

Attachment 9: Lawrence-Allen Community Services and Facilities Strategy

City of Toronto

**Lawrence-Allen Secondary Plan
Community Services and Facilities Strategy**

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1. Executive Summary

Revitalization requires investment in both the physical and social infrastructure of the Lawrence-Allen area. While many of the current facilities in the area provide valuable services, the size and scope of facilities across the area have been recognized as inadequate. As new residents move to the area, investment in social infrastructure will become even more important.

This Community Service and Facilities (CS&F) Strategy provides a road map for the development of a strong social infrastructure and serves as a key implementation document supporting the Lawrence-Allen Secondary Plan. It covers the entire Secondary Plan Area. Special attention is paid to the Focus Area, which comprises Toronto Community Housing's Lawrence Heights neighbourhood and the publicly owned lands interwoven with it.

The Strategy was developed from 2008 to 2011 by a City interdivisional Social Infrastructure Staff Team in cooperation with Toronto Community Housing, school boards, residents and the Lawrence Heights Inter-Organization Network, an umbrella organization of local community agencies.

Needs Assessment

The study team completed a full needs assessment covering five sectors: schools, child care, library, community recreation, and human service agencies (including health, employment and food security services). For each sector, the assessment included:

- Inventory of existing facilities serving the area
- Existing local priorities, capacity and service gaps
- Requirements to respond to future growth and change
- Preferred location and design characteristics for new facilities, including co-location opportunities

Planning Objectives

Five core planning objectives provide the framework guiding the implementation and provision of the community facilities. They are:

1. Timely provision and retention of services
2. Provision of an appropriate range and level of services and facilities
3. Locate facilities on prominent, accessible sites
4. Co-Locate facilities to create community hubs
5. Review community services and facilities over time

Facility Priorities and Locations

Based on these objectives and the broader needs assessment, a series of service and facility priorities have been agreed upon by the appropriate representatives within each sector. These facilities will serve as strong focal points of the neighbourhood and key

destinations for area residents, helping individuals develop their own skills and capacities while building strong social networks with others. Key City of Toronto priorities are:

- New, full-sized Community Centre with an indoor swimming pool
- Facility renovations to the Barbara Frum Library
- Non-profit child care centres to support existing needs and new growth
- Non-profit community service space

Other facility and service improvements expected in the neighbourhood include new and renovated public schools, and expanded human service agency space. Table 1 summarizes all existing facilities and future priorities. The locations of existing facilities are shown on Maps 3, while Map 4 shows those planned for the future.

Implementation

The Secondary Plan's implementation policies divide the Focus Area into seven geographic Districts and require that redevelopment be initiated by landowners through the submission of Zoning By-law Amendment applications, which must include a Community Services and Facilities Implementation Plan. The submission of these applications will serve as a trigger for community facility providers to take actions such as coordinating with potential partners and initiating the design process for new facilities over time. All organizations designing facilities are strongly encouraged to develop an inclusive engagement strategy which reflects the diversity of the area and promotes social inclusion across all communities.

2. Introduction

Revitalization requires investment in both the physical and social infrastructure of the Lawrence-Allen area. The Lawrence-Allen Secondary Plan will guide a long term redevelopment process which will span 20 years or more. New roads, parks, community facilities and servicing infrastructure will together provide the essential support network for existing residents and the thousands of new people who will live and work in the area.

To ensure the Lawrence-Allen area is serviced by a strong and growing network of community services and facilities, this Community Service and Facilities (CS&F) Strategy was developed as a key implementation plan supporting the Secondary Plan.

The priorities articulated in this document reflect the Official Plan's classification of CS&F as essential neighbourhood building blocks which are as important to the City's future as 'hard' services like sewer, water, roads and transit. They are the result of three years of continuous detailed study of the Lawrence-Allen area led by an interdivisional City team in cooperation with TCHC, school boards, residents and service providers from throughout the area.

This document includes a summary of the process through which community needs were assessed, a description of the required services and facilities, and actions through which they will be implemented.

3. Community Services and Facilities - Definition

For the purposes of this strategy, Community Services and Facilities (CS&F) include non-profit publicly accessible facilities such as public elementary and secondary schools, non-profit child care centres, community recreation centres, libraries, health centres and human service agency space. They are the places where city divisions, school boards, community agencies and grassroots groups deliver their services.

It should be noted that other important community resources such as religious facilities (e.g. places of worship, synagogues), and private schools (e.g. Montessori, nursery schools) are not included in this definition and are outside the scope of this strategy.

4. Lawrence-Allen Secondary Plan

This CS&F Strategy is a key implementation plan supporting the Lawrence-Allen Secondary Plan. Policies specifically relating to "Community Facilities and Schools" are listed in Section 5.3 of the Lawrence-Allen Secondary Plan. Policies relevant to the provision of community services and facilities are contained throughout the Secondary Plan.

4.1 Social Development Plan

The CS&F Strategy supports, and is supported by, the Lawrence-Allen Social Development Plan (SDP). This SDP will identify the principles and actions articulated by the residents to support social cohesion and community building as the area revitalizes and changes from 100% social housing to a new community of mixed income and mixed uses. The SDP will

also identify principles and actions for community connections, outreach and engagement to ensure the community's voice is represented throughout the redevelopment.

A Community Steering Committee (CSC) with resident and community agency representatives was formed to ensure meaningful resident participation and ownership. Six themes were developed utilizing the knowledge and experience of the Community Steering Committee, these themes form the foundation of the Social Development Plan. These themes link together like 'pieces of a puzzle' and the central 'piece' is community connections (social inclusion). The themes are:

1. Employment
2. Green Space, Environment and Physical Infrastructure
3. Community Connections (Social Inclusion)
4. Community Services
5. Housing
6. Safety

4.2 Employment Plan

Toronto Employment and Social Services (TESS) is developing a Lawrence-Allen Employment Plan that will compliment the SDP. With the purpose of enhancing economic and social inclusion in the community, the Employment Plan will be dual client focused. It will target the workforce needs of employers, while also addressing the employment needs of under and unemployed Lawrence-Allen residents.

The Employment Plan will seek to transform the employment service system in the Lawrence-Allen area through the achievement of the following goals:

- Capitalize on job and training opportunities resulting from revitalization
- Understand the workforce needs of employers and build connections between employers, qualified residents and related workforce supports (e.g. recruitment, training, retention, etc.)
- Improve employer and resident access to employment services and information
- Better prepare residents for meaningful employment and training opportunities

To achieve these goals, the Employment Plan will set out strategies in the following areas:

1. **Employment Planning** will involve working closely with employers engaged in the earlier stages of revitalization (i.e. developers and subcontractors) and those involved in later stages of the revitalization (i.e. commercial tenants) to identify and address their workforce needs.
2. **Integrated Employment Service Planning** will involve working in a collaborative capacity with community partners to support the planning, management and delivery of a coordinated employment service system in the community.

3. **Employment Service Delivery** will involve the provision of direct and contracted employment services to employers and residents that are reflective of their specific needs.

5. Policy Context

5.1 Official Plan

The Official Plan identifies investment in a comprehensive social infrastructure as a requirement for addressing the quality of life and health and well being of Toronto's communities. Community services are considered as important to the City's future as 'hard' services like sewer, water, roads and transit.

The Plan also specifically directs the preparation of a community services strategy for areas that are inadequately serviced or experiencing major growth or change. Identification of infrastructure investment in community and social facilities is also identified as an important element in developing a comprehensive Secondary Plan.

While the importance of community services and facilities is discussed throughout the Official Plan, key sections include; *3.1.1 The Built Environment – The Public Realm*; *3.2.1 The Human Environment – Community Services and Facilities*; and *5.2.1 Planning and Acting Locally - Secondary Plans: Policies for Local Growth Opportunities*.

The Lawrence-Allen area is inadequately serviced today and will experience major growth and change in the future. This CS&F Strategy reflects the high priority the Official Plan places on social infrastructure and satisfies the Official Plan requirements for a community services strategy as part of the Lawrence-Allen Secondary Plan.

6. Assessment Area

This strategy examines three geographic layers in assessing and planning for community services and facilities. Map 1 shows the boundaries of these three layers.

1. **Lawrence-Allen Secondary Plan Area:** This strategy deals primarily with the Lawrence-Allen Secondary Plan area. The Secondary Plan area is approximately 340 hectares in size (840 acres) and is bounded by Lawrence Avenue West on the south, Highway 401 on the north, Bathurst Street on the east, and Dufferin Street on the west.
2. **Focus Area:** Within the Secondary Plan area, special attention is paid to the Focus Area. The Focus Area is about 67 hectares (165.5 acres) in size and comprises Toronto Community Housing's Lawrence Heights neighbourhood and the publicly owned lands interwoven within it. This area will undergo redevelopment and intensification in accordance with the comprehensive planning framework provided by the policies of the Secondary Plan and it contains the majority of opportunities for new services and facilities.

3. **Lawrence Heights Priority Neighbourhood Area:** This strategy is also informed by an assessment of services and facilities located in a broader geographic area generally corresponding with the borders of the Lawrence Heights Priority Neighbourhood. The assessment of this broader area was done in recognition of the fact that Lawrence-Allen residents are served by agencies outside the Secondary Plan area and that agency service catchment boundaries may also go beyond these borders. In some cases, agency catchment areas correspond directly to the boundaries of the Priority Neighbourhood. These boundaries are: Briar Hill Avenue to the south, Highway 401 to the north, Bathurst Street to the east and the CNR rail tracks west of Caledonia Road to the west. The Priority Neighbourhood designation is discussed in greater detail in Section 7.2.

7. Planning Process

This Community Services and Facilities Strategy was developed from 2008 to 2011 as part of the Lawrence-Allen Revitalization Study, a comprehensive multi-disciplinary study supporting the preparation of the Lawrence-Allen Secondary Plan. The three phases of the Revitalization Study were:

- Phase 1: Analysis and Objectives - Research and analysis of existing conditions and development of goals and objectives. This included the initial CS&F needs assessment.
- Phase 2: Alternatives – Development and evaluation of alternative option plans for revitalization, including exploring different ways to achieve CS&F priorities.
- Phase 3: Emerging Preferred Plan to Secondary Plan – Based on the conclusions reached in Phase 2, a single plan was developed and refined. The Secondary Plan and implementation documents have also been written in this phase. CS&F needs and priorities have also been updated and refined through this process to ensure that the plans and strategies reflect updated information.

The sections below describe the organizations involved specifically in the development of this CS&F strategy and the activities they carried out. Subsequent sections describe the findings of this work.

7.1 Key Organizations

The strategy was primarily prepared by a City interdivisional Social Infrastructure Staff Team (SIST). The SIST was chaired by City Planning and included representatives from various City Divisions involved in the delivery of community services and facilities, including: Parks, Forestry & Recreation, Children’s Services, Employment & Social Services, Public Health, Social Development, Finance and Administration and the Toronto Public Library. This team met on a regular basis throughout the study process.

The work undertaken for this CS&F Strategy has also been coordinated with the Toronto Community Housing Corporation (TCHC), the Toronto District School Board (TDSB) and Toronto Catholic District School Board (TCDSB) who have each undertaken their own planning processes. Planning for schools in particular was coordinated through an

Education Partnership Table (EPT) coordinated by City Planning. In addition, school accommodation and resolution of facility requirements for both the TDSB and TCDSB were brought before the Public Access Working Group (PAWG). Chaired by former Toronto mayor David Crombie, the PAWG is a forum that includes the participation of all school boards in Toronto (Public, Catholic and French), the Toronto Lands Corporation, the City of Toronto and the Ministry of Education.

Locally-based agencies and grassroots resident groups also play an important role in building community capacity and ensuring that stakeholders have a meaningful voice in the above-noted planning initiatives. Over 100 community agencies serving the Lawrence Heights Priority Neighbourhood have been involved in the community engagement process, primarily through the Neighbourhood Action Partnership (NAP) and Lawrence Heights Inter-Organization Network (LHION), an umbrella organization of local community agencies. SIST members met regularly with community agencies through membership in LHION's regular committees as well as through initiatives specifically connected to the revitalization study.

7.2 Study Background – Strong Neighbourhoods Strategy

In 2005, the City identified 13 areas for targeted investment to respond to challenges such as lack of community services and social infrastructure, poverty and unemployment, settlement of new immigrants and higher incidence of youth violence. The Lawrence-Allen Secondary Plan area is part of the Lawrence Heights Priority Neighbourhood which is one of these 13 areas.

Since 2005, actions and investments from city divisions, community agencies and other orders of government have been targeted to this area through the Strong Neighbourhoods strategy.

The information and ongoing activities related to the Strong Neighbourhoods strategy within the Lawrence-Allen area was analyzed and incorporated into the detailed and comprehensive work of the Revitalization Study described below.

7.3 Lawrence-Allen Revitalization Study

CS&F work carried out as part of the revitalization study combined statistical information, professional experience and local knowledge gathered through the following activities:

- **Demographic Profile:** A statistical profile of the existing residents within the Secondary Plan area was developed based on the 2006 Census, including specific information about TCHC lands and other smaller sub-areas. Highlights of this profile are contained in Section 8.
- **Growth Projections:** The study team calculated population growth projections based on the number of units the Secondary Plan would permit within the Focus Area. More detailed projections for Child Care requirements were also undertaken. Population projections are discussed in Section 9, while Child Care projections are detailed in Appendix B.

- **Community Services and Facilities Inventory:** An inventory of existing services and facilities that serve the local population was compiled using available data such as enrolment, capacity, service deficiencies, service boundaries and programs. The full inventory is detailed in Appendix A.
- **City Surveys and Research:** A number of surveys and research initiatives were conducted by City Divisions, including:
 - City Division Questionnaire (City Planning)
 - Community Agency Questionnaire (SDF&A)
 - Facilities and Space Planning Employment Agency Questionnaire (TESS)
- **Resident, Stakeholder and Community Agency Outreach:** Community outreach relating to community services and facilities was integrated with the broader community engagement process of the Revitalization Study, which included 30 city-organized community events attended by over 3,200 residents and community stakeholders. This included public information meetings, workshops, open houses, and focus groups.

In addition to broader public meetings and regular participation in LHION meetings and events, the City and LHION co-hosted three community agency sessions to specifically discuss revitalization and the Secondary Plan. Appendix C summarizes City outreach from 2008 to 2011, including a list of the 30 city-organized events.

- **Partner Initiatives:** Other public agencies working in the Lawrence-Allen area have conducted their own community outreach projects, the results of which are also reflected in this strategy. This includes work done by TCHC, TDSB and TCDSB and meetings organized by the local City Councillor. It also reflects the input of the Be Part Community Research Project, a resident-led research project supported by City of Toronto, TCHC, the Wellesley Institute, Family Service Toronto, Unison Health and Community Services and LHION.

8. Demographic Highlights

The City Planning Division compiled a demographic profile of the Lawrence-Allen area based on 2006 Census data. This profile examined the Secondary Plan area as a whole, as well as four sub-areas determined by Census Tract and Census Dissemination Area boundaries as noted below (see Map 2). The Core TCHC area includes most of the Lawrence Heights neighbourhood.

