



**STAFF REPORT
ACTION REQUIRED**

Assumption of Services - West of Staines Road, East of Neilson Road, Morningside Heights Community Mattamy (Staines) Limited, Phase 3 Registered Plan of Subdivision 66M-2401

Date:	July 26, 2010
To:	Scarborough Community Council
From:	City Solicitor
Wards:	Ward No. 42 – Scarborough Rouge River
Reference Number:	RSA1-700-93-01 (SC T-19990010)

SUMMARY

This report requests Council’s authority for the City to assume the services with respect to the above development.

RECOMMENDATIONS

The City Solicitor recommends that:

1. City Council assume the services installed for Registered Plan 66M-2401 and that the City formally assume the roads within the Plan of Subdivision;
2. City Council authorize the Legal Services Division to release the performance guarantee with respect to this development Plan 66M-2401, except the amount of \$180,000 will be held back to be released once the TTC advises that it has made satisfactory arrangements with the developer concerning a future bus loop facility to be located on Block 148, Plan 66M-2401.
3. City Council direct that an assumption By-law be prepared to assume the public highways and municipal services in Subdivision Plan 66M-2401;
4. City Council authorize and direct the City Solicitor to register the assumption By-law in the Land Registry Office, at the expense of the Owner;

5. City Council authorize the City Clerk and Treasurer to sign any release or other documentation necessary to give effect thereto; and
6. City Council authorize the appropriate City officials to transfer ownership of the street lighting system constructed within Plan of Subdivision No. 66M-2401 to Toronto Hydro.

FINANCIAL IMPACT

The Recommendations have no financial impact beyond what has already been approved in the current year's budget.

ISSUE BACKGROUND

Mattamy (Staines) Limited entered into a Subdivision Agreement dated March 20, 2003 with the City of Toronto. The performance guarantee for development 66M-2401 has been submitted.

COMMENTS

All obligations of the Subdivision Agreement have been completed, all relevant City Divisions have signed the Development Acceptance Form and it is now appropriate for the City to assume the services and for Legal Services to authorize the release of the performance guarantee, save for the amount of \$180,000 being held back pending satisfactory arrangements with the TTC for a future bus loop facility.

CONTACT

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SIGNATURE

Anna Kinastowski, City Solicitor

ATTACHMENT

1. Site Map.

