 | ACTION |  | Delegated | Ward: 5 |
|---------|--------|--|-----------|---------|

### 21 Old Mill Road – Encroachment Agreement

#### Origin

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

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. The encroachment of a pedestrian walkway located beneath the Old Mill Road right-of-way.
2. The applicant entering into an encroachment agreement with the City of Toronto.
3. The applicant’s encroachment subject to the applicant maintaining the encroachment in a state of good repair and free of graffiti, snow and ice.
4. The City Solicitor preparing an encroachment agreement at the applicant’s expense and to the satisfaction of the City Solicitor.
5. The applicant paying an encroachment fee of \$2,090.00, in lieu of the annual rental fee currently specified by the former City of Etobicoke encroachment policy.
6. Authorizing and directing the appropriate City officials to take the necessary action to give effect thereto, including the introduction in Council of any bills that maybe required.

**Summary**

The purpose of this report is to obtain Etobicoke York Community Council approval to legalize an existing 41.8 square metre encroachment beneath the Old Mill Road right-of-way that consists of an existing pedestrian walkway. The applicant also requests that Etobicoke York Community Council accept a one-time encroachment fee payment equivalent to five years of annual rental fees.

**Financial Impact**

Legalizing this encroachment under the terms of the former City of Etobicoke encroachment policy will provide the City of Toronto with an application fee of \$700.00 and a payment of \$2,090.00.

**Background Information**

October 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24655.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24656.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.29 | ACTION |  | Delegated | Ward: 5 |
|---------|--------|--|-----------|---------|

**Meadowvale Drive, west of Thompson Avenue – Parking Regulation Amendment**

**Origin**

(October 16, 2009) Report from Director, Transportation Services - Etobicoke York District

## Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Rescinding the “No Parking Anytime” regulation on the south side of Meadowvale Drive between Prince Edward Drive and Thompson Avenue.
2. Enacting a “No Parking Anytime” regulation on the south side of Meadowvale Drive between Prince Edward Drive and the west limit of the road, east of Mimico Creek.

## Summary

The purpose of this report is to obtain approval for the installation of a “No Parking Anytime” regulation on the south side of Meadowvale Drive between Thompson Avenue and the west limit of the road, east of Mimico Creek.

## Financial Impact

| Type of Funding                 | Source of Funds                          | Amount   |
|---------------------------------|--|----------|
| Available within current budget | Transportation Services Operating Budget | \$200.00 |

## Background Information

October 16, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24450.pdf>)

Attachment

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24451.pdf>)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.30 | ACTION |  | Delegated | Ward: 5 |
|---------|--------|--|-----------|---------|

## 26 - 36 Advance Road – Commercial Boulevard Parking

### Origin

(October 19, 2009) Report from Director, Transportation Services - Etobicoke York District

## Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. The applicant’s proposal to install and maintain eight vehicle parking stalls within the boulevard of Six Point Road, each stall aligned perpendicular to the road.
2. The applicant entering into a boulevard parking agreement with the City of Toronto, to the satisfaction of the City Solicitor.
3. That the use of the boulevard parking stalls shall be limited to the applicant’s

customers and employees, and cannot be loaned, leased, rented, or transferred.

4. That the applicant, at their expense, register the boulevard parking agreement on-title, to the satisfaction of the City Solicitor.
5. That the applicant obtain the necessary permits and pay all fees associated with introducing the boulevard parking stalls.
6. That the applicant satisfy these conditions, at no expense to the municipality, by November 30, 2010.
7. That the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

### Summary

The purpose of this report is to recommend that Etobicoke York Community Council permit a maximum of eight parking stalls to be located in the Six Point Road boulevard.

### Financial Impact

Introducing boulevard parking stalls at this location will provide the City of Toronto with an application fee of \$329.04 and a \$2,493.04 annual fee.

