

Assumption of Services, Registered Plan 66M-2474, 2277 - 2295 Sheppard Ave W & 100 Mainshep - Linvest Properties (Westshp) Limited

Date: October 27, 2021
To: Etobicoke and York Community Council
From: Director, Engineering Review, Engineering and Construction Services
Wards: Ward 7 - Humber River - Black Creek

SUMMARY

This report recommends that the municipal services installed under the terms of the Subdivision Agreement between Lindvest Properties (Westshp) Limited and the City of Toronto for Plan 66M-2474, dated December 23, 2009, be assumed by the City.

RECOMMENDATIONS

The Director, Engineering Review recommends that:

1. City Council assume the services installed within the Plan of Subdivision and that the City formally assume the roads within the Registered Plan of Subdivision 66M-2474.
2. City Council authorize the Director, Engineering Review to release the portion of the performance guarantee held with respect to this Plan of Subdivision.
3. City Council direct that an assumption By-law be prepared to assume the public highway and municipal services within the Registered Plan of Subdivision 66M-2474.
4. City Council authorize and direct the City Solicitor to register the assumption By-law in the Land Registry Office at the expense of the Owner.
5. City Council authorize the City Clerk and the Chief Financial Officer and Treasurer to sign any release or other documentation necessary to give effect thereto.
6. City Council authorize the appropriate City officials to transfer ownership of the street lighting system constructed within the Registered Plan of Subdivision 66M-2474 to Toronto Hydro.

FINANCIAL IMPACT

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

DECISION HISTORY

The subject subdivision as shown on the attached map, Attachment #1 - 66M-2474 Assumption of Services Site Map, is approximately 16.70 ha in area and is bounded on the north by Sheppard Ave. W., the east by a rail corridor, the south a residential subdivision and the west by Weston Rd.

The municipal services required under the terms of the Subdivision Agreement are in an acceptable condition to be assumed by the City for the Plan 66M-2474 dated December 23, 2009, between Lindvest Properties (Westshp) Limited and the City of Toronto. This includes all new roads. Toronto Hydro has also provided sign-off.

COMMENTS

Obligations respecting the roads and municipal services contained in the Subdivision Agreement have been satisfied. Toronto Hydro has provided clearance for the assumption of their infrastructure. In addition, the relevant City divisions have provided clearance with respect to the assumption of the roads and municipal services within the Plan of Subdivision.

CONTACT

Grace Tesa, P.Eng., Manager, Development Engineering, Etobicoke York District,
Telephone: 416-394-8383, email: Grace.Tesa@toronto.ca

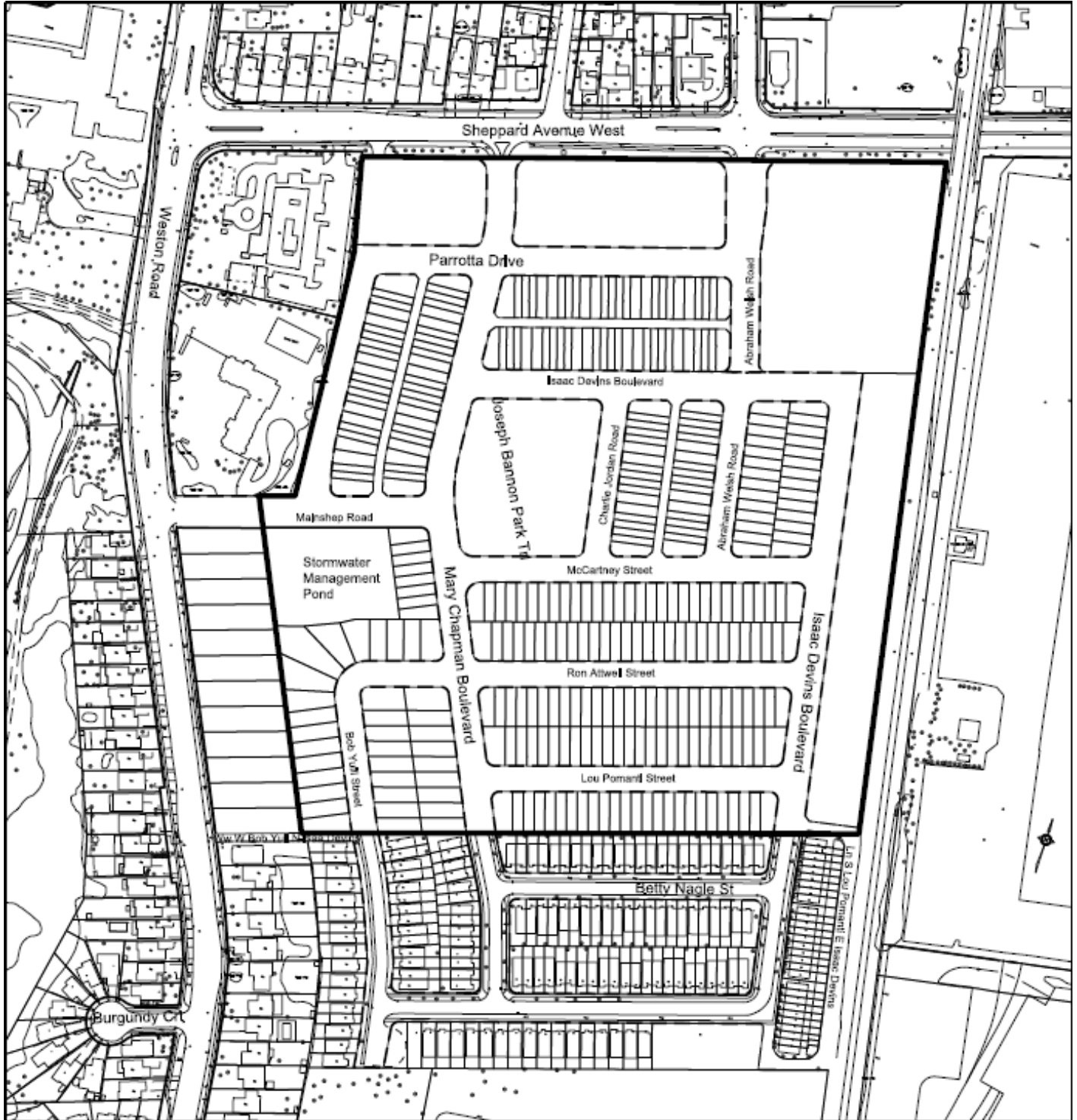
SIGNATURE

Judy Tse, P.Eng
Director, Engineering Review
Engineering & Construction Services

ATTACHMENTS

Attachment 1 - 66M-2474 Assumption of Services Site Map

Attachment 1 - 66M-2474 Assumption of Services Site Map



PROPERTY INFORMATION SHEET

ATTACHMENT – 66M-2474
SUBDIVISION ASSUMPTION



NOTE:
THIS SKETCH HAS BEEN
COMPILED FROM OFFICE
RECORDS. MEASUREMENTS
ARE APPROXIMATE

CHECK BY ANA MICHALEK
PREPARED BY: DWAYNE PITT

WARD 7 - HUMBER RIVER-BLACK CREEK
DATE: AUGUST 09, 2021

SKETCH No. PS-2021-044