

---

**EAST COMMUNITY COUNCIL  
AGENDA  
MEETING No. 5**

**Date of Meeting:** May 15, 2001

**Time:** 9:30 a.m.

**Location:** Scarborough Civic Centre

**Enquiry:** Margaret O'Neil

**Administrator**

**396-7288**

**oneil@city.toronto.on.ca**

---

**DECLARATIONS OF INTEREST PURSUANT TO  
THE MUNICIPAL CONFLICT OF INTEREST ACT.**

**CONFIRMATION OF MINUTES.**

**DEPUTATIONS:**

*The Deputations List will be distributed at the meeting.*

**COMMUNICATIONS/REPORTS:**

**TO BE CONSIDERED AT 10:00 A.M.**

*Mr. Peter Hillier, Manager, Operational Planning and Policy, Transportation Services Division, will attend to answer questions.*

**1. TRAFFIC CALMING POLICY**

City Clerk (Works Committee)

(March 28, 2001)

Advising that the Works Committee at its meeting on March 28, 2001, adopted the report (March 8, 2001) from the Commissioner of Works and Emergency Services respecting a harmonized traffic calming policy for the City of Toronto, and in so doing adopted the following recommendations:

- (1) that this report be forwarded to all Community Councils for consideration, and that their comments on the proposed traffic calming policy be submitted to the Works Committee for consideration at its June 6, 2001 meeting; and

- (2) that this report be distributed to any interested residents and parties, including neighbourhood and business improvement associations in Toronto, as well as citizen advisory committees and advocate groups for transportation modes, such as the City's cycling and pedestrian committees, for comment; neighbourhood associations and business improvement associations are encouraged to provide comments to their respective Community Councils, while broad interest groups are encouraged to submit comments directly to the Works Committee; and further, requested:
- (a) that the Commissioner of Works and Emergency Services develop a system of prioritization of requests whereby equity is applied across Community Council areas and also the setting of a maximum number of studies or reviews per year based on budget allocation for this activity, the report on this system to be included for approval at the meeting of the Committee on June 6, 2001;
  - (b) the Commissioner of Works and Emergency Services further report to the Committee for its meeting on June 6, 2001, on appropriate traffic calming measures that ensure pedestrian safety on streets, found mostly in suburban areas, that do not have sidewalks or where there may be natural drainage in the form of swales or ditches; and
  - (c) staff presentations be made to the Community Councils when this matter is considered.

*(The Appendices referred to in the foregoing report were forwarded to Members of the East Community Council and selected Officials only and a copy thereof is on file in the Office of the City Clerk, Scarborough Civic Centre.)*

**2. ALL-WAY STOP CONTROLS ON MARCOS BOULEVARD  
(Scarborough Centre - Ward 37)**

*Deferred from previous meeting.*

Director of Transportation Services, District 4  
(March 29, 2001)

Advising the results of an all-way stop control study conducted on Marcos Boulevard, and recommending that this report be received for information.

**3. PARKING CONCERNS ON RALEIGH AVENUE  
(Scarborough Southwest – Ward 35)**

Director of Transportation Services, District 4  
(April 24, 2001)

Recommending that:

- (1) the parking regulations on Raleigh Avenue, as identified in Appendix 1 of this report, be adopted; and
- (2) the appropriate by-laws be amended accordingly.

**4. TRAFFIC AND PARKING CONCERNS ON  
JOHN TABOR TRAIL AT EMILY CARR PUBLIC SCHOOL  
(Scarborough Rouge River – Ward 42)**

Director of Transportation Services, District 4  
(April 25, 2001)

Recommending that:

- (1) the stopping regulations on John Tabor Trail, as identified in Appendix 1 of this report, be rescinded;
- (2) the parking/stopping regulations on John Tabor Trail, as identified in Appendix 2 of this report, be adopted; and
- (3) the appropriate by-laws be amended accordingly.

**5. MINOR STREET STOP SIGNS AT NUMEROUS LOCATIONS  
(Scarborough Rouge River – Ward 42)  
(Scarborough East – Ward 43)  
(Scarborough East – Ward 44)**

Director of Transportation Services, District 4  
(April 25, 2001)

Recommending that:

- (1) stop signs be installed on Brisbane Grove, Burkwood Crescent, Cadbury Court, Colinroy Street and Wynncastle Road, as identified in Appendix 1 of this report; and
- (2) the appropriate by-laws(s) be amended accordingly.

**6. TRAFFIC AND PARKING CONCERNS ON  
GALLOWAY ROAD AT ST. MARGARET'S PUBLIC SCHOOL  
(Scarborough East – Ward 43)**

Director of Transportation Services, District 4  
(April 26, 2001)

Recommending that:

- (1) the stopping regulations on Galloway Road, as identified in Appendix 1 of this report, be rescinded;
- (2) the parking/stopping regulations on Galloway Road, as identified in Appendix 2 of this report, be adopted; and
- (3) the appropriate by-laws be amended accordingly.

