

**Transportation Study: 58-68 Orchard View Boulevard
and 439-445 Duplex Avenue**

Date:	October 13, 2011
To:	North York Community Council
From:	Director, Transportation Services, North York District
Wards:	Ward 16 Eglinton – Lawrence
Reference Number:	<i>ny11127</i>

SUMMARY

As the Toronto Transit Commission (TTC) operates a transit service on Eglinton Avenue and on Yonge Street, City Council approval of this report is required.

City Council on August 25, 26, and 27, 2010 adopted NY36.79 with amendments Zoning By-law Amendment 438-86, for the lands at 58, 60, 64, 68 Orchard View Boulevard and 439, 441, 443, 445 Duplex Avenue. City Council directed the General Manager, Transportation Services, to undertake a transportation study of the area bounded by Eglinton Avenue on the south, Roselawn Avenue to the north, Edith Avenue to the west and Yonge Street to the east.

RECOMMENDATIONS

Transportation Services, North York District recommends that City Council:

1. Receive the report for information.

Financial Impact

There is no financial impact associated with the review of this report.

ISSUE BACKGROUND

A zoning By-law Amendment application 08 182458 NNY OZ was made by Sherman Brown Dryer Karol on behalf of Orchard View Holdings Inc. for a proposed development on the northeast corner of Duplex Avenue and Orchard View Boulevard. The applicant originally proposed to construct a condominium apartment consisting of 236 residential units with four levels of underground parking spaces on the site. In support of the application, a Traffic Impact Study by MMM Group was submitted.

The Final Staff Report was adopted with amendments by City Council on August 25, 26 and 27, 2010. When City Council considered the Final Report a further recommendation was made to undertake a transportation study by the City of Toronto, Transportation Services prior to the amendment of Zoning By-law 438-86.

COMMENTS

Staff of this Division has contacted the Ward Councillor to seek clarification with regards to the City Council decision requesting that Transportation Services undertake a transportation study. Accordingly, the Ward Councillor requested that staff conduct twenty-four hour vehicle volume and speed studies on all roadways bound by Roselawn Avenue to the north, Eglinton Avenue West to the south, Edith Drive to the west and Yonge Street the east. The study areas consist of six roadways, four east/west roadways and two north/south roadways.

Duplex Avenue and Edith Avenue for their entire length are classified as collector roadways, consisting of two-lanes of traffic and a posted speed limit of 40 km/h. Whereas, Montgomery Avenue between Duplex Avenue and Yonge Street, and Roselawn Avenue between Duplex Avenue and Edith Avenue are classified as collector roadways, consisting of two-lanes and a posted speed limit of 40 km/h. Montgomery Avenue between Duplex Avenue and Edith Avenue and Roselawn Avenue between Duplex Avenue and Yonge Street are two-lane local roadways with a posted speed limit of 40 km/h and a regulatory speed limit of 50 km/h respectively.

A complete listing of all the roadways within the study area, with their respective classifications and speed limit are as follows:

Street	from	to	Classification	Speed Limit
Duplex Ave	Eglinton Ave	Roselawn Ave	Collector	40 km/h
Edith Ave	Eglinton Ave	Roselawn Ave	Collector	40 km/h
Montgomery Ave	Yonge St	Duplex Ave	Collector	40 km/h
Roselawn Ave	Duplex Ave	Edith Ave	Collector	40 km/h
Montgomery Ave	Duplex Ave	Edith Ave	Local	40 km/h
Roselawn Ave	Duplex Ave	Yonge St	Local	50 km/h
Helendale Ave	Edith Ave	Yonge St	Local	50 km/h
Orchardview Blvd	Yonge St	Duplex Ave	Local	50 km/h
Orchardview Blvd	Duplex Ave	Edith Dr	Local	30 km/h

It should be noted that the primary purpose of a collector roadway is intended to provide direct access to the arterial roadway network and carry a higher volume of traffic than the local roadways. Also, in most instances the intersection between a collector roadway and arterial roadway is controlled by traffic control signals, as is the case at the Duplex Avenue/Eglinton Avenue, Roselawn Avenue/Yonge Street, and Montgomery Avenue/Yonge Street intersections.

The primary purpose of local roads is property access. Orchard View Boulevard and Helendale Avenue are two-lane local roadways with a regulatory speed limit of 50 km/h with the exception of Orchard View Boulevard between Duplex Avenue and Edith Avenue which has a posted speed limit of 30 km/h in conjunction with traffic calming.