### Background Information

October 19, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24660.pdf>

Attachments

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24661.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.31 | ACTION |  | Delegated | Ward: 7 |
|---------|--------|--|-----------|---------|

### Franel Crescent – Parking Regulation Amendment

#### Origin

(October 6, 2009) Report from Director, Transportation Services - Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Enacting a “No Stopping, 12:00 a.m. to 6:00 a.m.” regulation on the south side of Franel Crescent between Aviemore Drive (south intersection) and a point 96 metres east of Aviemore Drive (south intersection).

### Summary

The purpose of this report is to obtain approval for the implementation of a “No Stopping,

12:00 a.m. to 6:00 a.m.” regulation on the south side of Franel Crescent, abutting the park.

### Financial Impact

| Type of Funding                 | Source of Funds                          | Amount   |
|---------------------------------|--|----------|
| Available within current budget | Transportation Services Operating Budget | \$400.00 |

### Background Information

October 6, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24452.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24453.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.32 | ACTION |  | Delegated | Ward: 7 |
|---------|--------|--|-----------|---------|

### Firgrove Crescent – Parking Regulation Amendments

#### Origin

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

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Rescinding the existing “No Stopping, 8:00 a.m. to 6:00 p.m., Monday to Friday” regulation on the west side of Firgrove Crescent between Elana Drive and a point 91.5 metres south of the southerly limit of Elana Drive.
2. Enacting a “No Stopping, 8:00 a.m. to 6:00 p.m., Monday to Friday” regulation on the south side of Firgrove Crescent between the Elana Drive and a point 200 metres southwest of Elana Drive.
3. Enacting a “No Stopping, 8:00 a.m. to 6:00 p.m., Monday to Friday” regulation on the north side of Firgrove Crescent between Elana Drive and a point 110 metres southwest of Elana Drive.
4. Enacting a “No Parking Anytime” regulation on the north side of Firgrove Crescent between Elana Drive and a point 110 metres southwest of Elana Drive.
5. Enacting a Maximum 15 Minute Limit that applies between 8:00 a.m. and 6:00 p.m. on the north side of Firgrove Crescent between a point 110 metres southwest of Elana Drive and a point 84 metres further southwest.
6. Enacting a “No Parking 6:00 p.m. to 8:00 a.m. regulation on the north side of

Firgrove Crescent between a point 110 metres southwest of Elana Drive and a point 84 metres further southwest

7. Enacting a “No Parking Anytime” regulation on the north side of Firgrove Crescent between a point 194 metres southwest of Elana Drive and Picaro Drive.
8. Enacting “No U Turn” regulation for both ways on Firgrove Crescent between Elana Drive and a point 200 metres southwest of Elana Drive.

### Summary

The purpose of this report is to obtain approval for the installation of a “Maximum 15 Minute Limit” parking regulation on the north side of Firgrove Crescent along a portion of the frontage of Francis de Sales Catholic School and installing a “No Stopping, 8:00 a.m. to 6:00 p.m., Monday to Friday” regulation opposite the school on Firgrove Crescent.

### Financial Impact

| Type of Funding                 | Source of Funds                          | Amount    |
|---------------------------------|--|-----------|
| Available within current budget | Transportation Services Operating Budget | \$1400.00 |

### Background Information

October 15, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24631.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24632.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24633.pdf>)

|         |        |  |           |                  |
|---------|--------|--|-----------|------------------|
| EY31.33 | ACTION |  | Delegated | Ward: 11, 12, 17 |
|---------|--------|--|-----------|------------------|

### Capital Works Projects-2010 – Highway Alteration By-laws and Sidewalk Installations

#### Origin

(October 21, 2009) Report from Director, Transportation Services, Etobicoke York District

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Construction of a municipal sidewalk on the west side of Black Creek Drive from the south limit of the existing sidewalk, 175 metres south of Eglinton Avenue West to the north limit of Weston Road and generally as shown on the attached drawing No. EY09PPT-1021-02.



2. Reducing the southeast corner radius at the Ennerdale Road/Holmesdale Road intersection to create a typical (90-degree) t-type intersection and generally as shown on the attached drawing No. EY09PPT-1021-03.