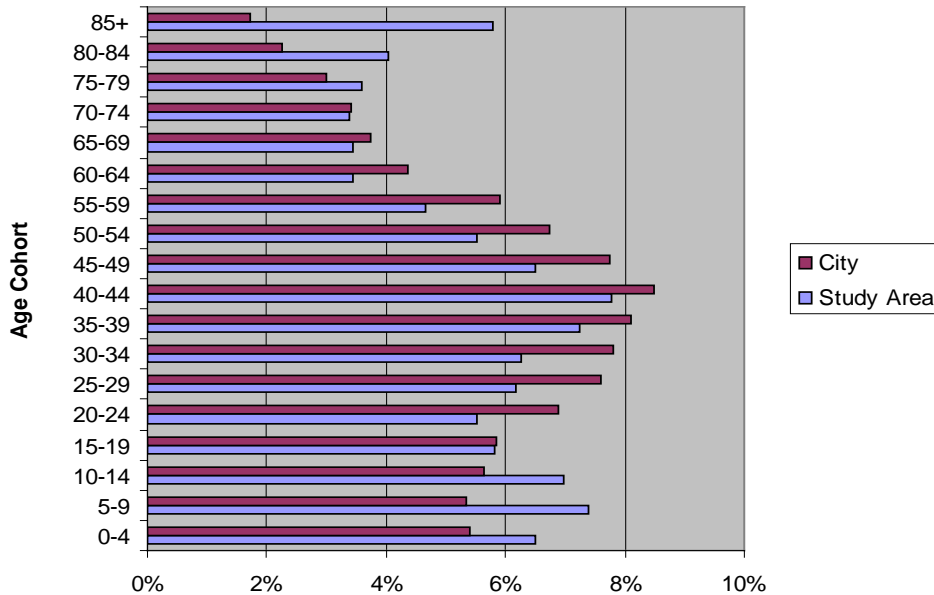
- Core TCHC
- West of Allen
- East of Allen, South of Ranee
- East of Allen, North of Ranee

In 2006, there were 17,505 residents living within the 6,700 occupied units in the Lawrence-Allen Secondary Plan area, including 1,342 Toronto Community Housing RGI units (1,208 in Lawrence Heights and 134 in Neptune). Toronto Community Housing

tenants make up 19.9% (3,500) of the overall study population. Overall, the area experienced a significant 8.1% population growth (1,305 persons) between 2001 and 2006, much faster than the City's growth rate of 0.9%.

Key highlights of this profile are described below.

Age Structure of Population, 2006



- **An ethnically diverse community** with a large mix of ethnic groups, religions, languages and nationalities, including concentrations of Italian, Jamaican, African, Jewish, and Filipino residents, among others. The highest percentage of immigrants arriving in the area from 2001-2006 came from Southeast Asia, including the Philippines.
- **A community with a large population of very young and very old** with each concentrated in specific sub areas as reflected by the various neighbourhoods that comprise the Secondary Plan area. The proportion of children 0-14 years in the Secondary Plan area is higher than the City average while the proportion of youth and adults is somewhat lower. While the number of younger seniors is similar to the City average, the proportion of seniors 80+ is substantially higher. Some parts of the Secondary Plan area are notable for large family sizes (3 or more children) and seniors living alone.
- **A family-oriented community** with a higher concentration of families with children (71.5%) than the City as a whole (67.3%), A large number of these families are concentrated in the Core TCHC area.

- ***A community with pockets of lone-parent families living in poverty*** as reflected by the Lawrence Heights Priority Neighbourhoods work. In the Lawrence Heights neighbourhood specifically, there are lower levels of income and employment, low levels of post-high school education and a high percentage of lone-parent families.

Broader Secondary Plan area – Including Core TCHC Area

- **Larger Families:** 20.6% of couples in Core TCHC and 21.0% of couples in ‘East of Allen, South of Ranee’ have 3+ children (City Average: 10.4%)
- **Seniors:** Greatest concentration of seniors is around the Baycrest Centre for Geriatric Care. Also concentrations of seniors 65+ around Bathurst/Lawrence and Ranee/Dufferin areas
- **Seniors Living Alone:** 49.1% of seniors in Core TCHC and 49.5% of seniors in ‘East of Allen, South of Ranee’ live alone (City Average: 26.9%)

Core TCHC Area Only

- **Many Families With Children:** 89% of families have children (City Average: 67.3%)
- **Lone-Parent Families:** 57.2% are lone-parent families (City Average: 20.3%)
- **Large, Lone-Parent Families:** 30.8% of lone-parent families have 3+ children (City Average: 11.1%)
- **Unemployment:** 9.9% of residents are unemployed (City Average: 7.6%)
- **Low Income:** Household income is \$40,705 (City Average: \$80,343)
- **Low Education:** Only 19% of Core TCHC area residents have education above ‘High School Certificate’ (City Average: 55%). Only 1.9% have a University degree (City Average: 36%)

9. Growth and Change

9.1 Focus Area Growth Projections

The Lawrence-Allen Secondary Plan anticipates growth in the area. It notes that the Focus Area can accommodate up to 5,600 residential units. Within this development, all 1,208 existing social housing units would be replaced with quality housing built to current standards. Of the 5,600 residential units provided for in the Focus Area:

- up to 5,300 units may be located on the Lawrence Heights lands (including 1,208 replacement social housing units and up to 4,100 new market units)
- up to 300 units may be located on the John Polanyi lands (formerly Bathurst Heights Secondary School)

There are currently about 3,500 residents living in the Focus Area. An estimated 10,000 new residents are projected with the number of new residential units proposed in the Secondary Plan. This is based on an assumption of an average of 2.2 persons per new residential unit. Based on this projection of growth, the total future population is estimated at approximately 13,500 persons. More detailed population monitoring and analyses will be undertaken over time as revitalization proceeds.

9.2 Secondary Plan Area Growth

In addition to growth within the Focus Area, incremental change over a longer time period is expected in other parts of the Secondary Plan area as private developers apply to the City for new development on their lands. Applications are expected mostly along the Avenues, namely: Bathurst Street, Dufferin Avenue and portions of Lawrence Avenue West. Current examples of residential development recently approved along the Avenues include 770 Lawrence Avenue West/3083-3095 Dufferin Street (1,500 units) and 3180 Bathurst Street (349 units).

10. Needs Assessment by Sector

Through the study process described in Section 7, the team completed a full needs assessment covering five sectors: schools, child care, library, community recreation, and human service agencies (including health, employment and food security services). For each sector, the assessment included:

- Inventory of existing facilities serving the area
- Existing local priorities, capacity and service gaps
- Requirements to respond to future growth and change
- Preferred location and design characteristics for new facilities, including co-location opportunities

Based on this assessment, a series of service and facility priorities were developed and agreed upon by the appropriate representatives within each sector. These priorities guided the development of the Lawrence-Allen Secondary Plan and the implementation actions detailed in this Strategy.

This section briefly summarizes the existing conditions within each sector and lists facility and program priorities as well as location and design criteria.

Existing facilities in the Lawrence-Allen area are shown on Map 3 while Appendix A includes a full inventory of current service providers.

10.1 Schools

The Toronto District School Board (TDSB) and Toronto Catholic District School Board (TCDSB) have contrasting school accommodation issues in the Lawrence-Allen area. The TDSB, on one hand, owns five school sites in the area and these sites are under-capacity (i.e. under 80% utilized based on Ministry standards). The TCDSB, on the other hand, does not own any school sites within the Lawrence-Allen area, and many of its nearby schools are over capacity (i.e. over 100% enrolment). The revitalization of the Lawrence-Allen area offers an opportunity to address both these issues as well as population growth in the area.

10.1.1 Schools Priorities – Facilities

TDSB to:

1. *Retain two elementary school sites within the Focus Area through:*
 - *Replacement of Flemington P.S. with a TDSB JK-8 elementary school integrated within a residential development on the east side of Allen Road*
 - *Renovation or replacement of the existing Baycrest P.S. school site for a JK-8 elementary school, as funding allows*
2. *Retain Lawrence Heights M.S. as a Core Holding School, to facilitate future school changes by temporarily accommodating pupils while other sites are being built.*
3. *Establish John Polanyi Collegiate Institute on the former site of Bathurst Heights Secondary School as of September 2011 through the move of students and staff from Sir Sandford Fleming Academy.*
4. *Plan for redevelopment of the Bathurst Heights/John Polanyi site into a mixed use development, including a TDSB secondary school, athletic field and residential units. The redevelopment of the secondary school should explore the opportunity to accommodate other community facilities such as a child care, and a Food and Distribution Hub, which complements the broader goals of the Secondary Plan.*
5. *Lease the Sir Sandford Fleming Academy site to TCDSB to accommodate the Beatrice Campus of Dante Alighieri in the short term. In the long term, the site should retain its designation as a school site and be retained by the TDSB, or leased or sold to other appropriate organizations.*

TCDSB to:

1. *Plan to establish a TCDSB elementary school site within the Focus Area.*
2. *Redevelop Dante Alighieri Secondary School site to accommodate current and future secondary school needs within the Lawrence-Allen area.*
3. *Move from former Bathurst Heights site to Sir Sandford Fleming Academy site until the redeveloped Dante Alighieri Secondary School is ready for students.*

Multiple Boards:

1. *Both school boards to explore co-location of schools with other community facilities to establish visible and accessible community service hub(s). Design of all school facilities will ensure accessibility, safety and facility character will be addressed.*
2. *TDSB, TCDSB, area French-language school boards as appropriate, Ontario Ministry of Education and City of Toronto to initiate a coordinated review of school accommodation needs over time to identify appropriate resources to support the accommodation of future enrolment growth. This review will be undertaken as development applications are submitted.*

10.1.2 Schools Design and Location Criteria

The criteria for determining appropriate school sites in the revitalized Focus Area reflects the urban setting of these lands and was agreed to by both the TDSB and TCDSB through the work undertaken at the Education Partnership Table. They include:

- New schools should be in visible, accessible locations, typically on a major or primary street, with strong links to the broader transit, cycling and pedestrian networks.
- Elementary schools should be located adjacent to public parks. Schools have a number of mandatory outdoor space requirements, including athletic play areas and parking lots. When they are located adjacent to a public park, some of these elements can potentially be located in the park.
- Secondary schools should contain a school yard capable of accommodating outdoor recreation needs, such as a track and playing fields. The design and location of the school yard should accommodate community use outside of school hours.
- Schools should have the ability to be co-located with other facilities on a single site. Examples of other facilities that can co-exist with a school on a site include: child care centres, community centres, swimming pools and public libraries.
- Schools can be co-located with residential buildings. Two buildings may share a single lot, or the school may be integrated at the base of a residential building. This offers certain benefits to both students and the community, including safe and direct access from home to school, especially for younger students. Also, it provides the school boards with a source of revenue (i.e. from selling or leasing land or space) that can be used for school improvements.

10.2 Child Care

There are 19 child care programs within the broader community services and facilities assessment area providing a total of 1,366 licensed child care spaces. Children's Services staff advise that relative to other areas of the City, the share of child care subsidy in the community overall is adequate. There is however a demand for additional spaces for infants and toddlers.

Two of the 19 centres are located in the Focus Area. They are the Baycrest and Lawrence Heights Child Care Centres, which are both located in TDSB elementary school facilities (Baycrest P.S., Flemington P.S.). Approximately 90% of the 191 licensed child care spaces in these two facilities are subsidized. There are two additional child care centres in the Secondary Plan area: Esther Exton Child Care Centre and Oxford Learning Centre. The Esther Exton centre has a fee subsidy agreement with the City. An additional commercial centre, the Arpi Nursery School, had been located at the Asbury and West United Church at 3180 Bathurst Street and also has a fee subsidy agreement with the city. It has temporarily been relocated outside the area due to the redevelopment of 3180 Bathurst Street into a mixed use site. The redeveloped site will include a new child care facility to replace the existing centre. Arpi Nursery School will have the right of first refusal of the new child care facility and has committed to returning to Ward 15 when the space is available.

In September 2009, the Province of Ontario announced a 5 year plan to implement a Full-Day Early Learning Kindergarten (FDELK) program for children aged four and five years. As implementation of full-day kindergarten continues, more children will transition out of child care and into the education system. Many centres may wish to expand or reconfigure

their services to provide care for younger children. Children's Services will continue to monitor any decisions by the school boards that may affect child care programs in the Focus Area including future full-day kindergarten sites and extended day programs.

Taking into account current child care capacity, changes that will occur as a result of the transition to FDELK and increased demand for child care due to population growth, the Focus Area will require a total of two to four child care facilities. This may include existing, replacement and/or new facilities. Incremental change is expected outside the Focus Area, most notably on the Avenues, through site-specific development applications. Facilities currently existing in these areas may be directly affected by incremental growth and change through site-specific development applications. Population growth through site specific applications may also create the need for additional child care facilities.

10.2.1 Child Care Priorities – Facilities

Children's Services to:

- 1. Establish two to four child care centres (size 72 spaces) in the Focus Area through existing, replacement and/or new facilities to support population growth and the continued demand for child care subsidy. Ideally, child care centres should be co-located with schools to develop a continuum of care model.*
- 2. Establish additional child care centres as required to support incremental growth along the Avenues and in other parts of the Lawrence-Allen Secondary Plan area.*
- 3. Where appropriate, establish child care centres according to the Best Start Child and Family Centre model of integrated service provision.*

*Note: Calculations of child care space needs generated by new growth in the Focus Area can be found in Appendix B. The provision of any child care is dependent on securing appropriate funding. Estimates of child care need may change as a result of transition planning initiatives related to the implementation of the Provincial full-day kindergarten program.

10.2.2 Child Care Design and Location Criteria

Children's Services is designated as the City's "child care service system manager" under provincial legislation. In cases where there are opportunities to build new child care facilities through major planning studies and approvals (e.g. Section 37 matters), Children's Services works closely with City Planning in developing location and design criteria.

Children's Services has recommended that the proposed size of any child care centre built over the course of the Lawrence-Allen revitalization will be 72 spaces in size (20 infant, 20 toddler and, 32 preschool children aged 2.5 to 3.8 yrs).

Facilities should ideally be co-located with other facilities as part of community service hubs. In particular, school-based integrated programs are consistent with the Child Care Service Plan and the report of the Early Learning Advisor 'With Our Best Future in Mind – Implementing Early Learning in Ontario' which supports a fully integrated system of early

learning and care for children aged 0 to 12 years. This addresses the desire for a continuum of supports for children and their families.

In addition to the key policy priorities regarding the location of facilities at highly visible and accessible locations, there are also a number of specific location and design criteria to be applied with respect to the development of child care facilities:

- The size of interior and exterior space based on the number of children (110 sq. ft. per child interior; 60 sq. ft. per child exterior usable playground space);
- The outdoor play space including storage area to be adjacent to indoor space;
- The location of child care space at grade with direct access or partially on second floor level if there is an opportunity for adjacent play area on a podium. Infant spaces will not be permitted in areas above grade level;
- Safe access to the child care facility for children, parents, custodians and staff, including pedestrian and vehicular drop-off and pick-up locations; and
- Acceptable wind, sun/shade, noise, air quality and soil quality conditions.

The child care space must meet specific criteria established by the Province and City, including the *Day Nurseries Act*; Planning and Design Guidelines for Child Care Centres from the Ministry of Child and Youth Services; the CAN/CSA-Z614-03 Children's Play Spaces; the Toronto Accessibility Guidelines; the Toronto Green Standard; as well as all provincial codes and municipal planning and zoning by-law provisions.