**7. PROPOSED INSTALLATION OF TRAFFIC CONTROL SIGNALS  
PORT UNION ROAD AND CONFERENCE BOULEVARD  
(Scarborough East – Ward 44)**

Director of Transportation Services, District 4  
(April 27, 2001)

Recommending that:

- (1) traffic control signals be installed at the intersection of Port Union Road and Conference Boulevard;
- (2) coincident with the installation of traffic control signals on Port Union Road at Conference Boulevard, the pedestrian crossover on Port Union Road, 22 metres south of Conference Boulevard, be removed; and
- (3) the appropriate City officials be requested to take whatever action is necessary to give effect to the foregoing, including the introduction in Council of any Bills that may be required.

## 11:00 a.m. PUBLIC MEETING UNDER THE MUNICIPAL ACT

### 8. BILLBOARD SIGN ALLOCATION PROCESS FOR THIRD PARTY SIGNS

City Solicitor

(April 26, 2001)

Submitting a draft by-law to amend the former City of Scarborough Sign By-law No. 22980, to delete the annual cap on permits for billboard-type signs and the tender process, and to provide a new permit allocation process in accordance with Community Council's direction from its meeting held on April 3, 2001, when it considered the report (March 8, 2001) from the Commissioner of Urban Development Services; recommending that this draft By-law be approved and that authority be granted to introduce the necessary Bill in Council to give effect thereto.

#### 8(a). Commissioner of Urban Development Services

(March 8, 2001)

Recommending that:

- (1) Community Council select a preferred option from the billboard permit allocation options presented in this report and request the City Solicitor to prepare a draft amendment to the Scarborough Sign By-law to give effect thereto;
- (2) the draft by-law amendment provide for the allocation of up to 30 billboard permits in each of 2001 and 2002; and
- (3) a date be set for a public meeting to consider the draft by-law amendment and that notice of the public meeting be given in accordance with the requirements of the Municipal Act.

### 9. BILLBOARD SIGN VARIANCE APPLICATIONS BY PATTISON OUTDOOR ADVERTISING

Commissioner of Urban Development Services

(April 25, 2001)

Recommending that any decision regarding the sign variance applications by Pattison Outdoor Advertising, and addressed in reports dated August 29, 2000, be subject to the outcome of the aforementioned Public Hearing to consider a proposed amendment to the Scarborough Sign By-law No. 22980, as amended.

**9(a). SIGN VARIANCE APPLICATION BY PATTISON OUTDOOR ADVERTISING  
BILLBOARD ON SOUTH SIDE OF McNICOLL AVENUE  
WEST OF MIDLAND AVENUE ON C.N.R. LANDS  
(Scarborough Agincourt – Ward 39)**

Commissioner of Urban Development Services  
(August 29, 2000)

Recommending that the City not grant a variance to permit this request.

**9(b). SIGN VARIANCE APPLICATION BY PATTISON OUTDOOR ADVERTISING  
BILLBOARD ON NORTH SIDE OF McNICOLL AVENUE  
WEST OF MIDLAND AVENUE ON C.N.R. LANDS  
(Scarborough Rouge River – Ward 41)**

Commissioner of Urban Development Services  
(August 29, 2000)

Recommending that the City not grant a variance to permit this request.

**9(c). SIGN VARIANCE APPLICATION BY PATTISON OUTDOOR ADVERTISING  
BILLBOARD ON SOUTH SIDE OF PASSMORE AVENUE  
WEST OF MIDLAND AVENUE ON C.N.R. LANDS  
(Scarborough Agincourt – Ward 39)**

Commissioner of Urban Development Services  
(August 29, 2000)

Recommending that the City not grant a variance to permit this request.

**9(d). SIGN VARIANCE APPLICATION BY PATTISON OUTDOOR ADVERTISING  
BILLBOARD ON NORTH SIDE OF PASSMORE AVENUE  
WEST OF MIDLAND AVENUE ON C.N.R. LANDS  
(Scarborough Rouge River – Ward 41)**

Commissioner of Urban Development Services  
(August 29, 2000)

Recommending that the City not grant a variance to permit this request.

**10. SIGN VARIANCE APPLICATION BY NEON PRODUCTS LTD.  
1961A KENNEDY ROAD  
(Scarborough Agincourt – Ward 40)**

Commissioner of Urban Development Services  
(April 30, 2001)

Recommending that the City not grant a variance to permit this request.

