



STAFF REPORT ACTION REQUIRED

Lane and Sidewalk Closure – Sherbourne Street

Date:	August 25, 2009
To:	Toronto and East York Community Council
From:	Director, Transportation Services Toronto and East York District
Wards:	Toronto-Centre Rosedale, Ward 28
Reference Number:	Ts09151te.top.doc

SUMMARY

Empire Communities are constructing a 12-storey condominium building at 101 Sherbourne Street, on the north-east corner of Sherbourne Street and Richmond Street. Transportation Services has been requested to close the sidewalk and curb lane on the west side of Sherbourne Street, and part of McFarrens Lane, for 30 months to facilitate construction.

As part of this same condominium project, Transportation Services has been requested to close the sidewalk on the north side of Richmond Street. This issue is dealt with in a separate report "Lane and Sidewalk Closure – Richmond Street", which requires City Council approval.

RECOMMENDATIONS

Transportation Services recommends that City Council approve the following actions:

1. Close the sidewalk and curb lane on the east side of Sherbourne Street, between Richmond Street and a point 25.5 metres north of Richmond Street, from October 4, 2009, to March 31, 2012.
2. Close a portion of McFarrens Lane, 1.1-metre wide from Richmond Street to a point 24.3 metres north of Richmond Street, from October 4, 2009 to March 31, 2012.
3. Return Sherbourne Street and McFarrens Lane to their pre-construction traffic and parking regulations when the project is completed.

Financial Impact

There is no financial impact on the City. Empire Communities will bear the costs.

ISSUE BACKGROUND

Transportation Services has received an application from Empire Communities for a temporary sidewalk and lane closure on the east side of Sherbourne Street, between Richmond Street East and a point 25.5 metres north of Richmond Street East and a partial closure of McFarrens Lane, a public laneway east of Sherbourne Street, north of Richmond Street East, to use as construction staging areas to construct a condominium building. Chapter 937-2 of the Municipal Code authorizes staff to issue road closure permits of up to 30 days for private construction. This closure will be in effect for 30 months and needs Toronto and East York Community Council's approval.

COMMENTS

Sherbourne Street, between Richmond Street East and a point 25.5 metres north of Richmond Street East, is 12.2 metres wide and operates two-way with one lane in each direction, bicycle lanes, and a dedicated left turn lane to Britain Street. There are existing "No Stopping Anytime" regulations on both sides of the street. The T.T.C. operates the 75 SHERBOURNE bus route on Sherbourne Street. To accommodate the proposed construction staging area, the pavement markings will be modified to remove the dedicated left turn lane to Britain Street while maintaining one lane of traffic plus a bicycle lane in each direction during construction. Pedestrians will be redirected to the west side of Sherbourne Street for the duration of the work.

McFarrens Lane is a public laneway east of Sherbourne Street, running north/south between Richmond Street East and Queen Street East. This lane is 5.8 metres wide. It is proposed that 1.1 metres of this lane be occupied along the west side, leaving 4.7 metres open for vehicular traffic for the duration of the work. Traffic will still be able to access the lane from Richmond Street East or Queen Street East.

Reasons for the partial road closure

Developing this property requires the excavation of the entire site. The applicant needs a construction staging area within the road allowance on the east side of Sherbourne Street and the west side of McFarrens Lane. The existing bicycle lanes on Sherbourne Street will be maintained for the duration of construction. Pedestrians will be redirected to the west side of Sherbourne Street.

CONTACT

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SIGNATURE

Peter Noehammer, P.Eng.

Director, Transportation Services

LIST OF ATTACHMENTS

(1) Drawing No. 421F-9767, dated August 2009

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