10.3 Libraries

There is one public library that serves the Secondary Plan area – the Barbara Frum District Branch located on Covington Road near the Lawrence and Bathurst intersection. It is a District Branch that serves a population of 60,000 persons living within several neighbourhoods. Library complimentary services such as a bookmobile stop at 5 Replin Road and outreach programs also serve the library needs of the community. Library service to this area will continue to be provided through the Barbara Frum District Branch and there are no plans to build another library branch. With enhancements and expansion of library services within the existing building, the branch has the capacity to serve the contemplated population increase.

10.3.1 Library Priorities - Facilities

TPL to:

1. *Upgrade the Barbara Frum District Branch Library to address the service needs of the growing population within the Lawrence-Allen Secondary Plan area.*
2. *Ensure that complimentary services such as bookmobile service continue to be available and evaluate for future improvements.*

10.3.2 Library Priorities - Programs

TPL to:

1. *Review library programs and services including outreach services as revitalization proceeds to reflect the diversity and needs of existing and new residents.*
2. *Sustain and build on existing library programs and services to enable the Barbara Frum District Branch Library to continue and strengthen its role as a hub which supports literacy, provides access to information, computers and technology, safe individual and group study space and community space to deliver educational and cultural programs.*

10.3.3 Library Renovation Requirements

Renovation requirements include replacing flooring, furniture, HVAC systems and equipment, building envelope repairs, perimeter landscaping changes for public safety along with energy saving lighting upgrades. As part of the overall project, the following enhancements have been identified by TPL to address the new growth projected by the Lawrence-Allen Secondary Plan:

- KidsStop Early Literacy Centre
- Computer Le@rning and Media Centre
- Teen Zone
- Auditorium and Meeting Space Expansion and Upgrades

10.4 Community Recreation

This section deals with facilities owned by the City of Toronto Parks, Forestry and Recreation division and programs run by this division. There are several City recreation facilities that serve the Secondary Plan area as well as the surrounding residential communities. Two of these facilities are located within the Focus Area: Baycrest Arena and the Lawrence Heights Community Recreation Centre, which includes an outdoor pool.

The recreation centre is a key focal point for TCHC residents offering a wide range of programs. Many of its facilities are currently overbooked and/or oversubscribed, and there is demand for year-round indoor aquatics programs. These currently unmet needs plus the anticipated population growth creates the need for significant new facilities, most notably a new larger community centre with indoor pool. This would be a district facility which serves the Lawrence-Allen residents, while also attracting users from surrounding areas.

10.4.1 Community Recreation Priorities – Facilities

PF&R to:

1. *Retain the existing Lawrence Heights CRC and Outdoor Pool in place to serve the new and emerging community until new facilities are built.*
2. *Replace Lawrence Heights CRC and Outdoor Pool with a larger community recreation centre and indoor aquatic pool in the Focus Area.*
3. *Design public facilities with flexible multi-purpose spaces to support community programming from outside organizations.*

10.4.2 Community Recreation Priorities – Programs

PF&R to:

- 1. Explore the feasibility of establishing community programming at Sir Sandford Fleming School to improve services for the northeast quadrant of the Lawrence-Allen area.*
- 2. Explore options for improving programming and services at existing locations such as Lawrence Heights Community Recreation Centre, Yorkdale Community Arts Centre and Barbara Frum Community Recreation Centre.*
- 3. Ensure that Parks, Forestry and Recreation programs, in existing and new facilities reflect the cultural diversity of the Lawrence-Allen Secondary Plan residents.*

10.4.3 Community Recreation Design and Location Criteria

Parks, Forestry and Recreation staff have estimated the size of the new community recreation centre with an indoor swimming pool at approximately 7,897 square metres (85,000 square feet). This is based on similar, recently built facilities in Toronto, such as the North Toronto Community Centre and the Wellesley Community Recreation Centre. Appendix D contains a draft PF&R facility program. Facility components required in the new community centre include a regulation size double gym, large multi-purpose rooms and a teaching kitchen. This facility should be located on a prominent, accessible site adjacent to a large park. Opportunities to co-locate with other agencies and/or facilities to create a community service hub should also be explored.

Consistent with other recently constructed Parks, Forestry and Recreation facilities (e.g. Wellesley CRC), the proposed facility will be designed and constructed using the most current technologies and design principles, including green technologies and principles of sustainability and universal accessibility. It should be sensitive to community needs in a manner that recognizes and addresses the cultural and religious diversity of the area. This may include measures to facilitate gender-specific programming.

All public facilities should be designed with flexible multi-purpose spaces to support community programming from outside organizations.

10.5 Human Service Agencies

There are approximately 40 human service agencies located within the broader CS&F assessment area. These non-profit community-based organizations provide a wide range of services including: health, employment and training, food, counselling services, home support, housing, legal aid, immigrant and settlement services, and others.

Human services agencies operating in the Lawrence-Allen area are primarily located on four key sites:

- Lawrence Square Mall: Multiple community agencies
- John Polanyi Collegiate Institute (formerly Bathurst Heights): North York Harvest Food Bank, TDSB ESL Program
- Unison Health and Community Services
- Baycrest Centre for Geriatric Care

10.5.1 Human Service Agency Priorities - Facilities

1. *Unison Health and Community Services to explore opportunities to establish satellite space to complement their existing health centre site at 12 Flemington Road.*
2. *Baycrest Centre for Geriatric Care to develop a campus plan if they seek future redevelopment of their lands.*
3. *TDSB and North York Harvest Food Bank to discuss the feasibility of incorporating a Food Hub as part of the redevelopment of the John Polanyi school site.*

City Planning and SDF&A to:

1. *Coordinate with relevant organizations to inform community agencies about opportunities for community facility space in new and existing buildings as development proceeds.*
2. *Coordinate with relevant organizations to ensure service providers are informed of redevelopment applications throughout the Secondary Plan area which may cause displacement of existing community services, programs or facilities to provide the opportunity to plan for new accommodations and participate in the development review process.*
3. *If the Lawrence Square Mall is redeveloped in the future, ensure replacement of facilities on site and seek non-profit community service space.*
4. *Seek non-profit community service space as part of private developments throughout Secondary Plan area.*
5. *Incorporate provisions in new zoning by-laws to permit community facilities on the ground floor of tall and mid-rise buildings.*

10.5.2 Human Service Agency Priorities - Programs

City Planning and SDF&A to:

1. *Ensure an extensive stakeholder consultation process is undertaken to identify programs and services which could be accommodated within new community space locations identified above; such processes to be coordinated with the Social Development Plan principles and stakeholder bodies.*

10.5.3 Human Service Agency Design and Location Criteria

There are opportunities for human service agencies to establish new community facilities in the base of tall and mid-rise residential buildings developed as part of the revitalization of the Focus Area, or through incremental growth in other parts of the Secondary Plan area. As identified by current agencies operating in the area, preferred location requirements for new facilities include:

- Visibility – store fronts if possible
- Subway/TTC accessibility
- Accessibility for people with disabilities
- Affordable rental costs
- Close to food services/restaurants

- Close to other professional offices
- Close to child care / child minding centres

The design and location criteria for a Food and Distribution Hub are being developed by the North York Harvest Food Bank as part of a feasibility study which will be completed in 2012.

11. Community Services and Facilities in the Secondary Plan

The needs assessment identified a series of community service priorities that will be essential in supporting the future growth and change provided for by the Lawrence-Allen Secondary Plan. Planning for a liveable and complete community will require that the provision of community services and facilities is prioritized as each phase of development proceeds and/or individual development applications are considered. Five core planning objectives provide the framework which guides the implementation and provision of community services and facilities:

1. Timely provision and retention of services
2. Provision of an appropriate range and level of services and facilities
3. Locate facilities on prominent, accessible sites
4. Co-locate facilities to create community hubs
5. Review community services and facilities over time

Based on these objectives, and the broader needs assessment, facility priorities were identified to support the intensification of this area. These are detailed in Table 1. Locations of these facilities are illustrated in Map 4. The section that follows describes the planning principles and service and facility priorities in more detail.

11.1 CS&F Planning Principles

11.1.1 Timely Provision and Retention of Services

Revitalization of the Lawrence-Allen area is a long term process that will take 20 years or more. However, it is not only important to plan for a strong network of facilities at the end of this process, but also to ensure that residents are well served at any point in time during the process – over a 15 years period, a 5 year period, or a one year period.

Existing facilities and services identified as required in this Community Services and Facilities Strategy should therefore either be maintained within the community or replaced in a timely fashion within a facility providing equal or better service and access to the community. Furthermore, new or renovated facilities required to address population growth should be timed to coincide with the arrival of the population they are intended to serve.

These principles are consistent with Official Plan policies which articulate the importance of preserving local community service facilities and improving physical and social infrastructure in a timely manner to service both existing needs and future growth.

This priority will be achieved through the following steps:

- **Maintain facilities in a state of good repair:** Facilities that will continue to serve the community through the revitalization process, such as the Baycrest Arena, and those which will be replaced, such as the Lawrence Heights Community Recreation Centre will be maintained in a state of good repair in order to continue serving the community.
- **Renovate or expand facilities to meet growing demand:** Certain facilities will be renovated or expanded to meet growing neighbourhood demand. In some cases, such as the Barbara Frum Library, renovations are already envisioned within this strategy. In other cases, the need for change may be determined through a future agency initiative or CS&F review.
- **Time replacement of facilities to ensure continuity of service:** The replacement of certain facilities is anticipated by the Secondary Plan. Examples include the Lawrence Heights Community Recreation Centre and the Flemington Elementary School. In these cases, all best efforts should be made to ensure that existing facilities continue to serve the public until the new facility is ready to open. In some cases, temporary facilities may be required to achieve this goal.
- **Time new facilities with new development:** As will be discussed in Sections 12 and 13, the submission of a development application in a particular District also triggers relevant organizations to begin the process of planning and implementing the community facilities associated with that District.
- **Provide relocation opportunities for human service agencies:** In some cases, human service agencies may be displaced through the redevelopment of the building in which they deliver their services. In addition, agencies will generally come and go from the neighbourhood based on their own changing priorities and those of the community residents. The Secondary Plan therefore provides different location opportunities for new and relocating agencies, including:
 - Co-location with larger city facilities, such as a school, community centre, library or arena.
 - Potential new non-profit community service space
 - Non-residential space in the ground floor of tall and mid-rise buildings along primary streets and major streets.

In order to assist agencies in responding to redevelopment applications which may impact them, LHION and other relevant organizations will be informed of applications which may cause existing facilities to be displaced and those which provide opportunities for new facilities to be established.

11.1.2 Provision of an Appropriate Range and Level of Services and Facilities

The Official Plan notes the importance of improving and expanding local community service facilities in neighbourhoods that are poorly served and ensuring an appropriate range of facilities in areas of major or incremental physical growth.

As noted in Sections 7-10, the Lawrence-Allen area has both existing deficiencies and expectations of major growth in the Focus Area. As these Sections also described, a thorough needs assessment was conducted over several years across five service sectors. A series of priorities were agreed upon by the appropriate representatives within each of these sectors. Key City of Toronto priorities are:

- New, full-sized Community Centre with an indoor swimming pool
- Facility renovations to the Barbara Frum Library
- Non-profit child care centres to support existing needs and new growth
- Non-profit community service space

Other facility and service improvements expected in the neighbourhood include new and renovated public schools, and expanded human service agency space. Table 1 summarizes all existing facilities and future priorities. The locations of existing facilities are shown on Maps 3, while Map 4 shows those planned for the future.

Under the *Planning Act*, private developers outside the Focus Area may also choose to submit development proposals over time. If approved, these may generate the need for additional facilities, over and above those outlined in Table 1. For example, a development application at 770 Lawrence Avenue West/3083-3095 Dufferin Street led to a Section 37 Agreement to establish a new child care centre on those lands. The City may secure additional facilities through future development proposals as well.

11.1.3 Locate Facilities on Prominent, Accessible Sites

The Official Plan recognizes that community facilities must be accessible to get to and use. Policies note that their public status should be promoted so that they function as important landmarks within the broader public realm, integrating with streets, parks, open spaces and other buildings to create great public places. The Lawrence-Allen Secondary Plan therefore directs community facilities to prominent, visible and accessible sites where they will serve as landmarks and form a strong public realm with a connected network of streets, parks, open spaces and other civic buildings. Facilities are also to be designed to meet the city's accessibility guidelines to ensure universal physical access.

Map 4 shows the locations of future community facilities planned for the Lawrence-Allen area. Additional facilities may be established as well, likely in stand-alone buildings or incorporated into mixed use developments. For example, a mid-rise or tall building may have a community facility in a street-related space on the ground floor, with residential apartments located in the floors above.

To ensure accessibility and visibility, blocks identified for community facilities are located with frontage on primary or major streets. These streets have surface transit routes, cycling and pedestrian paths, and automobile routes to bring users to and from the facilities. Facilities along Allen Road can also be accessed by pedestrians and cyclists through the Greenway. The facilities also create activity and natural surveillance along the streets and Greenway, which contribute to the safety and enjoyment of these routes.

The most prominent location for facilities is the Community Commons, at the centre of the Lawrence Heights Focus Area. This area surrounds the community park spanning both sides of Allen Road. The area will feature two new elementary schools, a new community centre with pool and the existing Unison Health and Community Services site. Facility and retail opportunities along the portion of Flemington Road facing the park will create a “main street” atmosphere. The synergy of amenities in the Commons will make the area a centre of community activity, which will attract residents from throughout the Lawrence-Allen area.

In addition to the Community Commons, facilities distributed geographically throughout the Focus Area will help broaden access and create additional community focal points. This includes the John Polanyi Secondary School site, Baycrest Park and potentially sites abutting subways, such as at the Ranee Avenue and Allen Road intersection and the Lawrence Avenue and Allen Road intersection.

As hubs are designed and implemented, issues such as building design, parking, partnership agreements, governance models and others will be discussed and addressed by the various organizations involved. The design and implementation process of co-location hubs will also be enhanced by working with the principles and stakeholder bodies developed through the Social Development Plan process.

11.1.4 Co-Locate Facilities to Create Community Hubs

The Official Plan encourages the co-location and shared use of community facilities including municipal facilities, schools, parks and public open space.

Lawrence-Allen residents have articulated a desire for community “hubs” - physical locations which act as a center of interest and activity in the neighbourhood. These hubs are particularly valuable to the community when residents can access many community services in one place.

Locating services in hubs maximizes the opportunity for agencies to share space, coordinate programs and complement each other’s mandates. It also makes it easier for family members with different ages and needs to access services. The efficient land use also allows for increased open space. A variety of strategies are used to establish community hubs:

- **Co-locate new facilities:** When developing large facilities, such as schools and community centres, City divisions and school boards will coordinate to integrate facilities within buildings or beside each other on individual blocks. This may include shared spaces and joint programming. Examples shown on Map 4 include the elementary school sites on Blocks P and Q and the John Polanyi Collegiate Institute Site on Block R. In each case additional community facilities are anticipated to be co-located with the school.
- **Expand use of existing facilities:** New organizations or programs can be established in existing facilities. This can be done through physical renovation or

expansion, or through greater utilization of existing spaces, which may occur at Sir Sandford Fleming Academy.

- **Design facilities to support multiple groups and programs:** Facilities such as the community recreation centre can be designed with flexible multi-use spaces to support grassroots groups and satellite programs from outside organizations, such as library outreach programs.