### Summary

The purpose of this report is to recommend the enactment of highway alteration by-laws for the installation of sidewalk on the west side of Black Creek Drive and physical modifications at the Ennerdale Road/Holmesdale Road unsignalized intersection.

### Financial Impact

All costs, estimated to be \$94,000 for the proposed Black Creek Drive sidewalk and \$100,000 for the proposed Ennerdale Road/Holmesdale Road intersection physical modifications, will be included in the approved 2010 Capital Budget.

### Background Information

October 21, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24634.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24635.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24636.pdf>)

|         |        |  |           |          |
|---------|--------|--|-----------|----------|
| EY31.34 | ACTION |  | Delegated | Ward: 13 |
|---------|--------|--|-----------|----------|

### Armadale Avenue at the Toronto Parking Authority Parking Lot Driveway (265 Armadale Avenue) – Turn Prohibition

#### Origin

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

#### Recommendations

Transportation Services recommends that Etobicoke York Community Council approve:

1. Enacting a westbound “No Right Turn” anytime prohibition for vehicles exiting the Toronto Parking Authority parking lot located on Armadale Avenue 75 metres north of Bloor Street West.

### Summary

The purpose of this report is to obtain approval to prohibit westbound right turns at anytime for vehicles exiting the Toronto Parking Authority (Green P) Parking Lot located on the east side of Armadale Avenue, 75 metres north of Bloor Street West.

### Financial Impact

| Type of Funding                 | Source of Funds                          | Amount   |
|---------------------------------|--|----------|
| Available within current budget | Transportation Services Operating Budget | \$300.00 |

### Background Information

October 20, 2009

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24665.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24666.pdf>

|         |        |  |           |          |
|---------|--------|--|-----------|----------|
| EY31.35 | ACTION |  | Delegated | Ward: 17 |
|---------|--------|--|-----------|----------|

### Algarve Crescent and Terceira Circle – Stop Control

#### Origin

(October 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 southbound on Terceira Circle at Algarve Crescent.

#### Summary

The purpose of this report is to obtain approval for the implementation of a stop control for southbound traffic at the intersection of Algarve Crescent and Terceira Circle.

#### Financial Impact

| Type of Funding                 | Source of Funds                          | Amount   |
|---------------------------------|--|----------|
| Available within current budget | Transportation Services Operating Budget | \$150.00 |

### Background Information

October 20, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24672.pdf>

Attachment

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24673.pdf>

|         |        |  |           |                  |
|---------|--------|--|-----------|------------------|
| EY31.36 | ACTION |  | Delegated | Ward: 12, 13, 17 |
|---------|--------|--|-----------|------------------|

## Disabled Persons' Parking - EYD- November 2009

### Origin

(October 16, 2009) Report from Director, Transportation Services - Etobicoke York District

### Recommendations

Transportation Services recommends that Etobicoke York Community Council:

1. Approve the installation and removal of on-street parking spaces for persons with disabilities at various locations as identified in the attached Appendix A.

### Summary

The purpose of this report is to obtain approval for the installation/removal of a number of on-street parking spaces for persons with disabilities.

### Financial Impact

| Type of funding                 | Source of funds  | Amount     |
|---------------------------------|--|------------|
| Available within current budget | Transportation Services Division 2009 Operating Budget interim appropriations. | \$1,200.00 |

### Background Information

October 16, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24671.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.37 | ACTION |  | Delegated | Ward: 4 |
|---------|--------|--|-----------|---------|

## Application for Encroachment Agreement 2 Glendarling Road

### Origin

(October 20, 2009) Report from District Manager, Municipal Licensing and Standards

### Recommendations

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

1. The City Solicitor be authorized to prepare an Encroachment Agreement for the proposed encroachment.
2. The owner enter into an Encroachment Agreement with the City of Toronto and pay all fees associated with the preparation with the Agreement, and pay an annual fee of \$11.00 per square metre, plus G.S.T. for the encroachment area. Fees are subject to

change.