**11. PRELIMINARY REPORT  
ZONING BY-LAW AMENDMENT APPLICATION TF ZBL 2001 0006  
PART LOT CONTROL APPLICATION TF PLC 2001 0002  
PAJEC HOLDINGS LIMITED; SHOWBANKTREE HOLDINGS LTD;  
GREENBANKTREE POWER; NORTH-EAST CORNER OF  
SHEPPARD AVENUE EAST AND MALVERN STREET  
MALVERN COMMUNITY  
(Scarborough Rouge River - Ward 42)**

Director of Community Planning, East District  
(April 23, 2001)

Recommending that:

- (1) staff be directed to schedule a community consultation meeting together with the Ward Councillor;
- (2) notice for the community consultation meeting be given to landowners and residents within 120 metres (400 feet) of the site; and
- (3) notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

**12. STUDENT URBAN DESIGN STUDY – LAWRENCE AVENUE EAST  
VICTORIA PARK AVENUE TO BIRCHMOUNT ROAD  
(Scarborough Centre - Ward 37)**

Director of Community Planning, East District  
(April 19, 2001)

Recommending that:

- (1) this report be received for information; and
- (2) Urban Design staff be directed to report on a work program to continue the work begun by the students that results in the development of urban design guidelines for the area.

**13. FINAL REPORT – PART LOT CONTROL APPLICATION SC-L20000004  
915343 ONTARIO INC., SOUTH SIDE OF HIGHWAY 401  
WEST OF WARDEN AVENUE – MARYVALE COMMUNITY  
(Scarborough Agincourt - Ward 40)**

Director of Community Planning, East District  
(April 19, 2001)

Recommending that City Council:

- (1) enact a Part Lot Control Exemption By-law for Lots 28 to 31 (inclusive) and Blocks 32 to 35 (inclusive) on Registered Plan 66M-2357 on the former Hydro corridor lands south of Highway 401 and west of Warden Avenue, with such by-law to expire one year from the date of its enactment; and
- (2) authorize the City Solicitor to introduce the necessary Bill(s) in Council to give effect to Recommendation No. (1).

**14. ONTARIO MUNICIPAL BOARD DECISION  
APPEAL BY BOZIAN HOLDINGS, 5060 SHEPPARD AVE EAST  
(Scarborough Rouge River - Ward 41)**

City Solicitor  
(April 20, 2001)

Advising of the outcome of an Ontario Municipal Board hearing held on February 5, 2001, and recommending that this report be received for information.

**15. ASSUMPTION OF SERVICES  
HARMONY DEVELOPMENTS I INC. & HARMONY DEVELOPMENTS II INC.  
(FORMERLY ZOOVIEW DEVELOPMENTS LIMITED)  
SHEPPARD AVENUE EAST AT MEADOWVALE ROAD  
(Scarborough Rouge River – Ward 41)**

City Solicitor  
(April 27, 2001)

Recommending that:

- (1) the services installed for Registered Plan 66M-2308 be assumed and the City formally assume the road within the Plan of Subdivision;
- (2) the Legal Services Division be authorized to release the performance guarantee in the form of a Letter of Credit in full; and



- (3) the City Clerk and Treasurer be authorized to sign any release or other documentation necessary to give effect thereto.

**16. PARKLAND DEDICATION  
THE TORCHIN GROUP, 2351 KENNEDY ROAD INC.  
(Scarborough Agincourt - Ward 40)**

Commissioner of Economic Development, Culture and Tourism  
(April 23, 2001)

Recommending that:

- (1) the City confirm a cash-in-lieu of parkland payment of \$402,290.00 in fulfilment of the required parkland contribution for 2351 Kennedy Road;
- (2) a by-law to amend By-law Number 553-1998 be forwarded to City Council to set the alternative parkland dedication rate of 0.7 hectares per 1,000 population; and
- (3) the appropriate City staff be authorized and directed to take the necessary action to give effect thereto.

**17. INTENTION TO DESIGNATE UNDER PART IV OF  
THE ONTARIO HERITAGE ACT  
CLARK-REESOR HOUSE, 6741 STEELES AVENUE EAST  
(Scarborough Rouge River - Ward 41)**

Commissioner of Economic Development, Culture and Tourism  
(April 18, 2001)

Recommending that:

- (1) City Council state its intention to designate the property at 6741 Steeles Avenue East (Clark-Reesor House) (Attachments Nos. 1 and 2) under Part IV of the Ontario Heritage Act;
- (2) the Long and Short Statements of Reasons for Designation be included in the designating by-law; and
- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

**18. TORONTO FREE PRESBYTERIAN CHURCH  
WHITEFIELD CHRISTIAN SCHOOL, 5808 FINCH AVENUE EAST  
(Scarborough Malvern – Ward 42)**

Commissioner of Economic Development, Culture and Tourism  
(April 18, 2001)

Advising of the outcome of discussions respecting possible community use of the Whitefield Christian School gymnasium, arising from the request by the Toronto Free Presbyterian Church for waiver of building permit fees; that no agreement has been reached with regard thereto, and recommending that this report be received for information.

