

Request for an exemption from Chapter 918 of the City of Toronto Municipal Code – To permit front yard parking at 216 Wanless Avenue

Date:	December 15, 2009
To:	North York Community Council
From:	Director, Transportation Services, North York District
Wards:	Ward 25 – Don Valley West
Reference Number:	<i>ny09019</i>

SUMMARY

This staff report is about a matter over which North York Community Council has delegated authority to make a final decision provided that it is not amended so that it varies with City policy or by-laws.

To report on a request for an exemption from Chapter 918 of the City of Toronto Municipal Code, to permit front yard parking at 216 Wanless Avenue which does not meet the requirements of this Chapter. As this is an appeal and a request for an exemption from the by-law, it is scheduled as a deputation item.

RECOMMENDATIONS

Transportation Services, North York District recommends that North York Community Council:

1. Deny appeal for exemption from Chapter 918 of the City of Toronto Municipal Code to permit front yard parking at 216 Wanless Avenue as the proposal does not comply with the requirements of the Municipal Code.

FINANCIAL IMPACT

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

DECISION HISTORY

A front yard parking application was received from the owner of this property on June 19, 2008. This location has access to on-street parking where as of December 5, 2009, 29 of the 58 on-street permits remain available. In addition, the landscaped open space requirements on the private property portion of the front yard are not presently met.

A poll was conducted on October 7, 2009, as required to determine if there is neighbourhood support for the proposal. The poll was in favour of front yard parking where 66 ballots were mailed out, with 36 of the 44 returned ballots in favour of the proposal.

As on-street permit parking is available and the landscaped open space requirements cannot be met, the owner was notified that they were disqualified for front yard parking but they chose to submit an appeal for Community Council's final decision.

There is no downspout being maintained that affects the public right of way.

COMMENTS

The proposal for front yard parking at 216 Wanless Avenue does not comply with the requirements of the Municipal Code as on-street permit parking is available and the landscaped open space requirements are not satisfied, accordingly, staff cannot issue a front yard parking permit for this location.

Councillor Cliff Jenkins has been advised of the contents of this staff report.

CONTACT

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SIGNATURE

Myles Currie, B.A.
Director

ATTACHMENTS

Attachment 1: Site plan of the proposed front yard parking pad (*ny09019_drawing*)