3. The signed Agreement to be returned to the City with the required Certificate of Insurance, evidencing a third party bodily injury and property damage insurance in the amount of Two Million Dollars (\$2,000,000.00) or such other coverage or greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy. The Certificate of Insurance shall be renewed on an annual basis for the life of the encroachment.
4. The applicant is to contact Rogers for plant location prior to digging.
5. The applicant shall be responsible to maintain the encroaching fence, walkway and stairs in a state of good repair, free of any/all hazards and comply at all times with the regulations set out in the former City of Etobicoke Municipal Code, Chapter, 231, Streets and Sidewalks.

### Summary

This report is in regard to an application submitted by Victoria Lister Carley, Landscape Architect on behalf of the owners of the property for an Encroachment Agreement to construct both a wrought iron and chain link fence, measuring approximately 93.23 square metres and a walkway and stairs with a handrail within the Glendarling Road flanking yard road allowance.

### Financial Impact

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

### Background Information

October 20, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24489.pdf>)

|         |             |  |           |         |
|---------|-------------|--|-----------|---------|
| EY31.38 | Information |  | Delegated | Ward: 6 |
|---------|-------------|--|-----------|---------|

### Outdoor Café at 3795 Lake Shore Boulevard West

#### Origin

(October 20, 2009) Report from Manager, Municipal Licensing and Standards

#### Summary

This report provides a status update on the operation of the “Fresh Wood Grill” as well as the Outdoor Boulevard Café at the flanking of 3795 Lake Shore Boulevard West on Fortieth Street, and any issues or complaints from the Community.

#### Financial Impact

There are no financial implications.

**Background Information**

October 20, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24519.pdf>)

EY21.13 Extract

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24520.pdf>)

|         |        |  |           |          |
|---------|--------|--|-----------|----------|
| EY31.39 | ACTION |  | Delegated | Ward: 12 |
|---------|--------|--|-----------|----------|

**Application for an Outdoor Boulevard Café 434 Rogers Road****Origin**

(October 19, 2009) Report from Manager, Municipal Licensing and Standards

**Recommendations**

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

1. The City Solicitor to be authorized to prepare an encroachment agreement for the existing encroachment.
2. The owner to pay all fees associated with the preparation of the agreement and an annual fee of \$5.50 per square metre plus \$25.00, plus G.S.T.; fees are subject to change.
3. The signed agreement to be returned to the City of Toronto 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. The Certificate of Insurance to be renewed and a copy thereof submitted to Municipal Licensing and Standards on an annual basis for the life of the encroachment.
5. 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.
6. No barbeques are allowed in the outdoor patio area.
7. The owner to operate the Outdoor Boulevard Café in strict compliance with the requirements of the Toronto Municipal Code, Chapter 591, Noise, and no audio or video equipment to be allowed at the outdoor patio area.
8. The owner to obtain the necessary permits for any signs installed or to be installed on the façade of the building, and remove any signs, including the existing banner sign at roof level, that do not have a permit, by November 30, 2009.

9. 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

To report on an application submitted by the owner of “19th Hole Sports Bar & Grill Inc.” to operate an Outdoor Boulevard Café within a currently existing fenced patio, which measures 5.49 metres wide and 2.74 metres deep, at the front of 434 Rogers Road. The patio occupies an area of 15.05 square metres on the municipal boulevard.

### Financial Impact

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

### Background Information

October 19, 2009

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24455.pdf>

|         |        |  |           |          |
|---------|--------|--|-----------|----------|
| EY31.40 | ACTION |  | Delegated | Ward: 13 |
|---------|--------|--|-----------|----------|

### Application for Encroachment Agreement 772 Windermere Avenue

#### Origin

(October 19, 2009) Report from District Manager, Municipal Licensing and Standards

#### Recommendations

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

1. The City Solicitor be authorized to prepare an Encroachment Agreement for the 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 annual fees be charged in future, the owner shall be responsible for payment of these 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 or greater amount as the City may require, and naming the City of Toronto as an additional insured party under the policy.
4. The Certificate of Insurance to be renewed on an annual basis for the life of the encroachment.