As hubs are designed and implemented, issues relating to building design, parking, partnership agreements, governance models and other issues will need to be discussed and addressed by the various organizations involved.

11.1.5 Review Community Services and Facilities Over Time

The build out of the Lawrence-Allen Secondary Plan is expected to take 20 years or more. The character and priorities of the area will change over that time. The effectiveness of actions and policies described in this strategy will also become clearer. It is therefore important to monitor the provision of community services and facilities and to treat this Community Services and Facilities Strategy as a living document which will adapt and change over time.

This principle addresses the need for monitoring and assessment that is built into the Official Plan to allow for course correction over time, including the potential adjustment of priorities, policies and implementation mechanisms.

This review will occur in two ways:

1. A Community Services and Facilities Implementation Plan will be required to be submitted by landowners for development proposed within the Focus Area and for all major developments requiring a Zoning By-law Amendment.

The *City of Toronto Development Guide: Building Toronto Together* articulates the need for a Community Services and Facilities Study to support Official Plan Amendment and Zoning By-law Amendment applications. The CS&F Implementation Plan would be done in place of this study, as the terms of reference more specifically address the particular characteristics of the Lawrence-Allen area. The purpose of the CS&F Implementation Plan will be to:

- a. Update the demographic profile of Lawrence-Allen residents and identify changes which have occurred;
- b. Update inventories of existing facilities and services;
- c. Identify existing or new gaps in service provision;
- d. Re-evaluate community services and facilities priorities;
- e. Update and review the status of facilities planned for previous Districts or the broader area; and
- f. Identify appropriate locations and the timing for new community facilities proposed in the District.

2. As part of the monitoring and review of service provision levels, an update of this Community Services and Facilities Strategy will be completed by the City upon occupancy of 2,000 new residential units within the Focus Area. This represents approximately half the new units reflected in the Secondary Plan.

12. Implementation

12.1 Implementation Process

12.1.1 Development Districts

The planning implementation framework outlined in the Secondary Plan divides the Focus Area into seven geographic Development Districts. These are shown on Map 5. The Development Districts are:

1. Ranee District
2. Northwest District
3. Commons West District
4. Commons East District
5. Northeast District
6. Replin District
7. John Polanyi District

12.1.2 Development Applications

The provision of social infrastructure is embedded within the broader development review process for the Lawrence-Allen Secondary Plan area along with other key elements such as transportation and servicing infrastructure. This will ensure that, as each District is developed, a strong and growing network of community services and facilities will be provided in a timely fashion.

The Secondary Plan's implementation policies require that redevelopment in the Focus Area be initiated by landowners through the submission of Zoning By-law Amendment and Plan of Subdivision applications for each District.

These applications must include a Community Services and Facilities Implementation Plan along with various technical documents such as servicing reports and transportation studies.

Outside the Focus Area, major development applications requiring a Zoning By-law Amendment must also include a Community Services and Facilities Implementation Plan.

12.1.3 Facility Implementation

The redevelopment of a District will typically be the time when facilities for that District are implemented. Therefore, the submission of a Zoning By-law Amendment application will serve as a trigger for community facility providers to take actions such as coordinating

with potential partners and initiating a facility design process including program components and estimated capital and operating costs. Section 13 lists the relevant facilities for each service sector (e.g. schools, child care) and District and the actions that facility providers will take to implement those facilities.

Prior to submission of the Zoning By-law Amendment application, applicants are encouraged to contact organizations and agencies who may be responsible for providing community facilities in the District. This will allow implementation processes to begin as early as possible and will facilitate the timely design and development of facilities. This will require Toronto Community Housing and applicants to be proactive and engaged with the City divisions, school boards and local agencies that serve this community.

12.2 Community Engagement and Facility Design

This Community Services and Facilities Strategy was developed through a three year process which included 30 community events, including a focused engagement process targeting the over 100 human service agencies serving the community. The dates and titles of these events are listed in Appendix C. Together they attracted the participation of over 3,200 residents and community stakeholders. Through this process, residents and agency representatives throughout the Lawrence-Allen area articulated the importance of active community involvement in the design and development of community facilities. Residents contributing to the development of the Social Development Plan have also described the importance of a robust engagement process.

City divisions, school boards, community agencies and other organizations planning new, replacement or renovated facilities in the Lawrence-Allen area each have their own community engagement processes. Each will tailor their work to address the specific mandate and catchment area of the facility being provided. Through these processes, however, each organization is strongly encouraged to develop an inclusive engagement strategy which takes into account the diversity of the area and promotes social inclusion across all communities. Facilities should be designed to reflect this diversity and also to provide universal physical accessibility.

Residents and agencies identified the following elements of the City's community engagement approach over the course of this project as successful:

- Establishing a diverse resident steering committee which brings together residents from different geographic areas, including residents of Toronto Community Housing, new market units in the Focus Area, and existing homes throughout the Secondary Plan area, including men, women, youth and seniors
- Ensuring community events are in buildings which are accessible to people with disabilities
- Partnering with Toronto Community Housing to perform direct outreach to tenants
- Working with City divisions, school boards, LHION, and community agencies to understand the needs of the area, share information and engage with their clients
- Broadly distributing printed material, including postings at the Barbara Frum Library, Lawrence Heights Community Recreation Centre, Unison Health and

Community Services, local area schools and the TCHC community meeting space at 10 Old Meadow Lane

- Organizing community meetings in different geographic locations within the Secondary Plan area, where possible
- Translating meeting notices into multiple languages and providing interpreters at public events
- Extending meetings from afternoon into the evening to accommodate different resident schedules
- Schedule events to avoid conflict with religious holidays of area residents, including those of the Muslim, Jewish and Christian faiths
- Creating a meeting format that allows community members to connect directly with professionals in an open, welcoming and safe environment
- Provide reports on the outcome of meetings with access to visual materials for those unable to attend

12.3 Funding Strategies

A Financial Strategy is being developed by Social Development, Finance and Administration which addresses funding sources for city infrastructure requirements, including the community facility needs articulated in this strategy.

13. Service Sector Implementation Actions

This section summarizes the facilities that are applicable to each service sector, the location of the facility by Development District (Map 5) and Block (Map 4) and the actions that will be required to implement them over time.

13.1 Schools

The Secondary Plan identifies seven school sites to accommodate the needs of Lawrence-Allen residents. As shown on Maps 4 and 5, three of these sites are located in Districts where redevelopment is planned. The primary landowner in the Commons West and Commons East Districts is Toronto Community Housing, while the TDSB is the primary landowner in the John Polanyi District. Two other sites, Baycrest E.S. and Sir Sandford Fleming Academy are located in the Focus Area, but outside the areas planned for residential intensification.

As development applications are submitted in each District, the school boards will be circulated this information, which will assist in assessing their school accommodation requirements. If the District contains a school site, the applicant is encouraged to work with the appropriate school board prior to submitting their application.

Anticipated school facilities are summarized in the table below.

Facility	Block (Map 4)	District (Map 5)	Details
TDSB: Flemington Elementary	Q	Commons East	Replacement of elementary school as JK-8 facility in a new mixed use development

			including residential units and potential co-location with a community recreation centre and child care.
TDSB: John Polanyi Collegiate Institute	R	John Polanyi	Replacement of secondary school on existing site that would also allow for residential uses and other community facilities (e.g. child care, Food and Distribution Hub).
TDSB: Lawrence Heights Middle School	B	N/A (Outside Focus Area)	Existing site maintained as Core Holding Site.
TDSB: Baycrest Elementary	O	N/A (Inside Focus Area)	Redevelopment as standalone JK-8 elementary school on current site.
TDSB / TCDSB: Sir Sandford Fleming Academy	I	N/A (Inside Focus Area)	TDSB-owned facility to be used in the short term by TCDSB for Dante Alighieri Beatrice Campus (grade 9). Long term school use anticipated.
TCDSB: New Elementary School	P	Commons West	Future new elementary school in new mixed use development including residential units and potential co-location with a community recreation centre and child care.
TCDSB: Dante Alighieri Secondary	N/A	N/A (Outside Secondary Plan Area)	Redevelopment of the existing site into a 1,300 pupil facility. Will accommodate all existing Dante Alighieri campuses and secondary school students generated by new development.

13.1.1 Actions by District

New schools are envisioned as part of proposed mixed use developments, which could include residential units and other community facilities. They are also typically adjacent to a park. A joint design process between the City and the school boards will therefore be required to balance the programming of the park to meet the needs of both the school and the broader community. While each school board will either initiate or coordinate their planning and design process with a development partner, this work will need to include the participation of TCHC, relevant City divisions such as Children's Services and Parks, Forestry and Recreation, and other stakeholders, including LHION. Changes to the school facilities located within Baycrest Park will also require coordination with City divisions with respect to the new primary street around Baycrest Park and the potential to improve the park design and its relationship to the schools.

Ranee
<ul style="list-style-type: none"> TDSB, TCDSB and PF&R to explore the feasibility of establishing community programming at Sir Sandford Fleming School (Block I) to improve services for the northeast quadrant of the Lawrence-Allen area.
Commons East
<u>New TDSB Elementary School (Flemington E.S.) - Block Q</u>

<ul style="list-style-type: none"> • TDSB to coordinate with TCHC and City to design a site that would potentially accommodate: the replacement of the Flemington Elementary School, residential uses, a community recreation centre and child care. • TDSB and PF&R to coordinate on design and shared-use agreements around the school use associated with the Community Park.
Commons West
<u>New TCDSB Elementary School – Block P</u> <ul style="list-style-type: none"> • TCDSB to coordinate with TCHC and City to design a site that would potentially accommodate: new TCDSB elementary school, residential uses and a child care facility. • TCDSB and PF&R to coordinate on design and shared-use agreements around the school use associated with the Community Park.
John Polanyi
<u>Redeveloped TDSB Secondary School – Block R</u> <ul style="list-style-type: none"> • TDSB to coordinate with TCHC and City to design a site that would potentially accommodate: the replacement of the John Polanyi Collegiate Institute, residential uses and a child care facility. • TDSB and PF&R to coordinate on design and shared-use agreements around athletic field adjacent to the school. • TDSB to coordinate redevelopment process with existing tenants, such as the North York Harvest Food Bank, and explore opportunities for a Food and Distribution Hub as part of a new school site.
Outside Development Districts
<u>Renovated or Maintained TCDSB School (Sir Sandford Fleming Academy) – Block I</u> <ul style="list-style-type: none"> • TCDSB and PF&R to coordinate on design and shared-use agreements relating to the school yard and Baycrest Park. • School boards and City Transportation Services to coordinate on extension of primary street around Baycrest Park connecting Varna Drive to Neptune Drive.
<u>Redeveloped TDSB Elementary School (Baycrest Elementary) – Block O</u> <ul style="list-style-type: none"> • TDSB and PF&R to coordinate on design and shared-use agreements relating to the school yard and Baycrest Park.
Outside the Secondary Plan Area
<u>Redevelopment of Dante Alighieri Secondary School</u> <ul style="list-style-type: none"> • TCDSB to submit development applications through the City development review process.
All Areas
<ul style="list-style-type: none"> • TDSB, TCDSB, area French-language school boards as appropriate, Ontario Ministry of Education and City of Toronto to initiate a coordinated review of school accommodation needs over time to identify appropriate resources to support the accommodation of future enrolment growth.

13.1.2 Service/Strategic Planning and Design

The capital investment required to build new schools will be funded by each school board coordinated through the Ministry of Education as part of their long term capital planning process.

In addition, as each development application is submitted, the Toronto District School Board, the Toronto Catholic District School Board and the area French-language boards as appropriate will be encouraged to review the application and incorporate student population forecast into their facilities planning. This will allow the boards and the Ministry to monitor school accommodation needs over time and to ensure that appropriate funding can be made available to support the demand for new pupil places. This review process will apply to each District in the Focus Area and for major residential developments in the broader Secondary Plan area requiring a Zoning By-law Amendment. This will also be supported by the City's broader work in reviewing community services and facilities needs over time. This includes the requirement that applicants submit a Community Services and Facilities Implementation Plan with Zoning By-law Amendment applications.

Many new school sites will require real estate transactions to be initiated between the school boards, TCHC and the City. This is particularly true for the schools within the Commons East, Commons West and John Polanyi Districts. For example, the relocation and redevelopment of the Flemington Elementary School site will result in virtually the entire existing 2.46 hectare school site becoming public parkland. While the majority of the John Polanyi redevelopment will occur on lands currently owned by the TDSB, there will likely be transactions on this block, such as those required to move Varna Road further west, to align with Englemount Avenue. These real estate matters will be addressed as each application is assessed.

13.2 Child Care

The priority for child care is to provide 2 to 4 centres in the Focus Area to respond to current need and future growth. Where possible, child care centres will be co-located with schools. This is a preference consistent with priorities articulated by Children's Services, community residents and the planning objectives of this Strategy. Where appropriate, Children's Services will seek to establish child care centres according to the Best Start Child and Family Centre model which would provide families with flexible early learning and care options, prenatal and postnatal information and supports, and family support programming.

The child care facilities identified in the Focus Area are therefore tied to blocks identified for schools and the Districts that contain them. The facilities chart below illustrates potential locations for up to four facilities in the Focus Area, while also identifying the potential for other facilities. Notwithstanding the preference for co-locating with a school, acceptable child care centre locations may be co-located with other facilities, or in standalone buildings. Each of these options should be reviewed through the child care planning process.

In addition to 2 to 4 centres within the Focus Area, additional child care facilities may be required to respond to additional growth in the broader Secondary Plan area. The child care centre agreed to through the development application at 770 Lawrence Avenue West/3083-3095 Dufferin Street is an example of an additional facility in the broader area.

As noted previously, the provision of new child care facilities in the Lawrence-Allen area is dependent on securing appropriate funding. In addition, estimates of child care need may change as a result of transition planning initiatives related to the implementation of Full-Day Early Learning Kindergarten and population growth.

Future Facilities	Block (Map 4)	District (Map 5)	Details
Potential Replacement Child Care	O	N/A (Inside Focus Area)	Redeveloped Baycrest elementary school
Potential New Child Care	P	Commons West	Ideally co-located with TCDSB elementary school.
Potential Replacement Child Care	Q	Commons East	Relocated Flemington elementary school
Potential New Child Care	R	John Polanyi	Ideally co-located with TDSB secondary school.
Esther Exton Child Care	D	N/A (Outside Focus Area)	Continues to serve community.
Oxford Learning Centre	F	N/A (Outside Focus Area)	Continues to serve community.
Replacement Child Care	T	N/A (Outside Focus Area)	To be built through redevelopment of 3180 Bathurst Street.
New Child Care	S	N/A (Outside Focus Area)	To be built through redevelopment of 770 Lawrence Avenue West / 3083-3095 Dufferin Street
Additional Child Care as Required	TBD	N/A (Outside Focus Area)	Response to growth outside the Focus Area.

Actions By District

13.2.1 Actions By District

The development of new or replacement child care facilities is directly linked to school facilities, which Children's Services has identified as the preferred location for child care. In the event this is not possible, locations should be in close proximity to support the school. The size and number of child care centres will need to be confirmed through the transition planning process related to full-day kindergarten.