To identify existing traffic conditions, 24 hour speed and volume studies were conducted on the roads in the area bounded by Eglinton Avenue, Roselawn Avenue, Edith Avenue and Yonge Street. The following table identifies the results of studies undertaken and are grouped by road classification:

Collector Roads

Location	Dir	Speed Limit	Traffic Volume			Vehicle Speeds	
			AM Peak	PM Peak	24 Hours	Operating	Avg
Duplex Ave	NB	40	396	494	5776	46	38
Eglinton Ave to Orchard View Blvd	SB		502	390	5505	45	37
Duplex Ave	NB		332	587	5439	40	33
Helendale Ave to Orchard View Blvd	SB		471	364	5086	35	30
Duplex Ave	NB		327	563	5362	42	35
Roselawn Ave to Montgomery Ave	SB		425	381	4675	42	34
Edith Dr	NB		170	129	1265	46	37
Eglinton Ave to Orchard View Blvd	SB		123	111	1265	44	35
Edith Dr	NB		147	158	1278	43	36
Helendale Ave to Orchard View Blvd	SB		182	127	1346	42	35
Edith Dr	NB		156	224	1766	39	33
Roselawn Ave to Montgomery Ave	SB		177	113	1228	38	32
Montgomery Ave	EB		251	221	2587	40	31
Duplex Ave to Yonge St	WB		216	282	2893	39	30
Roselawn Ave	EB		303	159	1960	47	39
Duplex Ave to Edith Ave	WB		116	198	1651	45	37

The results of the 24 hour vehicle volume study data determined that the vehicle volumes on the collector roadways are well within acceptable levels for a collector roadway with the exception of Duplex Avenue. Typically, a collector roadway carries between 2,500 to 8,000 vehicles or less per day. However, Duplex Avenue exceeds the upper threshold of the collector road classification approximately by 3,000 vehicles per day.

Local Roads

Location	Dir	Speed Limit	Traffic Volume			Vehicle Speeds	
			AM Peak	PM Peak	24 Hours	Operating	Avg
Helendale Ave	EB	50	37	56	502	39	28
Duplex Ave to Yonge St	WB		38	62	628	40	28
Helendale Ave	EB		15	19	192	40	26
Duplex Ave to Edith Ave	WB		17	70	363	43	32
Montgomery Ave	EB	40	85	64	858	42	33
Duplex Ave to Edith Ave	WB		105	142	1277	44	34
Orchard View Blvd	EB	50	101	125	1566	36	25
Duplex Ave to Yonge St	WB		164	138	1800	35	25
Orchard View Blvd	EB	30	92	80	808	33	25
Duplex Ave to Edith Ave	WB		50	75	761	39	29
Roselawn Avenue	EB	50	180	110	1379	39	26
Duplex Ave to Yonge St	WB		101	147	1293	39	25

The results of the 24 hour vehicle volume study data determined that the vehicle volumes on the local roadways are well within acceptable levels for a local roadway with the exception of Orchard View Boulevard.

Typically, a local roadway is intended to carry 2,500 vehicles or less per day. Orchard View Boulevard between Duplex Avenue and Yonge Street and Roselawn Avenue between Duplex Avenue and Yonge Street exceed the upper threshold of a local roadway by approximately 800 vehicles per day and 200 vehicles per day respectively. Helendale Avenue and Montgomery Avenue have a daily volume of approximately 1,000 and 2,000 vehicles per day respectively.

It should be noted that the Applicant's consultant are projecting that the traffic on the boundary roads will increase from the existing traffic conditions at a rate of 0.2 percent per year over the five year horizon period selected for this study. Transportation Services, Traffic Planning and Right of Way has reviewed the development proposal and has indicated that they are essentially in agreement with the findings of the traffic impact study provided by the Applicant.

The above information is being provided for as supportive documentation of the existing traffic conditions within the area. As such, our opinion is that the existing local roadways are operating efficiently, however, the collector roadways and subsequent intersections are nearing capacity.

The Ward Councillor has been advised of the above traffic studies in this staff report.

CONTACT

Ann S. Khan, P. Eng.
Manager, Traffic Operations
Transportation Services, North York District
Tel: 416-395-7463 Fax: 416-395-7544
Email: akhan5@toronto.ca

SIGNATURE

Myles Currie
Director

ATTACHMENTS

Attachment 1: Map – 58–68 Orchardview Blvd, Traffic Studies, 439–445 Duplex Av