5. The owner to remove the concrete parking space in the front yard road allowance and replace the area with sod and a 1.22 metre sidewalk.
6. The owner complies with the regulations set out in the former City of Toronto Municipal Code, Chapter 313, as amended, Streets and Sidewalks.
7. The owner to obtain all necessary construction/street occupation permit(s) for any work done on the road allowance.

### Summary

This report is in regard to an application submitted by the owner of the property for an Encroachment Agreement to maintain shrubs and two wooden planter boxes within the road allowance measuring 0.58 of a metre by 7.21 metres and 4.27 metres by 5.16 metres onto the City road allowance.

### Financial Impact

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

### Background Information

October 19, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24456.pdf>

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.41 | ACTION |  | Delegated | Ward: 1 |
|---------|--------|--|-----------|---------|

### Sign Variance Report - 205 Humber College Boulevard

#### Origin

(October 19, 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; and
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit and
3. The applicant is required to obtain approval from Transportation, Road Allowance Protection ( Contact Tamara Macdonald at 416-394-8348 ) because the proposed ground sign will be fronting Highway 27.

### Summary

Request for approval of variance from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to remove existing sign and install a first party single sided ground sign

"Humber College North Campus" at the south east corner of 205 Humber College Blvd.

### Financial Impact

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

### Background Information

October 19, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24598.pdf>)

|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.42 | ACTION |  | Delegated | Ward: 1 |
|---------|--------|--|-----------|---------|

### Sign Variance Report - 45 Woodbine Downs Boulevard

#### Origin

(October 19, 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 with the following conditions that prior to the approval of a sign permit that the temporary sign for "Shoe Time Outlet" be removed and that the removal of the illuminated business identification pylon sign for "Value Village" form part of the sign permit and
2. The applicant be advised, upon approval of variances, of the requirement to obtain the necessary sign permit and
3. The applicant is required to obtain approval from Transportation, Road Allowance Protection ( Contact Tamara Macdonald at 416-394-8348 ) because the proposed ground sign will be fronting Highway 27.

#### Summary

Request for approval of variance from Chapter 215, Signs, of the former City of Etobicoke Municipal Code to erect double sided, illuminated, first party pylon directory sign on east side of existing commercial building which faces Highway 27 at 45 Woodbine Downs Blvd.

#### Financial Impact

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

#### Background Information

October 19, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24597.pdf>)



|         |        |  |           |         |
|---------|--------|--|-----------|---------|
| EY31.43 | ACTION |  | Delegated | Ward: 1 |
|---------|--------|--|-----------|---------|

## Request to Encroach on City's Easement at Signal Hill Avenue and Steeles Avenue West

### Origin

(October 15, 2009) Report from Chief Corporate Officer

### Recommendations

The Chief Corporate Officer recommends that Council:

- Grant authority to enter into an Encroachment Agreement with Sherfam regarding the erection of a ground sign on the City's Easement at the south-western corner of Signal Hill Avenue and Steeles Avenue West substantially on the terms and conditions outlined in Appendix "A" of this Report, and in a form acceptable to the City Solicitor; and,
- Grant authority to the Chief Corporate Officer to administer and manage the Encroachment Agreement, including the provision of any consents, approvals, notices and notices of termination provided that the Chief Corporate Officer may, at any time, refer consideration of such matter (including their content) to City Council for its determination and direction.

### Summary

The purpose of this Report is to obtain authority to enter into an Encroachment Agreement between the City of Toronto (the "City") and Sherfam Inc. ("Sherfam") to erect a ground sign on the City's Easement at the south-western corner of Signal Hill Avenue and Steeles Avenue West.