Commons East
<ul style="list-style-type: none">• Children's Services and TDSB to work together to respond to the relocation of Flemington elementary school (Block Q) including a potential replacement child care facility within the school or in close proximity to support the school. Facility to potentially follow the Child and Family Centre model.
Commons West
<ul style="list-style-type: none">• Children's Services and TCDSB to coordinate on the potential establishment of a new facility within the elementary school (Block P) or in close proximity to support the school. Facility to potentially follow the Child and Family Centre model.
John Polanyi
<ul style="list-style-type: none">• Children's Services and TDSB to coordinate on the potential establishment of a new facility within the secondary school (Block R) or in close proximity to support the school. Facility to potentially follow the Child and Family Centre model.
Other
<ul style="list-style-type: none">• TDSB to work together with Children's Services to respond to the redevelopment plans for Baycrest elementary school (Block O) including determining the appropriate service level and facility requirements for child care. If a facility is needed, it should be co-located with the new school or in close proximity to support the school.
<ul style="list-style-type: none">• Children's Services to respond to the need for additional child care facilities as required as part of growth along the Avenues as well as new growth within the broader Secondary Plan area.

13.3 Libraries

Toronto Public Library staff have suggested the renovation and upgrade of the existing Barbara Frum facilities should ideally occur following the development of the community recreation centre. The preferred location of the centre is in the Commons East District, with an alternate possibility in Commons West. This timing will allow changes in the Barbara Frum Community Recreation Centre to be coordinated with those in the larger recreation centre facility. The TPL may also choose to initiate these renovations on an alternative schedule.

13.3.1 Implementation Actions

Commons East or Commons West
<ul style="list-style-type: none"> • Toronto Public Library to coordinate with PF&R on potential changes to the Barbara Frum Community Recreation Centre (Block F). This will ideally occur at the time that the new community recreation centre is being developed. • Toronto Public Library to initiate planning and design work for the Barbara Frum library renovation project.
All Areas
<ul style="list-style-type: none"> • Toronto Public Library to initiate a review of library programs and services at Barbara Frum District Library (Block F), including complimentary services such as bookmobile and outreach services.

13.3.2 Service / Strategic Planning and Design

TPL staff will use the Toronto Public Library Strategic Plan as a framework for developing capital and operating budgets as well as City and community partnerships. In addition, TPL staff will encourage on-going communication between library staff, stakeholders and residents and library users about how they can achieve their goals and improve service with available resources. As such, the proposed upgrades and service enhancements to the Barbara Frum District Library reflect the TPL's Strategic Plan.

The planning process for new, expanded and upgraded library facilities is led by the Toronto Public Library staff, who coordinate internally with various staff groups including front-line library operations, planning and development and capital projects. This group collaborates to identify library needs, partnership opportunities, design and construction cost requirements, leasing issues and funding sources (e.g. 10 year Capital Plan). Also, recommendations with respect to capital projects including partnership and funding opportunities (e.g. Section 37) are forwarded to the Library Board for approval.

13.4 Community Recreation

From a Community Recreation perspective the priority is to establish a new community centre with indoor swimming pool. Potential changes to the Barbara Frum CRC will be influenced by the design of this new facility. Other facilities such as Baycrest Arena, Yorkdale Arts Centre and Glen Long Community Recreation Centre will be maintained and may be improved in future depending on PF&R's longer term capital priorities.

The table below summarizes the various existing and new facilities which will serve the area.

Facility	Block (Map 4)	District (Map 5)	Details

New Community Centre with indoor swimming pool	Block Q preferred. Alternative is Block P.	Commons East	Replaces Lawrence Heights CRC and pool. To be located on mixed-use development adjacent to community park.
Barbara Frum Community Recreation Centre	F	N/A (Outside Focus Area)	Potential changes to be coordinated with PF&R and TPL, ideally through development of new Community Recreation Centre.
Sir Sandford Fleming Academy	I	N/A (Inside Focus Area)	Explore potential to establish PF&R satellite programming.
Baycrest Arena	H	N/A (Inside Focus Area)	Continues to serve community.
Yorkdale Community Arts Centre	A	N/A (Outside Focus Area)	Continues to serve community.
Glen Long Community Centre	N/A (Outside Secondary Plan area)	N/A (Outside Secondary Plan area)	Continues to serve community.

13.4.1 Implementation Actions

Ranee
<ul style="list-style-type: none"> • PF&R, TDSB and TCDSB to explore the feasibility of establishing community programming at Sir Sandford Fleming School (Block I) to improve services for the northeast quadrant of the Lawrence-Allen area.
Commons East or Commons West
<ul style="list-style-type: none"> • PF&R to determine appropriate district location for a community recreation centre. Preferred location is Block Q in Commons East. Alternate location is Block P in Commons West. Commence planning and design process to allow for the integration of the facility within a mixed-use development. The facility is to be designed with flexible multi-purpose spaces to support community programming from outside organizations.
<ul style="list-style-type: none"> • PF&R to coordinate with Toronto Public Library on potential changes to the Barbara Frum Community Recreation Centre. This will ideally occur at the time that the new community recreation centre is being developed.
Other
<ul style="list-style-type: none"> • PF&R to explore options for improving programming and services at existing locations such as Lawrence Heights Community Recreation Centre, Yorkdale Community Arts Centre and Barbara Frum Community Centre. • PF&R to ensure that programs in existing and new facilities reflect the cultural diversity of the Lawrence-Allen Secondary Plan area.

13.4.2 Service / Strategic Planning and Design

Planning, design and development work is led by PF&R's Parks Development and Capital Projects branch including Capital Projects and Planning, Design and Development sections. It generally requires four to five years to plan, design, and build a new community centre with an indoor swimming pool. The process to plan and design this new community centre can only begin after City Council has secured and approved funding for the facility through the city's capital budget process.

13.5 Human Service Agencies

Human Service agencies provide a diversity of services including health, employment and training, food, counselling services, home support, housing, legal aid, immigrant and settlement services. There are currently four key sites where human service agencies are located and these are included in the table below. In addition, there will be a variety of new opportunities for human service agency space in the Secondary Plan area through the revitalization process.

First, as noted in previous sections, there may be opportunities to locate in larger publicly-owned facilities, such as the new community centre. Second, it is a City of Toronto priority to seek non-profit community service space as part of private developments throughout the Secondary Plan area, including the potential redevelopment of the Lawrence Square Mall. Third, independent community agencies may choose to establish their own facilities in new buildings as the area redevelops. Opportunities will typically arise as part of mixed-use developments on the ground floor of tall or mid-rise buildings which also include residential units. Districts particularly suited to such facilities include those within the Community Commons (Commons East, Commons West) and those abutting subway stations (Ranee, Replin). As noted in Section 11, LHION and other relevant organizations will be informed of development applications which may lead to such opportunities, as they are submitted. Existing agencies located in the area will similarly be informed about development applications which may cause displacement of existing community facilities.

Facility	Block (Map 4)	District (Map 5)	Details
Human service agency space in Lawrence Square Mall	C	N/A (Outside Focus Area)	If redevelopment is pursued in future, the City will seek replacement of the existing facilities on-site and explore opportunities to establish additional non-profit community service space.
Unison Health & Community Services #1	L	Commons East	Current site continues to serve the community.
Unison Health & Community Services #2	TBD	TBD	New satellite space to complement the current facility.

North York Harvest Food Bank	R or TBD	John Polanyi or TBD	Current site continues to serve the community. Potential new Food and Distribution Hub on redeveloped John Polanyi site, or alternative location.
Baycrest Centre for Geriatric Care	D	N/A (Outside Focus Area)	Current site maintained.
New non-profit community service space	TBD	TBD	The city will explore opportunities to establish additional non-profit community service space as part of private developments throughout the Secondary Plan area.
Additional independent community facilities	TBD	TBD	New facilities may be established by human service agencies within mixed-use developments throughout the Secondary Plan area.

13.5.1 Implementation Actions

Ranee, Commons East, Commons West, Replin
<ul style="list-style-type: none"> • City Planning and SDF&A to coordinate with Toronto Community Housing, LHION and other relevant organizations to inform community agencies about development applications and explore potential opportunities for new community agency space. • SDF&A and Public Health to coordinate with Toronto Community Housing and Unison Health and Community Services to explore potential opportunities for satellite Unison space.
John Polanyi
<ul style="list-style-type: none"> • North York Harvest Food Bank to coordinate with TDSB to explore opportunities for a Food and Distribution Hub as part of a new school site.
All Areas
<ul style="list-style-type: none"> • City Planning and SDF&A to coordinate with Toronto Community Housing, LHION and other relevant organizations to inform community agencies about development applications and explore potential opportunities for new community facility space. • Where redevelopment may cause displacement of existing community services, programs or facilities Toronto Community Housing, City Planning and SDF&A to coordinate with LHION and other relevant organizations to inform service providers of redevelopment plans to potentially plan for new accommodations and participate in the planning process.
<ul style="list-style-type: none"> • If the Lawrence Square Mall is redeveloped in the future, City Planning to seek opportunities to ensure replacement of facilities on site and seek non-profit community service space.
<ul style="list-style-type: none"> • If an application is received for renovation and/or redevelopment of the

Baycrest Centre for Geriatric Care, a campus plan will be developed that is consistent with the broader goals and policies of the Secondary Plan and this Community Services and Facilities Strategy.

- City to explore the potential for non-profit community service space as part of private developments throughout the Secondary Plan area.

13.5.2 Service / Strategic Planning and Design

Social Development, Finance and Administration (SDF&A) will be the lead division in identifying opportunities for non-profit community service space along with the administration of such space through the implementation of the Below-Market Rent Space Policy. They also support the City's Strategic Plan, in general, and its Social Development Strategy and Community Safety goals in particular. This includes carrying out key strategic directions:

- strengthen communities
- invest in a comprehensive social infrastructure
- expand civic leadership
- develop community partnerships

One of the key priorities to assist with the implementation of community agency space is building funding partnerships with organizations such as the United Way.

In cases where City-owned non-profit space is secured through private development as a Section 37 community benefit, SDF&A will generally take the lead for the planning and design process. Where facilities are intended for use by agencies providing employment services, Toronto Employment and Social Services (TESS) will also be involved in this process. This design process would identify:

- the types of services that would be delivered
- the size and type of spaces within the building (e.g. larger flexible programming rooms or smaller counselling rooms)
- overall size of the community facility

13.6 Private Buildings

The provision of both indoor and outdoor amenity space will be required for multi-unit residential buildings throughout the Lawrence-Allen area and incorporated into site-specific zoning provisions. This includes Toronto Community Housing rental apartments as well as other market residential buildings. While not a replacement for public community facilities, these spaces provide valuable supplemental locations for locally-based service delivery, particularly to support the needs of building residents.

Amenity spaces should be flexible multi-purpose spaces to accommodate a variety of programs and services, including human service agency programs, grassroots initiatives, community gatherings and celebrations and cross-cultural faith-based services.

Amenity spaces should be located in safe, visible and accessible locations, preferably located at grade, particularly for people with disabilities, parents with strollers and seniors. The indoor and outdoor amenity space should be contiguous to further maximize their use by future residents.

13.6.1 Service / Strategic Planning and Design

TCHC will lead the planning and design process for the amenity spaces in their buildings using an appropriate planning and design approach for the location of these important spaces, in consultation with residents. TCHC should maintain its tradition of a community-based process where tenants are given opportunities to provide feedback with respect to the range of programs and services which will inform the type of amenity space provided within their residential buildings.

In other multi-unit residential buildings, the City will work with applicants through the development process to ensure appropriate indoor and outdoor amenity space.

13.6.2 Implementation Actions

All Phases
<ul style="list-style-type: none">• Zoning By-laws will require the provision of both indoor and outdoor amenity space in new multi-unit residential buildings throughout the Lawrence-Allen area.• All multi-unit residential buildings (including, but not limited to Toronto Community Housing) will provide both indoor and outdoor amenity space to accommodate programming needs for their residents. Such space shall be located preferably at grade within multi-unit residential buildings to allow for safe and easy access.

