

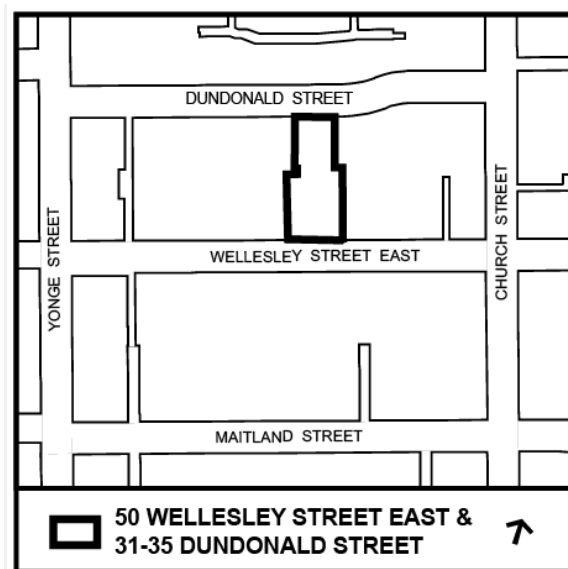
**50 Wellesley Street East and 31-35 Dundonald Street –
Official Plan Amendment and Zoning Amendment
Applications – Request for Direction Report**

Date:	September 11, 2015
To:	Toronto and East York Community Council
From:	Director, Community Planning, Toronto and East York District
Wards:	Ward 27 – Toronto Centre-Rosedale
Reference Number:	14 159828 STE 27 OZ

SUMMARY

Official Plan Amendment and Zoning By-law Amendment applications have been submitted to permit the development of a 37-storey tower with 365 residential units and commercial uses at-grade on the property currently known as 50 Wellesley Street East. The development would also consist of two (2) semi-detached dwellings and a row of townhouses with six (6) units on the properties currently known as 31, 33 and 35 Dundonald Street. All of the buildings are to be connected by a three level underground parking garage with access from Wellesley Street East. The garage would have a total of 163 vehicular parking spaces, including 117 for residents and 46 spaces on the Parking Level 1 for the Toronto Parking Authority, which will also serve as visitor spaces.

The overall development would have a total gross floor area of 27,433 square metres, consisting of 27,173 square metres of residential and 270 square metres of commercial.



The Zoning By-law Amendment and Official Plan Amendment application were referred to the Ontario Municipal Board by the applicant due to Council's failure to make a decision on the applications within the time prescribed by the *Planning Act*. An OMB hearing date has been set for November 23, 2015.

A detailed report is being prepared and will be submitted to Toronto and East York Community Council on October 6, 2015 or directly to City Council on November 3 and 4, 2015.

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SIGNATURE

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