### Financial Impact

This Encroachment Agreement will generate the following annual revenue, net of GST, commencing retroactively on June 1, 2006:

| Year | Period                       | Annual Revenue net of GST |
|------|------------------------------|---------------------------|
| 1st  | June 1, 2006 to May 31, 2007 | \$650.00                  |
| 2nd  | June 1, 2007 to May 31, 2008 | \$670.00                  |
| 3rd  | June 1, 2008 to May 31, 2009 | \$690.00                  |
| 4th  | June 1, 2009 to May 31, 2010 | \$710.00                  |
| 5th  | June 1, 2010 to May 31, 2011 | \$730.00                  |
|      | Total Revenue                | \$3,450.00                |

The total revenue to the City over the five year term is \$3,450.00 plus GST. There are no outstanding payments under the current terms.

The Deputy City Manager and Chief Financial Officer has reviewed this report and agrees with the financial impact information.

## Background Information

October 15, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24605.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24606.pdf>)

Appendix B

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24607.pdf>)

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.44 | ACTION |  |  | Ward: 12 |
|---------|--------|--|--|----------|

## Sale of Portion of Land Adjacent to 95 George Anderson Drive

### Origin

(October 14, 2009) Report from Chief Corporate Officer

### Recommendations

The Chief Corporate Officer recommends that:

1. The City accept the Offer to Purchase from Kenneth McCallum Mitchell to purchase a portion of City-owned parcel of vacant land adjacent to 95 George Anderson Drive, shown as Parts 3, 4 and 5 on Sketch No. PS-2007-185a (the “Sketch”) as shown in Appendix “B” to this report, being Part of Block F, Plan 4398, North York, Toronto (North York), City of Toronto, subject to the retention of an easement over Part 3 on the Sketch for storm sewer purposes and the retention of an easement over Part 4 of the Sketch for catch basin purposes (collectively, the “Property”), in the amount of \$65,000.00, substantially on the terms and conditions outlined in Appendix “A” to this report.
2. Each of the Chief Corporate Officer and the Director of Real Estate Services be authorized severally to accept the Offer to Purchase on behalf of the City.
3. A portion of the proceeds of closing be directed to fund the outstanding expenses related to the Property and the completion of the sale transaction.
4. The City Solicitor be authorized to complete the transaction on behalf of the City, including paying any necessary expenses, amending the closing, due diligence and other dates, and amending and waiving terms and conditions, on such terms as she considers reasonable.

### Summary

The purpose of this report is to obtain approval for the sale of a City-owned parcel of vacant land adjacent to 95 George Anderson Drive. Negotiations with the adjacent owner at 95 George Anderson Drive have resulted in an Offer to Purchase that is being recommended for acceptance by the City.

## Financial Impact

Revenue in the amount of \$65,000.00 (net of GST), less closing costs and the usual adjustments, is anticipated.

The Deputy City Manager and Chief Financial Officer has reviewed this report and agree with the financial impact information.

## Background Information

October 14, 2009 report

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24615.pdf>)

Appendix A

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24616.pdf>)

Appendix B

(<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24617.pdf>)

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.45 | ACTION |  |  | Ward: 12 |
|---------|--------|--|--|----------|

## Sale of Portion of Land Adjacent to 99 George Anderson Drive

### Origin

(October 14, 2009) Report from Chief Corporate Officer

### Recommendations

The Chief Corporate Officer recommends that:

1. The City accept the Offer to Purchase from Nino D’Andrea and Tania Cascone to purchase a portion of City-owned parcel of vacant land adjacent to 99 George Anderson Drive, shown as Parts 1 and 2 on Sketch No. PS-2007-185a (the “Sketch”) as shown in Appendix “B” to this report, being Part of Block F, Plan 4398, North York, Toronto (North York), City of Toronto, subject to the retention of an easement over Part 2 on the Sketch for storm sewer purposes (collectively, the “Property”), in the amount of \$ 32,500.00, substantially on the terms and conditions outlined in Appendix “A” to this report.
2. Each of the Chief Corporate Officer and the Director of Real Estate Services be authorized severally to accept the Offer to Purchase on behalf of the City.
3. A portion of the proceeds of closing be directed to fund the outstanding expenses related to the Property and the completion of the sale transaction.
4. The City Solicitor be authorized to complete the transaction on behalf of the City, including paying any necessary expenses, amending the closing, due diligence and other dates, and amending and waiving terms and conditions, on such terms as she considers reasonable.