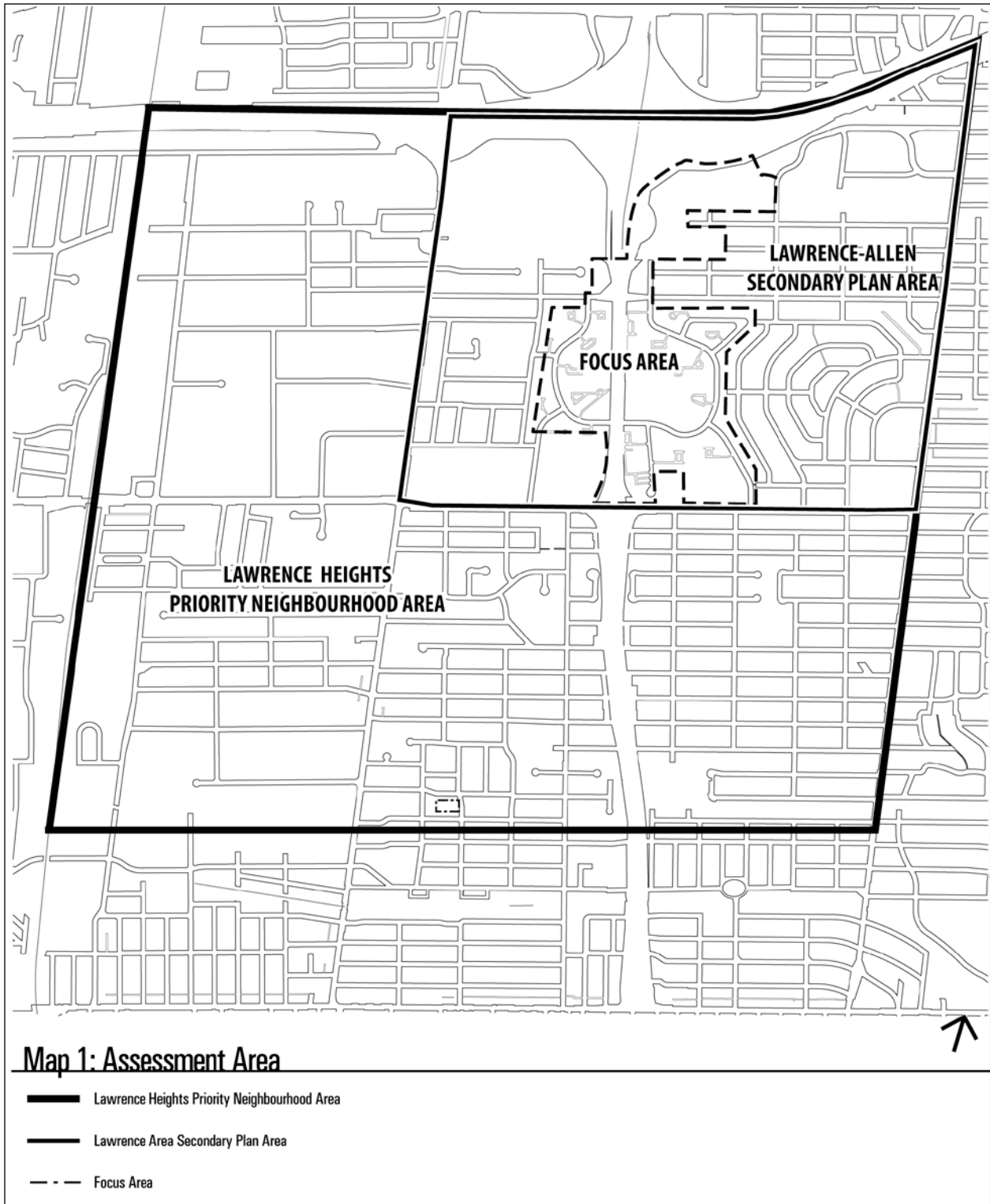
14. Tables and Maps

Table 1: Existing and Future Facilities

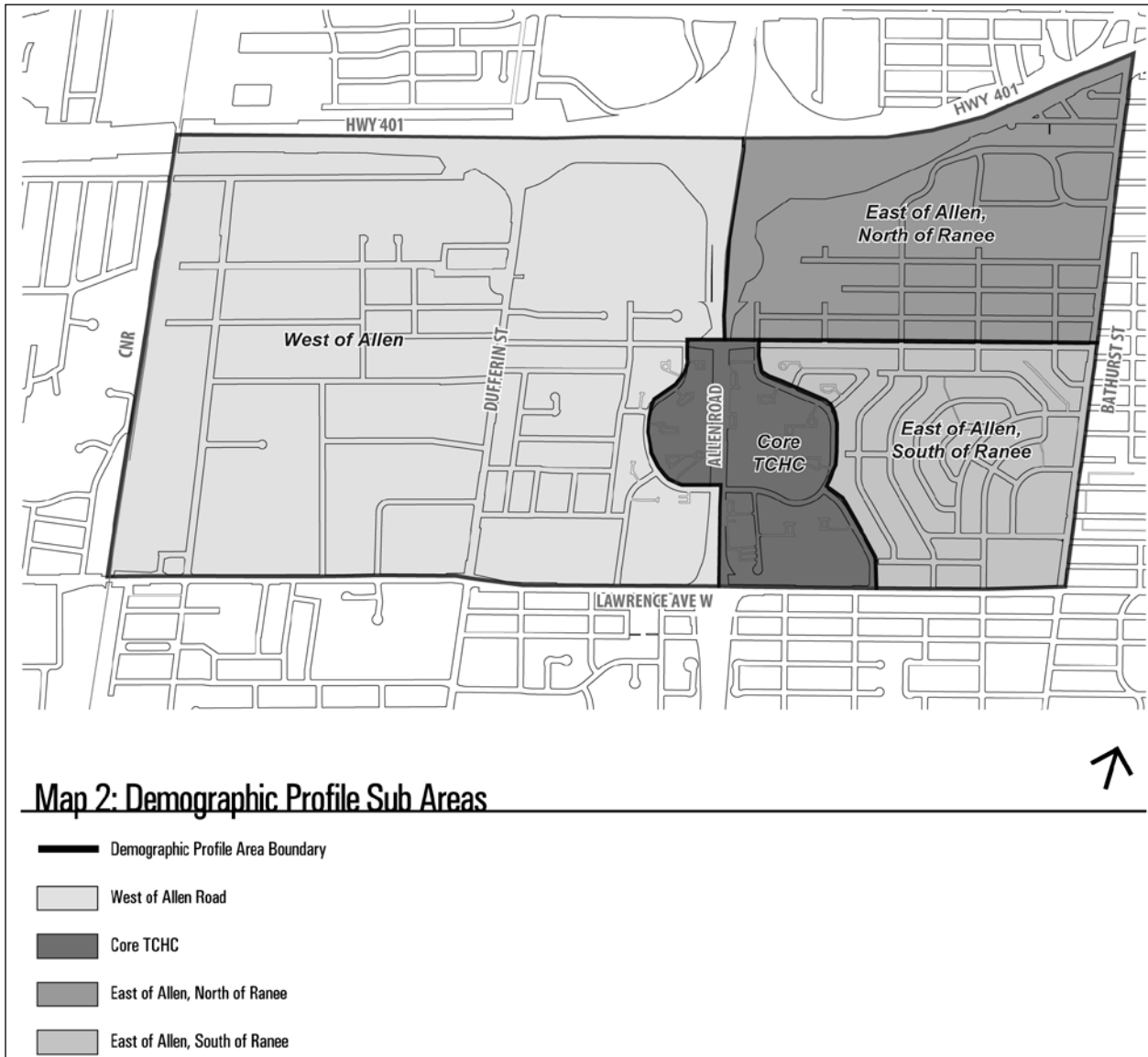
Sector	Existing Facilities	Future Priorities
Schools – TDSB Elementary School	Two Elementary Schools (JK – 5) (Flemington E.S. and Baycrest E.S.)	Two replacement Elementary (JK – 8) school sites: Flemington E.S. established within mixed-use development. Baycrest E.S. redeveloped as standalone school on current site.
Schools – TDSB Middle School	Lawrence Heights Middle School	TDSB plans to close as middle school when Baycrest and Flemington feeder schools move to JK-8 but maintain as Core Holding Site to accommodate pupils while new facilities are built.
Schools – TDSB Secondary School	John Polanyi Collegiate Institute	One Secondary School site (Short Term: Former Bathurst Heights Secondary site renamed John Polanyi CI. Long Term: Newly built Secondary School on current John Polanyi CI site).
Schools – TDSB/TCDSB	Sir Sandford Fleming Academy	TDSB-owned facility to be used in the short term by TCDSB for Dante Alighieri Beatrice Campus (grade 9). Long term school use anticipated.
Schools – TCDSB Elementary School	No schools located within the Lawrence-Allen area	New TCDSB Elementary School in mixed-use development.
Schools – TCDSB Secondary School	Dante Alighieri Secondary School currently overenrolled	Redeveloped Secondary School (Dante Alighieri) to accommodate all students from existing Dante Alighieri campuses and secondary school students generated by new development.
Community Recreation	Lawrence Heights Community Recreation Centre with outdoor pool	New, full-sized Community Centre with an indoor swimming pool.
Community Recreation	Baycrest Arena	Baycrest Arena continues to serve the community.
Community Recreation	Yorkdale Community Arts Centre	Yorkdale Community Arts Centre continues to serve the community.
Community Recreation	Barbara Frum Community Recreation Centre	Barbara Frum Community Recreation Centre: Renovations and program changes to be coordinated with Library renovation and other new recreational facilities and programs.
Library	Barbara Frum Library	Barbara Frum Library: Facility renovations that will enhance program capacity and services.
Library	Bookmobile	Bookmobile: Maintain service throughout revitalization. Re-evaluate location over time.

Child Care (Focus Area)	Two Child Care Centres (located in Flemington ES and Baycrest ES).	Two to four child care centres in the Focus Area through existing, replacement and/or new facilities to support population growth and the continued demand for child care subsidy.
Child Care (Secondary Plan Area Outside Focus Area)	Two active Child Care Centres (Esther Exton, Oxford Learning)	No change anticipated in current services.
Child Care (Secondary Plan Area Outside Focus Area)	Arpi Nursery temporarily relocated outside area due to site redevelopment at 3180 Bathurst Street.	Approved redevelopment to include replacement child care facility. Arpi will have right of first refusal for new space.
Child Care (Secondary Plan Area Outside Focus Area)		New Child Care facility to be built through approved redevelopment of 770 Lawrence Avenue West/3083-3095 Dufferin Street. Additional child care centres as required to support incremental growth within the broader Secondary Plan area including the Avenues.
Human Services	Facilities in Lawrence Square Mall	Facilities continue to service the area. If the Lawrence Square Mall is redeveloped in the future, ensure replacement of current facility space on site and seek additional non-profit community service space.
Human Services	Unison Health and Community Services	Unison Health and Community Services – continues to serve community in current location. Additional Space: Seeking new satellite space within Focus Area to expand service.
Human Services	Baycrest Centre for Geriatric Care	No change anticipated in current services. If the Baycrest Centre is redeveloped in the future, a campus plan will be developed.
Human Services	North York Harvest Food Bank (lease with TDSB at John Polanyi CI)	Food Bank to explore opportunities for new Food and Distribution Hub and discuss options with TDSB.
Human Services		Seek city-owned non-profit community service space as part of private development.
Human Services		Facility location opportunities in base of mid-rise and tall buildings in the Focus Area and on Avenues.

Map 1: Assessment Area



Map 2: Demographic Profile Sub-Areas



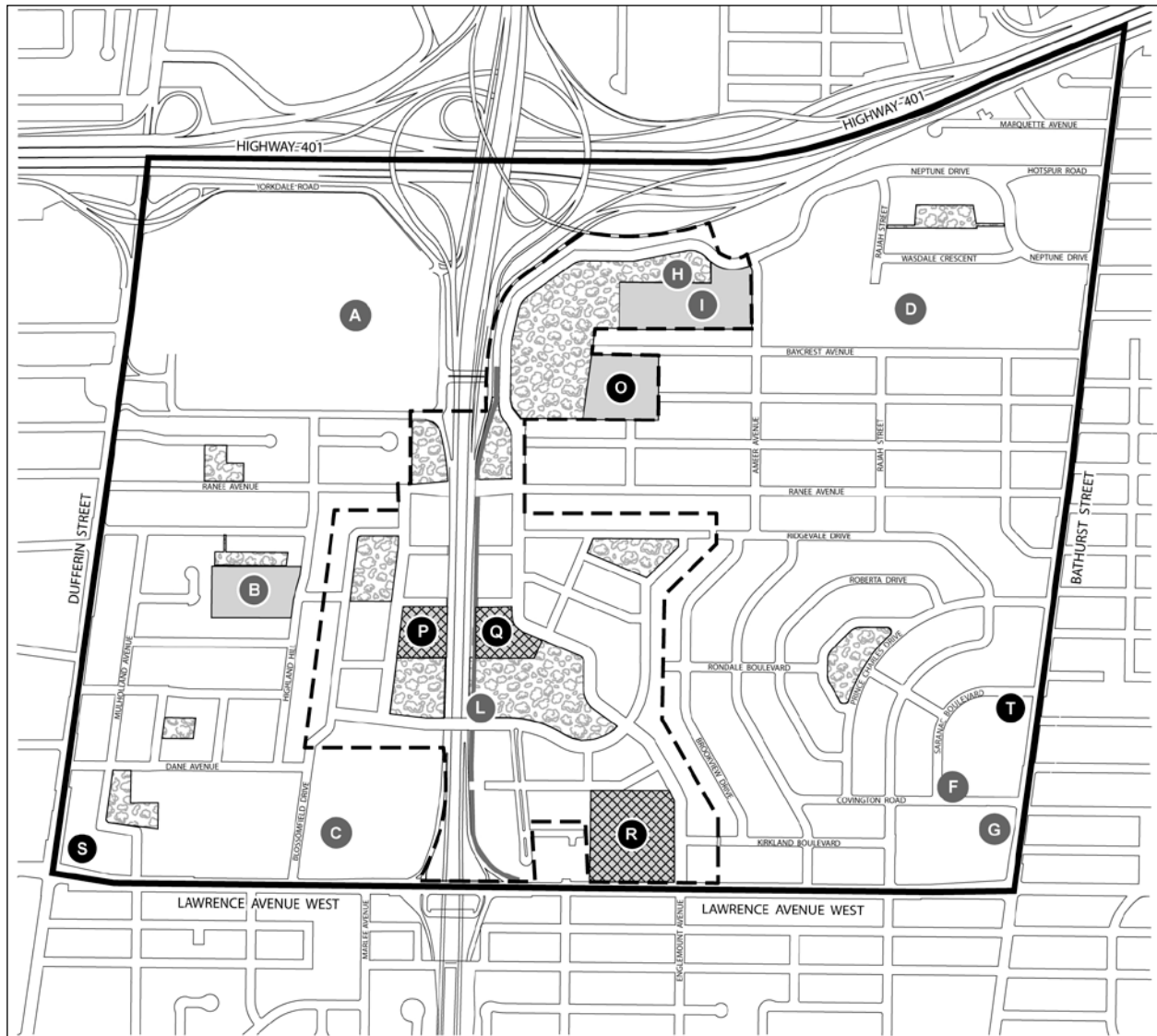
Map 3: Existing Facilities



Map 3: Existing Facilities

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|-------------------------|--|---|--|
| Secondary Plan Boundary | Existing Facilities | A. Yorkdale Arts Centre | H. Baycrest Arena |
| Focus Area Boundary | B. Lawrence Heights M.S. | I. Sir Sandford Fleming Academy | J. Baycrest E.S., Child Care |
| TDSB & TCDSB Schools | C. Lawrence Square Mall (Human Service Agencies) | K. Flemington E.S., Child Care | L. Unison Health and Community Services |
| Parks | D. Baycrest Centre, Esther Exton Child Care | M. Lawrence Heights Community Recreation Centre | N. John Polanyi Collegiate Institute, North York Harvest Food Bank |
| | E. Arpi Nursery - Child Care (Currently relocated due to site redevelopment) | | |
| | F. Barbara Frum Library, Community Centre | | |
| | G. Oxford Learning Centre - Child Care | | |