**19. PROVISION OF MUNICIPAL SERVICING  
EXCHEQUER PLACE AND SANDHURST CIRCLE  
MONARCH CONSTRUCTION COMPANY LIMITED  
(Scarborough Rouge River – Ward 41)**

Director, Engineering Services, Districts 3 and 4  
(April 10, 2001)

Recommending that:

- (1) Council authorize staff to negotiate and enter into a standard financially-secured Servicing Agreement with the applicant to provide municipal servicing to their property on Exchequer Place and described as Block D and Block E, Registered Plan M-1648;
- (2) the terms of the agreement between the City and the applicant be to the satisfaction of the Commissioner of Works and Emergency Services and the City Solicitor;
- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto; and
- (4) the Servicing Agreement make provision for the acquisition of the land for both the sanitary sewer easement and the storm water management pond for nominal consideration.

**2:00 p.m. PUBLIC MEETINGS UNDER THE PLANNING ACT**

**20. FINAL REPORT**

**OFFICIAL PLAN AMENDMENT APPLICATION TF WPS 2001 0001  
ZONING BY-LAW AMENDMENT APPLICATION TF ZBL 2000 0001  
MURRAY VISSER AND THE CITY OF TORONTO  
S.E.CORNER OF SILVER STAR BOULEVARD & KILCULLEN CASTLE GATE  
MILLIKEN EMPLOYMENT DISTRICT  
(Scarborough Rouge River – Ward 41)**

Director of Community Planning, East District  
(April 21, 2001)

Recommending that City Council:

- (1) amend the Zoning By-law substantially in accordance with the draft Zoning By-law amendment attached as Attachment No. 2;
- (2) amend the Official Plan substantially in accordance with the draft Official Plan Amendment attached as Attachment No. 3;
- (3) amend the Site Plan Control By-law substantially in accordance with the draft Site Plan Control By-law attached as Attachment No. 4; and
- (4) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law, Official Plan and Site Plan Control By-law Amendments as may be required.

**20(a).** Communications (form letter) all in support of the aforementioned application from:

- Brilliantex Canada Ltd., 63 Silver Star Boulevard, Unit A2;
- Ming Ming Decorative Glass, 200 Silver Star Boulevard, Unit 362;
- Midmetro Plastics Limited, 3360 Midland Avenue;
- Link-well Auto Parts Inc., 63 Silver Star Boulevard, Unit B6;
- Ka Wor Yuen B.B.Q., 3290 Midland Avenue, Unit 11.

**21. FINAL REPORT**  
**OFFICIAL PLAN AMENDMENT APPLICATION SC-P20000011**  
**ZONING BY-LAW AMENDMENT APPLICATION SC-Z20000019**  
**172965 ONTARIO LTD., 3600 SHEPPARD AVENUE EAST**  
**TAM O'SHANTER COMMUNITY**  
**(Scarborough Rouge River – Ward 42)**

Director of Community Planning, East District  
(April 19, 2001)

Recommending that City Council:

- (1) amend the Official Plan for the former City of Scarborough substantially in accordance with the draft Official Plan Amendment attached as Attachment No. 3;
- (2) amend the Zoning By-law for the former City of Scarborough in accordance with the draft Zoning By-law Amendment attached as Attachment No. 2; and
- (3) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.

**22. FINAL REPORT**  
**OFFICIAL PLAN AMENDMENT APPLICATION SC-P20000002**  
**ZONING BY-LAW AMENDMENT APPLICATION SC-Z20000005**  
**YAQOOB KHAN, NORTH-EAST CORNER OF MARKHAM ROAD**  
**AND ORMEROD STREET AND 1795 MARKHAM ROAD**  
**MALVERN COMMUNITY**  
**(Scarborough Rouge River – Ward 42)**

Director of Community Planning, East District  
(April 6, 2001)

Recommending that City Council:

- (1) amend the Official Plan for the former City of Scarborough in accordance with the Draft Official Plan Amendment attached as Attachment No. 6;
- (2) amend the Agricultural Holding By-law No. 10217 and the Malvern Community Zoning By-law 14402 substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 7;
- (3) designate the subject site as a Site Plan Control Area, substantially in accordance with the draft by-law attached as Attachment No. 8;

- (4) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment and Site Plan Control by-law amendment as may be required; and
- (5) direct Planning staff to continue to work with the applicant to resolve remaining site plan concerns including loading and garbage pickup and the interface with the abutting residential properties.

**22(a).** Yaqoob Khan, Executive Director, Canadian Institute of Islamic Studies  
(April 19, 2001)

Advising that the proposed Seniors' facility at the aforementioned location will be under the auspices of the Canadian Institute of Islamic Studies and Muslim Immigrants' Aid, and will be open to others, in general.