## Summary

The purpose of this report is to obtain approval for the sale of a City-owned parcel of vacant land adjacent to 99 George Anderson Drive. Negotiations with the adjacent owners at 99 George Anderson Drive have resulted in an Offer to Purchase that is being recommended for acceptance by the City.

## Financial Impact

Revenue in the amount of \$32,500.00 (net of GST), less closing costs and the usual adjustments, is anticipated.

The Deputy City Manager and Chief Financial Officer has reviewed this report and agrees with the financial impact information.

## Background Information

October 14, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24620.pdf>

Appendix A

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24621.pdf>

Appendix B

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24622.pdf>

|         |        |  |           |          |
|---------|--------|--|-----------|----------|
| EY31.46 | ACTION |  | Delegated | Ward: 11 |
|---------|--------|--|-----------|----------|

## Business Improvement Area (BIA) Boards of Management - Various Additions and Deletions

### Origin

(October 15, 2009) Report from Director, Business Services

### Recommendations

The Director of Business Services recommends that:

1. Etobicoke York Community Council approve the deletion of Weston Village BIA Boards of Management members as set out in Attachment No. 1; and
2. Schedule A of the Municipal Code Chapter 19, Business Improvement Areas, be amended to reflect the change to the BIA Board of Management.

## Summary

The purpose of this report is to recommend Etobicoke York Community Council approve the deletion of two members from the Weston Village BIA Board of Management.

## Financial Impact

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

**Background Information**

October 15, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24454.pdf>

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.47 | ACTION |  |  | Ward: 13 |
|---------|--------|--|--|----------|

**Designation of Fire Routes and amendment to Chapter 880 – Fire Routes – 625 Runnymede Road****Origin**

(October 19, 2009) Report from Toronto Fire Services

**Recommendations**

Toronto Fire Services recommends that:

1. 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 be designated as a fire route pursuant to Municipal Code Chapter 880 – Fire Routes – 625 Runnymede Road.
2. City Council authorise the Fire Chief and City Solicitor to take the appropriate action to make a designated Fire Route.

**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.

**Financial Impact**

There are no financial implications associated with this report.

**Background Information**

October 19, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24458.pdf>

|         |        |  |  |          |
|---------|--------|--|--|----------|
| EY31.48 | ACTION |  |  | Ward: 17 |
|---------|--------|--|--|----------|

**Naming of Public Lanes and Road Located North of Regal Road, Between Northcliffe Boulevard and Springmount Avenue****Origin**

(October 23, 2009) Report from City Surveyor

## Recommendations

The City Surveyor recommends that:

1. City Council grant an exception to the street naming policy and name the following lands “Clovis John Brooks Lane”:
  - a. The public lanes located north of Regal Road, between Northcliffe Boulevard and Glenholme Avenue, and
  - b. the public road between Glenholme Avenue and Springmount Avenue.
2. City Council authorize City officials to take the necessary action to implement the foregoing including the introduction of a by-law.

## Summary

This report recommends that City Council grant an exception to the street naming policy and name the public lanes and public road located north of Regal Road, between Northcliffe Boulevard and Springmount Avenue, “Clovis John Brooks Lane”.

## Financial Impact

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

## Background Information

October 23, 2009 report

<http://www.toronto.ca/legdocs/mmis/2009/ey/bgrd/backgroundfile-24624.pdf>

|            |        |  |           |  |
|------------|--------|--|-----------|--|
| EY31.Bills | ACTION |  | Delegated |  |
|------------|--------|--|-----------|--|

**General Bills**

**Confirmatory Bills**