Map 4: Future Facilities

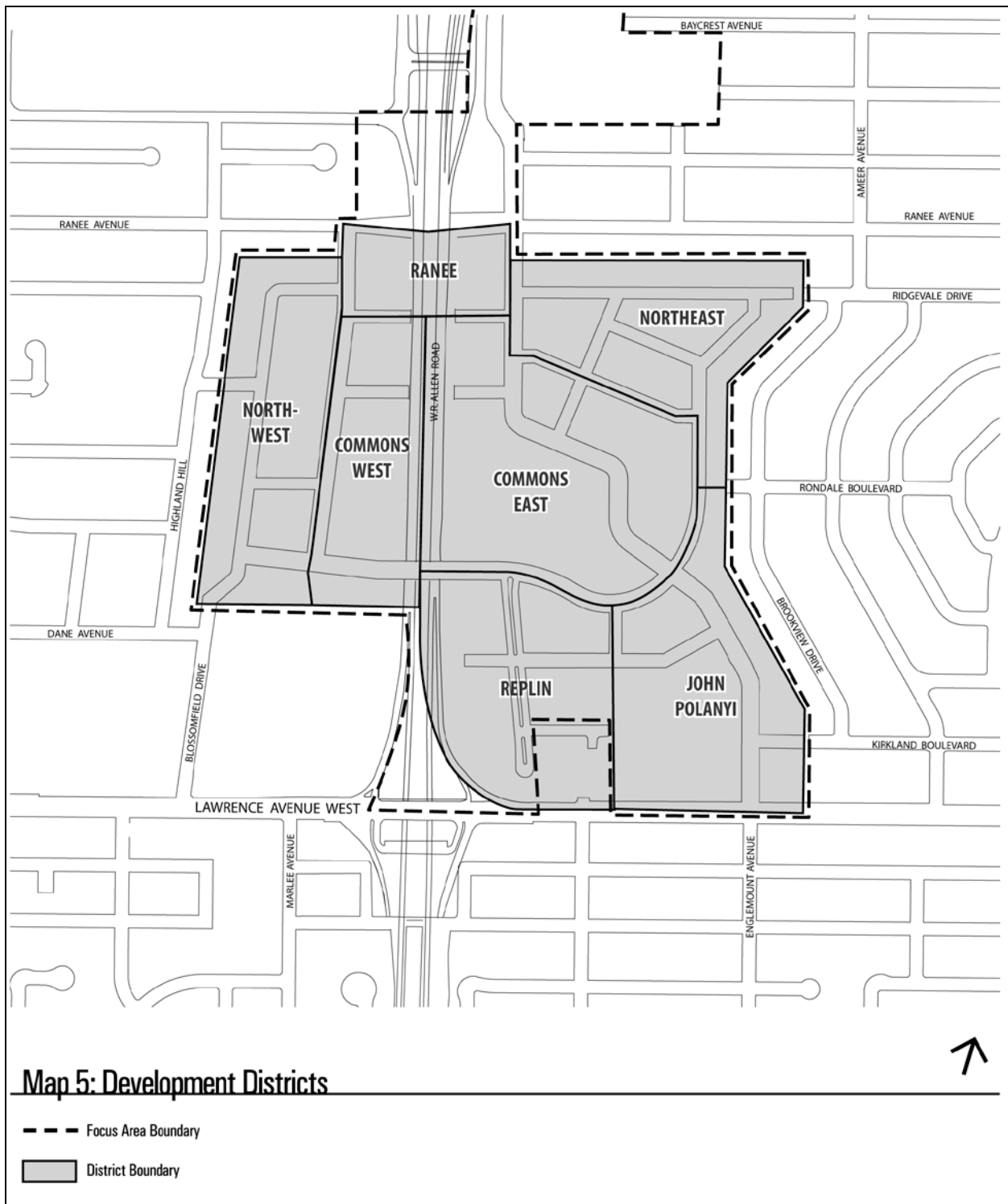


Map 4: Future Facilities



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|--|---|--|---|--|--|
| | Secondary Plan Boundary | | Existing Facilities Continuing to Serve Community | | Proposed Future Facilities In Focus Area |
| | Focus Area Boundary | A. Yorkdale Arts Centre | | Q. Replacement TDSB Elementary School (Baycrest), Potential Replacement Child Care | |
| | Greenway | B. Lawrence Heights M.S. | | P. New TCDSB Elementary School, New Community Recreation Centre (Alternate Location), Potential New Child Care | |
| | TDSB & TCDSB Schools | C. Lawrence Square Mall (Human Service Agencies) | | Q. Replacement TDSB Elementary School (Flemington), New Community Recreation Centre (Preferred Location), Potential Replacement Child Care | |
| | Mixed Use (School & Community Facility) | D. Baycrest Centre, Esther Exton Child Care | | R. Replacement TDSB Secondary School (John Polanyi CI), Potential New Child Care, Potential Food and Distribution Hub | |
| | Parks | F. Barbara Frum Library, Community Recreation Centre | | | |
| | | G. Oxford Learning Centre - Child Care | | | Approved Future Developments Outside of Focus Area |
| | | H. Baycrest Arena | | S. New Child Care Facility | |
| | | I. Sir Sandford Fleming Academy | | T. Replacement Child Care Facility | |
| | | L. Unison Health and Community Services | | | |

Map 5: Development Districts



15. Appendices

Appendix A: Community Facilities Inventory

Schools – Toronto District School Board (TDSB) (2011)

TDSB School Facilities						
Elementary School	Year Built	Facility Size (s.f.)	Ministry Rated Capacity (Pupil Places)	Full Time Equivalent Enrolment (Oct. 2010)	Utilization Rate (FTE Enrolment)	Portables
Baycrest P.S.	1953	22,206	190	108.5	57.1%	1
Flemington P. S.	1957	65,381	665	303	45.6%	0
Lawrence Heights M.S.	1957	67,027	450	273	60.7%	0
Secondary School						
Sir Sandford Fleming Academy	1964	121,935	723	420	58.1%	0
Bathurst Heights Learning Centre	1951	197,346	1,197	31*	-----	0

*This enrolment is for the Year Round Alternative School. All other occupants of the Bathurst Heights Learning Centre do not have a regular day school enrolment associated with them.

Schools – Toronto Catholic District School Board (TCDSB) (2011)

Elementary School	Capacity	2010-2011 Enrolment	Utilization Rate	Portables	Site Size (Acres)
Our Lady of the Assumption (JK-8)	176	331	188%	9	2.75
Regina Mundi (JK-8)	323	491	152%	2	3.38
St. Charles (JK-8)	368	253	69%	0	2.04
St. Margaret (JK-8)	288	624	217%	12	2.05
Total	1,155	1,699	134%	23	
Secondary School					
*Dante Alighieri (Gr.9-12)	651	1,290	198%	20	5.95
Total	651	1343	206%	20	

Notes: All schools serving the study area are located outside the study area boundary.

*As of 2010-2011 school year, 320 of 1343 Dante Alighieri Grade 9 students were taught at Beatrice Campus on the Bathurst Heights site. These students will be moving to the Sir Sandford Fleming Academy site for the 2011-2012 school year. The facility will continue to be known as the Beatrice Campus.

Private Schools (2008)

Name of School	Address	Type of School
Associated Hebrew School (Posluns)	18 Neptune Drive	Private Elementary
Bais Brucha	3077 Bathurst Street	Private Elementary
Bais Yaakov E.S.	15 Saranac Blvd.	Private Elementary
Bais Yaakov Junior H.S.	85 Stormont Avenue	Private Elementary
Bais Yaakov Junior Kindergarten	182 Caribou Avenue	Private Elementary
Bialik Hebrew Day School	2760 Bathurst Street	Private Elementary
Eitz Chaim Day School	1 Viewmount Avenue	Private Elementary
German School Toronto	585 Cranbrooke Avenue	Private Elementary
Havergal College	1451 Avenue Road	Private Elementary to High School
Hillcrest Progressive School	59 Plymbridge Road	Private School
Leo Baeck Day School	1950 Bathurst Street	Private School SK-6
Montessori Jewish Day School of Toronto	585 Cranbrooke Avenue	Private Elementary
Toronto Heschel School	55 Yeomans Road	Private Elementary
Yeshiva Yesodei Hatorah	77 Glen Rush Blvd.	Private Elementary

Child Care (2011)

Program/Location	No. of Licensed Spaces		Non-Profit (NP) Commercial (C) or Public (P)	Facility Location (eg. School, Apartment, etc.)	Subsidy Agreement	At Capacity (eg. waiting list)
Ward 9						
Ancaster Child Care Centre 45 Ancaster Rd.	Infant	10	P	House	Yes	Yes
	Toddler	10				
	Preschool	36				
	School Age	0				
	Total	56				
Ancaster Satellite 44 Ancaster Rd.	Infant	0	P	Ancaster Public School	Yes	Yes
	Toddler	0				
	Preschool	0				
	School Age	28				
	Total	28				
Ward 10						
Adath Israel Nursery 37 Southbourne Ave.	Infant	0	NP	Adath Israel Synagogue	No	N/A
	Toddler	30				
	Preschool	19				
	School Age	0				
	Total	49				
Faywood Boulevard Child Care Program 95 Faywood Boulevard	Infant	0	NP	Faywood Public School	Yes	Yes
	Toddler	0				
	Preschool	24				
	School Age	60				
	Total	84				
Kinder Connection 37 Southbourne Ave.	Infant	0	C	Adath Israel Synagogue	No	N/A
	Toddler	0				
	Preschool	51				
	School Age	0				
	Total	51				

Ward 15						
*Arpi Nursery School 3180 Bathurst Street	Infant Toddler Preschool School Age Total	10 15 88 60 173	C	Asbury and West United Church (*As of Sept. 2011, facility has temporarily relocated outside the area due to redevelopment of site.)	Yes	Yes
Baycrest Child Care Centre 145 Baycrest Ave.	Infant Toddler Preschool School Age Total	0 10 56 30 96	NP	Baycrest Public School	Yes	Yes
Casa Del Zotto Children's Centre 3010 Dufferin St.	Infant Toddler Preschool School Age Total	0 0 44 30 74	NP	Casa Del Zotto	Yes	Yes
Columbus Children's Centre 901 Lawrence Ave. W.	Infant Toddler Preschool School Age Total	0 15 56 22 93	NP	Columbus Centre	Yes	Yes
Dalemount Child Care 101 Englemount Ave.	Infant Toddler Preschool School Age Total	0 0 24 45 69	NP	Glen Park Public School	Yes	Yes
Educare Preschool Centre - Lotherton 101 Lotherton Pathway	Infant Toddler Preschool School Age Total	0 10 24 0 34	C		Yes	Yes

Esther Exton Child Care Centre 55 Ameer Ave.	Infant Toddler Preschool School Age Total	10 15 34 0 59	NP	Baycrest Centre for Geriatric Care	Yes	Yes
Lawrence Heights Community Day Care Centre 10 Flemington Rd.	Infant Toddler Preschool School Age Total	10 15 40 30 95	NP	Flemington Public School	Yes	Yes
Oxford Learning Centre 3130 Bathurst St.	Infant Toddler Preschool School Age Total	0 0 16 0 16	NP		No	N/A
Rejoyce Caledon Community Child Care Centre 26 Joyce Pkwy	Infant Toddler Preschool School Age Total	0 0 20 30 50	NP	Joyce Public School	Yes	Yes
Start Right Child Care Centre 38 Orfus Rd.	Infant Toddler Preschool School Age Total	10 15 34 0 59	NP	Yorkdale Secondary School and Adult Learning Centre	Yes	Yes
Ward 16						
Avenue Road Nursery School 1498 Avenue Rd.	Infant Toddler Preschool School Age Total	0 30 64 0 94	C	St. Ansgar Church	Yes	Yes

Ledbury Park Child Care Program 95 Falkirk St.	Infant Toddler Preschool School Age Total	0 0 24 30 54	NP	Ledbury Park Public School	Yes	Yes
St. Philip's Community Preschool 375 Melrose Ave.	Infant Toddler Preschool School Age Total	0 0 24 0 24	NP	St. Philip's Anglican Church	No	N/A
Temple Sinai Nursery School 210 Wilson Ave.	Infant Toddler Preschool School Age Total	0 42 66 0 108	NP	Temple Sinai	No	N/A

No. of Licensed Child Care Spaces	
Infants	50
Toddlers	207
Preschool	744
School Age	365
TOTAL	1,366

Community and Recreation Facilities (2011)

Location	Facilities	Programs
Barbara Frum Community Centre 20 Covington Road- Lower Level	Facility Size – 8,799 sq. ft. (approx 820 SM) <ul style="list-style-type: none"> • 2 preschool rooms • 1 multi purpose room 	<ul style="list-style-type: none"> • Preschool Programs - Arts, dance, drama, painting, cartooning, sport readiness (i.e. sportability, kinder gymnastics), music, drop-in use • Children’s programs- Arts, drama, drawing, karate • Adult Programs -tai chi, cardio, yoga, pilates
Lawrence Heights Community Recreation Centre 5 Replin Road	Facility Size – 21,826 sq. ft. (approx 2,000 SM) <ul style="list-style-type: none"> • Gym: 5328 sq ft • Pool: 2200 sq ft. • MPR: 1889 Sq ft • Mtg Rooms 3, 4: 300 Sq ft • Preschool Rooms: 344 and 260 Sq ft • Weight Room: 711 Sq ft • Computer Lab: 388 Sq ft • Media Studio: 215 Sq ft • Helen and Carlene's office: 244 Sq ft • Wilton's office: 122 Sq ft • Youth Lounge: 430 Sq ft • Seniors' Lounge: 268 Sq ft • Ceramics and Craft Room: 296 Sq ft each 	<u>Programs for all ages</u> <ul style="list-style-type: none"> • Preschool: half day M – F and Sat pm • Children: After school, camps, art, sports • Youth: Drop-ins, skills, art, computer, music, weight room • Adults: Fitness, Weight Room • Seniors: Arts, crafts, social programs • Also home of the Paul Watson Football Club, East African Community Association, and many other community-based permit groups
*Glen Long Community Centre 35 Glen Long	Facility Size – 10,240 sq. ft. (approx 950 SM) <ul style="list-style-type: none"> • Gym • Multi-purpose Room • Preschool Room • Indoor Bocce Court • Kitchen • Offices • Outdoor Bocce Court • Outdoor Skating Rink 	<u>Programs for all ages</u> <ul style="list-style-type: none"> • Preschool Program • Childrens Programs • Youth Drop-ins, leadership skills • Adults Programs • Seniors Programs
*Glen Long Outdoor Pool	18 X 18 meter outdoor pool with change rooms, office	<ul style="list-style-type: none"> • Public swim mid-June to August • Swim to survive classes
Lawrence Heights Outdoor Pool	18 x 18 meter outdoor pool with change rooms, office	<ul style="list-style-type: none"> • Public swim mid-June to August • Swim to survive classes

Bathurst Heights Indoor Pool	25 meter pool with change rooms	<ul style="list-style-type: none"> • TDSB permit to private swim club (RAMAC) • No informal public use of pool
Baycrest Arena 160 Neptune Drive	Arena Size – 30,600 sq. ft. (approx 2,800 SM)	<ul style="list-style-type: none"> • Permits • Leisure skate • Instructional skate
Yorkdale Community Art Centre 3401 Dufferin Street	Facilty Size- 2,000 sq. ft. (approx 185 SM) Gallery area Large art room with kiln	<ul style="list-style-type: none"> • Permits for use of art room and gallery viewing area • Extensive arts based programs for children, youth and adults; • Visual arts, drawing, painting, etc.
* Facility Located Outside Study Area Yet Serves Study Area		

Existing Public Parks (2011)

Park Location/Address	Size (ha)	Amenities
Focus Area - Lawrence Heights Lands		
Flemington Park	3.54	Multi-purpose sports court, softball diamond, children's playground, splash pad
Lawrence Heights Park	0.49	Community centre, outdoor pool, children's playground
Varna Park	0.32	Landscaped open space, seating, pathway connections
Total Focus Area - Lawrence Heights Lands	4.35	
Focus Area - North of Ranee		
Baycrest Park	9.32	Tennis courts, softball diamond, senior soccer pitch, lighted walkway connection
Yorkdale Park	0.85	Landscaped open space
Total Focus Area - North of Ranee	10.17	
Parks - Outside Focus Area		
Sparrow Avenue	0.47	Green open space
Dane Parkette	0.35	Children's playground
Conlands Parkette	0.31	Green open space
Prince Charles Park	1.19	Children's playground
Ranee Park	0.54	Lighted bocce, children's playground
Rajah Park	0.72	Children's playground
Total Outside Focus Area	3.58	
Total Parkland Including Focus Area	18.10	

Public Libraries (2010)

Library	Location	Size/Description	Services/Programs
<p>Barbara Frum District Branch</p> <p>Open 59.5 hours + 3.5 hours on Sundays during the school year.</p>	<p>Study Area (20 Covington Road)</p>	<p>3 storeys 39,223 sq. ft. (Approx. 3,645 SM) Stand alone facility</p> <ul style="list-style-type: none"> • Children’s and young adult areas • Adult Literacy office • One auditorium and one small meeting room with access to shared kitchens available for community use • One small meeting room for library/literacy/community partnership use • Four study rooms 	<p><u>General Information</u></p> <ul style="list-style-type: none"> • Circulation(2010): 678,085 • Visitors (2010): 350,274 • Information Requests (2010): 307,213 • Collection Size (2010): 137,428 plus access to collections throughout the library system and electronic resources available through the web site • Population Served: 60,000 <p><u>Facilities</u></p> <ul style="list-style-type: none"> • study and lounge areas • teen area • children’s story room and drop in activities • free public access internet work stations (29) • wireless internet access • rental space for meetings
<p>Lawrence Heights Bookmobile Stop</p> <p>Visits for 1.5 hours, once a week</p>	<p>Focus Area (5 Replin Rd.)</p>	<p>Approximately 175 Sq. Ft. (approx 16 SM)</p>	<ul style="list-style-type: none"> • Circulation (2010): 1,884 • Collection Size(2009): 2,500 • Collection Type: books, magazines, DVDs, CDs for children and adults
<p>Literacy Deposit Collection*</p> <p>* Closed in Fall 2011 in consultation with Frontier College due to change in Frontier College program.</p>	<p>Focus Area (10 Old Meadow Lane)</p>	<p>172 books</p>	<p>Partnership with Frontier College: Books for children, parents and teens to support literacy and other programs at 10 Old Meadow Lane.</p>

Human Services (2008 Survey)

AGENCIES WITHIN 2.5KM OF LAWRENCE HEIGHTS SORTED BY TYPE			
TYPE	NAME	STREET ADDRESS	PROGRAM ACTIVITIES
Children's Services	PACT Youth Crime Reduction Program	312 Brooke Ave	Counselling; Court diversion; Life skills training; Young offenders; Youth
Counselling Services	Leave Out Violence (LOVE)	3130 Bathurst St, Ste 212	Counselling; Crime victims; Leadership training; Outreach; Young offenders; Youth
Counselling Services	Family Service Association of Toronto. Options Program	700 Lawrence Ave W, Ste 498	Case management; Children; Developmental disabilities; Family support
Counselling Services	North York Women's Centre	201 Caribou Rd, 2nd Fl	Anxiety disorders; Assaulted women; Bridging programs; Counselling; Information and referral; Legal services; Lesbians; Life skills training; Outreach; Recreation; Transsexuals and transgendered persons; Women
Counselling Services	Advent Family Services	365A Wilson Ave, Ste 206	Anger management; Bereavement; Conflict resolution; Counselling; Family counselling; Marriage counselling; Parenting support; Religious counselling; Stress; Vocational counselling
Employment and Training Services	Career Foundation	700 Lawrence Ave W, Ste 433	Employment; Job placements; Job search training; Small businesses; Special libraries; Vocational counselling; Vocational training
Employment and Training Services	Vocational Pathways	1 Yorkdale Rd, Ste 212	Job search training; Vocational counselling
Employment and Training Services	YWCA Toronto. Counselling, Education and Group Work. Breakthrough	700 Lawrence Ave W, Ste 445	Adult survivors; Assaulted women; Child sexual assault; Counselling; Incest
Food Services	North York Harvest Food Bank	640 Lawrence Ave W	Coordinating organizations; Food banks; Income tax clinics; Information and referral; Special libraries
Food Services	Toronto Adventist Community Services	150 Bentworth Ave	Clothing; Food banks; Furniture; Reduced cost services

Health Services	Asthma Society of Canada	130 Bridgeland Ave, Ste 425	Asthma
Health Services	Baycrest Centre for Geriatric Care	3560 Bathurst St	Chronic care hospitals; Geriatric care; Jewish community; Physical rehabilitation; Psychogeriatric care; Rehabilitation hospitals
Health Services	Birth Control and VD Information Centre	2828 Bathurst St, Ste 501	AIDS; Family planning; HIV tests; Health education; People without health insurance; Pregnancy; Pregnancy tests; Preventive measures; Sexually transmitted diseases; Special libraries; Testing; Treatments
Health Services	Canadian Mental Health Association. Toronto Branch	700 Lawrence Ave W, Ste 480	Case management; Christmas assistance; Computer training; Court assistance; Court diversion; Employment; Family support; French-speaking communities; Homeless people; Housing facilities; Information and referral; Italian community; Job placements; Mental
Health Services	Centre for Addiction and Mental Health. Mental Health Program. Dual Diagnosis Program	700 Lawrence Ave W	Dual diagnosis disabilities; Health assessments; Home health care; Training programs
Health Services	COTA: Comprehensive Rehabilitation and Mental Health Services	700 Lawrence Ave W, Ste 362	Caregiver support; Case management; Children; Court diversion; Developmental disabilities; Disabilities; Head injuries; Home health care; Homeless people; Men; Mental health; Nutrition; Occupational therapy; Physical disabilities; Physical rehabilitation;
Health Services	Unison Health and Community Services	12 Flemington Rd	Community health centres; Counselling; Dental services; Diabetes; Family planning; Foot care; Geriatric care; Health education; Nutrition; Parenting support; People without health insurance; Pregnancy; Prenatal care; Sexuality; Sexually transmitted diseases

Health Services	Mary Centre of the Archdiocese of Toronto	530 Wilson Ave, Ste 210	Developmental disabilities; Housing facilities; Life skills training; Recreation; Residences; Respite care; Seniors; Vacation care
Home Support Services	Circle of Care	530 Wilson Ave, 4th Fl	Accompaniment services; Alzheimer disease; Caregiver support; Case management; Children; Counselling; Disabilities; Elder abuse; Food; Friendly visiting; Home health care; Home help; Home visits; Homemaking; Hospice care; Intergenerational programs; Jewish
Home Support Services	Downsview Services to Seniors	497 Wilson Ave	Accompaniment services; Alzheimer disease; Caregiver support; Case management; Congregate dining; Homemaking; Meals on wheels; Physical disabilities; Recreation; Respite care; Seniors; Transportation;
Housing - Long Term Care Facilities	Villa Colombo Services for Vegetarianism Seniors	40 Playfair Ave	Hospice care; Italian community; Long term care facilities; Vacation care
Housing – Social	Bathurst Prince Charles Housing Project	3270 Bathurst St	Housing facilities; Low income housing; Physical disabilities; Seniors apartments
Housing – Social	Casa Del Zotto	3010 Dufferin St	Italian community; Seniors apartments; Supportive housing
Housing - Social	Kehilla Residential Programme	262 Ridley Blvd	Consultants; Housing development; Jewish community; Low income housing
Housing – Supportive	Caboto Terrace	3050 Dufferin St	Italian community; Seniors apartments; Supportive housing
Housing – Supportive	Montage Support Services	504 Oakwood Ave	Disabilities; Residences; Vacation care
Housing – Supportive	PACE Independent Living	970 Lawrence Ave W, Ste 210	Attendant care; Housing facilities; Huntington disease; Physical disabilities
Housing – Supportive	Access Apartments	50 Ashwarren Rd	Attendant care; Housing facilities; Parenting support; Physical disabilities; Supportive housing
Immigrant and Settlement Services	INCA Canada	793 Lawrence Ave W	Financial programs; Foreign government; Pensions

Immigrant and Settlement Services	Lao Association of Ontario	956 Wilson Ave	Community development; Counselling; Employment; Form filling; Interpretation; Laotian community; Official documents; Recreation; Settlement services; Thai community; Translation
Immigrant and Settlement Services	New Horizon Day Centre	3565 Bathurst St	Congregate dining; Drop-in centres; Jewish community; Recreation; Seniors
Immigrant and Settlement Services	Patronato ACLI	732 Wilson Ave	Financial programs; Foreign government; Italian community; Pensions
Immigrant and Settlement Services	Villa Charities	901 Lawrence Ave W	Italian community
Immigrant and Settlement Services	Association of Jewish Seniors	530 Wilson Ave, 4th Fl	Advocacy; Coordinating organizations; Jewish community; Seniors; Social action
Legal Services	Legal Aid Ontario. Advice Lawyer -- North York (Caribou Rd)	201 Caribou Rd, 2nd Fl	Legal information; Women
Legal Services	St Philip's Community Resource Centre	201 Caribou Rd	Community service orders; Offenders; Young offenders
Multi-Service Agencies	Columbus Centre	901 Lawrence Ave W	Community centres; Day camps; Impaired vision; Italian community; Recreation; Sports and fitness centres; Widows
Multi-Service Agencies	North York Community House	700 Lawrence Ave W, Ste 226	Children; Community centres; Community development; Community kitchens; Counselling; English as a second language; Income tax clinics; Parent and child programs; Parenting support; Recreation; Settlement services; Special libraries; Tutoring; Women
Other	Elder Connections	9 Midvale Rd	Computer training; Intergenerational programs; Recreation; Seniors
Other	Goodwill Toronto. Retail Store -- North York (Dufferin)	3302 Dufferin St	Donation drop offs; Thrift shops
Other	National Council of Jewish Women of Canada, Toronto Section Foundation	4700 Bathurst St	Children; Disabilities; Enrichment programs; Financial assistance; Food; Free services; Friendship services; Jewish community; Recreation; Students

Appendix B: Child Care Spaces – Focus Area Growth Calculations

Method

Needs generated by this growth are calculated through the following formula:

1. Total number of new children: This was done by multiplying the total population by the city-wide average for this age group. According to the 2006 Census, 5.4% of Toronto residents are between the ages of 0-4.
2. Children Requiring Care: Multiplying the total number of children by the Women's Labour Force Participation Rate (LFPR) helps to approximate the number of children who will require some sort of care. According to the 2006 Census, women's labour force participation rate in the Toronto CMA was 63.1%.
3. Children Using a Child Care Centre: A further multiplier of 50% Need is used to approximate the number of children needing care who would require a child care centre, as opposed to another child care option.
4. Number of Child Care Centres Required: For the purposes of this analysis, we are assuming 72 space child care centre model. The total number of children using a Child Care Centre is therefore divided by 72.

Total Projected New Population is calculated through the following formula:

1. Total New Units x 2.2 Persons Per Unit

Calculation – Total Number of Child Care Centres

Therefore, the total number of child care spaces required is determined through the following formula:

1. (Projected New Population) x (5.4% Children 0-4) x (63.1% Women's LFPR) x (50% Need) = Number of Spaces Required
2. (Number of Spaces Required) / (72 spaces per centre) = Number of Child Care Centres

Estimate: 4,400 New Units and 9,680 New People

1. $(9,680) \times (0.054) \times (0.631) \times (0.5) = 165$
2. $(165) / (72) = 2.3 \text{ Centres}$

Based on this calculation, the focus area needs are therefore projected to result in the requirement for approximately 2 additional child care centres to respond to growth. As no new social housing is planned through this development, it is not expected that additional

subsidized spaces will be required.

Calculation – Units per Child Care Centre

Estimate: 2,000 New Units and 4,400 New People

1. $(4,400) \times (0.054) \times (0.631) \times (0.5) = 75$
2. $(75) / (72) = \mathbf{1 \text{ Centre}}$

Based on this calculation, approximately one new child care will be required at the point that there are 2,000 new occupied units in the focus area.

Appendix C: City Of Toronto Community Engagement Events

In total, 30 events have been sponsored by City Planning and held since 2008, involving over 3,200 residents and community stakeholders.

2008

1. May 13: Community Agency Meeting
2. July 3: Project Overview and Principles
3. July 16: Visioning Workshop
4. September 8: Community Advisory Group Meeting
5. September 13: Youth Event: 'Rebirth'
6. September 18: Community Agency Meeting
7. October 6: Community Advisory Group Meeting
8. October 16: Community Forum and Open House
9. October 19: Neighbourhood Tour - Energy
10. November 2: Neighbourhood Tour - Mixed Communities

2009

11. February 23: Community Advisory Group Meeting
 12. March 2: Project Update and Open House
 13. March 25: Project Update and Open House
 14. June 10: Option Plans Open House
 15. June 11: Option Plans Open House
 16. June 16: Community Workshop
 17. June 18: Community Workshop
 18. June 28: Youth Event: 'Invite to Revite'
- Additional scheduled workshops cancelled due to strike

2010

19. February 23: Community Open House – Emerging Preferred Plan
20. March 1: Community Workshop
21. March 8: Community Workshop
22. March 10: Community Workshop
23. March 19: Seniors Workshop
24. March 24: Community Workshop
25. April 15: Community Agency Workshop
26. April 21: Youth Workshop
27. April 27: Youth Workshop

2011

28. March 3: Community Forum - Buildings and Neighbourhood Design
29. April 28: Community Forum – Transportation, Transit and Infrastructure
30. June 2: Community Forum - Liveable Community: Parks, Community Facilities, Social Development, Employment and Housing

* This is a list of major events organized or co-organized by City Planning. Staff participated in many events not listed, including those related to project surveys and research initiatives as well as events organized by Toronto Community Housing, the TDSB, LHION and other organizations. It also does not include the extensive engagement process led by SDFa towards the development of the Social Development Plan.

Appendix D: Draft Community Centre Program



Parks, Forestry and Recreation
Parks Development & Capital Projects

July 13, 2011

Lawrence Heights New Community Centre - DRAFT

Program was prepared by Construction Management/Capital Project Section, PF&R
(based on programs for new York CC (Aquatics Program + Slide) + new Regent Park CC).

	(net) ft ²		(gross) ft ²
A Aquatics			
Lane Pool - 25m x 6 lane	4,280		
Leisure Pool - with relaxation zone	1,800		
Warm Pool	500		
Water Slide	2,000		
Deck area	5,700		
Pool Storage	500		
Pool Supervisors Office/Storage	150		
Barrier Free Washroom & shower off deck	80		
Aquatic monitor office & First Aid	280		
Universal Change Room 1	2,000		
Universal Change Room 2	2,000		
Male Staff Change Room	100		
Female Staff Change Room	100		
Upper Pool Gallery	2,180		
Full Ht. Pool Tunnels/Mech., Filter, Maintenance	4,000		
Half Height Pool Tunnels	1,700		
Other	1,787		
Subtotal Aquatics	29,167	29,167	35,000
B Multi-Purpose			
General Multi-purpose, dividable (Banquet Hall)	3,000		
Club Rooms (Computer, Sewing, Adult Non-Traditional) (3 @ 500 ft ²)	1,500		
Arts & Crafts Room (Multi-purpose)	500		
Meeting Rooms (3 @ 800 ft ²)	2,400		
Pre-school area (for 10 children, includes child WC facilities)	1,000		
Dance Fitness Aerobic	2,000		
Weight Training	2,578		
Board Room/Meeting Room	800		
Multipurpose washrooms	600		
Storage (multiple storage rooms)	1,200		
Music Individual Practice Rooms, acoustically isolated (2 @ 100 ft ²)	200		
Multi-media studio space	400		
Multipurpose office space for agencies (6 @ 100 ft ²)	600		
Subtotal Multi-Purpose	16,778	16,778	23,490
C Public/Admin. Support			
Kitchen/teaching area	500		
Public Washrooms	700		
Lobby/Reception/Food Service	3,086		
Lounge (Youth)	1,000		
Lounge (Older Adult)	1,000		
Admin/Recreation Offices (5 @ 100 ft ² + General Office Space)	1,300		
Staff Lounge (includes separate M & F washrooms (50 ft ² ea.))	500		
Janitor Room/Shipping & Receiving	500		
Maintenance	100		
Mechanical/Electrical	100		
Subtotal Public/Admin. Support	8,786	8,786	12,300
D Gymnasium Component			
Gymnasium (Double with curtain divider)	7,400		
Mezzanine Running/Walking Track within Gym perimeter	-		
Gym Storage	750		
Indoor Climbing Wall	500		
Change Rooms/Washrooms	1,500		
Subtotal Gymnasium	10,150	10,150	14,210
TOTAL	64,881	64,881	85,000

Notes:

1. Areas are approximate only.
2. Program may change with detailed design.
3. All spaces must be fully accessible and meet "City of Toronto Accessibility Design Guidelines".