

**THE CITY OF TORONTO**

**City Clerk's Office**

**Minutes of the Etobicoke Community Council**

**Meeting No. 1**

**Tuesday, January 21, 2003.**

The Etobicoke Community Council met on Tuesday, January 21, 2003, in the Council Chambers, Etobicoke Civic Centre, 399 The West Mall, Toronto, commencing at 2:00 p.m.

Attendance:

Members were present for some or all of the time periods indicated.

	2:00 p.m. to 2:50 p.m.	7:05 p.m. to 8:40 p.m.
Councillor Rob Ford	X	X
Councillor Suzan Hall (Vice Chair)	X	X
Councillor Douglas Holyday	X	X
Councillor Irene Jones	-	-
Councillor Gloria Lindsay Luby	X	X
Councillor Peter Milczyn (Chair)	X	X

Councillor Hall in the Chair.

**Confirmation of Minutes.**

On motion by Councillor Holyday, the Minutes of the meeting of the Etobicoke Community Council held on November 13, 2002, were confirmed.

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On motion by Councillor Ford, the Etobicoke Community Council concurred in the introduction of new staff reports/communications appearing on the Added Starter Agenda as Items Nos. 28 to 30.

**1.1 Reduction of Speed Limit from 50 km/h to 40 km/h on The Kingsway  
Between Islington Avenue and Kipling Avenue (Ward 4 – Etobicoke Centre).**

The Etobicoke Community Council had before it a report (November 20, 2002) from the Director, Transportation Services, District 2, responding to a request from Councillor Gloria Lindsay Luby, Ward 4 – Etobicoke Centre, to investigate the feasibility of reducing the speed limit on The Kingsway between Islington Avenue and Kipling Avenue; and recommending that:

- (1) the speed limit on The Kingsway, between Islington Avenue and Kipling Avenue, be reduced from 50 km/h to 40 km/h; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

Later in the proceedings, Councillor Lindsay Luby requested that the foregoing matter be reopened. The Etobicoke Community Council concurred with Councillor Lindsay Luby's request.

On motion by Councillor Lindsay Luby, the Etobicoke Community Council requested the Director, Transportation Services, District 2, to submit a report to the Etobicoke Community Council for its meeting scheduled to be held on March 3, 2003, on the impact of the reduction of the speed limit on The Kingsway on the streets in the surrounding area, including the potential need to also reduce the speed limit on those streets.

(Sent to: Director, Transportation Services, District 2 – January 27, 2003)

**(Clause No. 1, Report No. 1)**

**1.2 Reduction of Speed Limit from 50 km/h to 40 km/h on Westhumber Boulevard  
(Ward 2 – Etobicoke North).**

The Etobicoke Community Council had before it a report (November 20, 2002) from the Director, Transportation Services, District 2, advising that as a result of a meeting with Councillor Rob Ford, Ward 2 - Etobicoke North, and a resident of Westhumber Boulevard, studies were conducted concerning the speed of traffic on Westhumber Boulevard; and recommending that:

- (1) the speed limit on Westhumber Boulevard, between Kipling Avenue and Martin Grove Road, be reduced from 50 km/h to 40 km/h; and

- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Ford, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 2, Report No. 1)**

**1.3 Reduction of Speed Limit from 50 km/h to 40 km/h on Redwater Drive  
(Ward 2 – Etobicoke North).**

The Etobicoke Community Council had before it a report (December 6, 2002) from the Director, Transportation Services, District 2, advising that as a result of a meeting with Councillor Rob Ford, Ward 2 - Etobicoke North, and residents of Redwater Drive, speed studies were conducted on Redwater Drive; and recommending that:

- (1) the speed limit on Redwater Drive, between Kipling Avenue and Elmhurst Drive, be reduced from 50 km/h to 40 km/h; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Ford, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 3, Report No. 1)**

**1.4 Introduction of Parking Prohibition – Bayshill Drive  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 5, 2002) from the Director, Transportation Services, District 2, responding to a request from Councillor Peter Milczyn, Ward 5 – Etobicoke-Lakeshore, and area residents to investigate the feasibility of implementing a “No Parking, 8:00 a.m. to 5:00 p.m., Monday to Friday” prohibition on both sides of Bayshill Drive between Norseman Street and the east limit of the road, due to the long-term parking of vehicles by students who attend Bishop Allen Academy High School at 721 Royal York Road; and recommending that:

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- (1) parking be prohibited on both sides of Bayhill Drive, from Norseman Street to the east limit of the road, between the hours of 8:00 a.m. and 5:00 p.m., Monday to Friday; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 4, Report No. 1)**

**1.5 Introduction of Parking Prohibition – South Side of Bethnal Avenue  
East of Ballacaine Drive (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 17, 2002) from the Director, Transportation Services, District 2, responding to requests from area residents that parking be prohibited on the south side of Bethnal Avenue, east of Ballacaine Drive, due to motorists parking for long periods of time when visiting Park Lawn Park; and recommending that:

- (1) parking be prohibited anytime on the south side of Bethnal Avenue, east of Ballacaine Drive; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 5, Report No. 1)**

**1.6 Introduction of Parking Prohibition – Tremayne Avenue  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 18, 2002) from the Director, Transportation Services, District 2, responding to a request from Councillor Peter Milczyn, Ward 5 – Etobicoke-Lakeshore, on behalf of an area resident, that a parking prohibition be implemented on Tremayne Avenue, between Royal York Road and Jackson Avenue, due to excessive and long-term parking of vehicles which hinders garbage collection activities on the roadway; and recommending that:

- (1) parking be prohibited, 8:00 a.m. to 10:00 a.m., Monday through Friday, on the north side of Tremayne Avenue between Royal York Road and Jackson Avenue;
- (2) parking be prohibited anytime on the south side of Tremayne Avenue between Royal York Road and Jackson Avenue; and
- (3) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 6, Report No. 1)**

**1.7 Introduction of Parking Prohibition – Oakfield Drive  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 19, 2002) from the Director, Transportation Services, District 2, responding to a request from an area resident to investigate the feasibility of implementing a “No Parking Anytime, 8:00 a.m. to 4:00 p.m., Monday to Friday” prohibition on Oakfield Drive due to the long-term parking of vehicles by students who attend Bishop Allen Academy High School at 721 Royal York Road; and recommending that:

- (1) parking be prohibited on the north side of Oakfield Drive, between the hours of 8:00 a.m. and 4:00 p.m., Monday to Friday; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 7, Report No. 1)**

**1.8 Sidewalk Feasibility Study - Goswell Road Between Kipling Avenue  
and Martin Grove Road (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (January 6, 2003) from the Director, Transportation Services, District 2, responding to a request from the Etobicoke

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Community Council at its meeting held on October 16, 2002, for a report on the feasibility of installing a sidewalk on Goswell Road; and recommending that:

- (1) staff conduct a formal poll and/or the area Councillor convene a community meeting to determine if the majority of the affected residents support the installation of sidewalks on Goswell Road, between Kipling Avenue and Martin Grove Road; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council requested the Director, Transportation Services, District 2, to conduct a formal poll to determine if the majority of the affected residents support the installation of sidewalks on Goswell Road, between Kipling Avenue and Martin Grove Road, and submit a report thereon to the Etobicoke Community Council.

(Sent to: Director, Transportation Services, District 2; c. Other Interested Persons – January 27, 2003)

**(Clause No. 22(a), Report No. 1)**

**1.9 Fence Dispute – 52 Rivercove Drive (Ward 3 – Etobicoke Centre).**

The Etobicoke Community Council had before it a report (October 29, 2002) from the City Solicitor responding to a request from the Etobicoke Community Council at its meeting on October 16, 2002, for a report on the definitions of “flankage yard” and “front yard” as set out in the Municipal Code, Chapter 447, Fences, to determine the maximum permissible fence height at the property municipally known as 52 Rivercove Street; advising, for reasons outlined in the report, that the fence is in the flankage yard, in accordance with its definition under the by-law, and not a fence in the front yard; that Municipal Licensing and Standards staff have advised that the fence has since been cut down and moved back entirely into the property of 52 Rivercove Drive and is now completely in compliance with the by-law; and recommending that the report be received for information.

The Etobicoke Community Council also had before it a communication addressed to Lisa Strucken, Solicitor, Legal Division, from Charlie Bonello and Tom VanLe, Hampshire and Rivercove Neighbourhood, expressing concerns regarding the inspection report from Municipal Licensing and Standards; and advising that the fence at 52 Rivercove Street is in major violation of the by-laws for fencing of a flankage yard.

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The Etobicoke Community Council also had before it a report (January 20, 2003) from the District Manager, Municipal Licensing and Standards, West District, responding to a request from the Etobicoke Community Council at its meeting held on November 13, 2002, that the District Manager, Municipal Licensing and Standards, West District, make the necessary arrangements for all interested parties to attend on site with a view to resolving the by-law issues and submit a report thereon to the Etobicoke Community Council for consideration with this matter on January 21, 2003, such report to include an appropriate drawing or sketch of the subject site; and recommending that the report be received for information.

On motion by Councillor Holyday, the Etobicoke Community Council received the aforementioned reports and communication.

(Sent to: Charlie Bonello; George Simms; Tom VanLe; c. City Solicitor; District Manager, Municipal Licensing and Standards, West District – January 27, 2003)

**(Clause No. 22(b), Report No. 1)**

**1.10 Draft By-law – Closure and Sale of a Portion of Viking Road  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council held a public meeting and notice, in accordance with the Municipal Act, 2001, of the proposed enactment of the draft by-law was advertised in a daily newspaper on January 6, 2003, and posted on the City's web site for two-weeks. No one addressed the Etobicoke Community Council.

The Etobicoke Community Council had before it from the City Solicitor, for approval, a draft by-law to stop-up and close part of the public highway Viking Road and to authorize the sale thereof. (Authority: Clause No. 240 of Report No. 16 of The Administration Committee which was adopted, as amended, by the former City of Etobicoke Council on September 22, 1997; Clause No. 11 of Report No. 14 of The Etobicoke Community Council, as adopted by City Council on December 14, 15 and 16, 1999; and Notice of Motion J(7) by Councillor Peter Milczyn and seconded by Councillor Doug Holyday, as adopted by City Council on June 26, 27 and 28, 2001.)

The Etobicoke Community Council also had before it a communication (December 9, 2002) addressed to the Commissioner, Corporate Services, from the City Clerk, forwarding a motion by Councillor Milczyn respecting Calcorp Incorporated's option to purchase part of Viking Road which was adopted by City Council at its regular meeting held on November 26, 27 and 28, 2002, and its special meeting held November 28 and 29, 2002.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council that a by-law in the form of the Draft By-law be enacted.

**(Clause No. 12, Report No. 1)**

**1.11 Construction and Maintenance of Fire Route – 1020 Islington Avenue  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 27, 2002) from the District Chief, Fire Prevention, West Command, respecting the enactment of the appropriate by-law to allow the construction and maintenance of a fire route; and recommending that:

- (1) Chapter 134-20 of the Etobicoke Municipal Code be amended by adding 1020 Islington Avenue to Schedule 'B', "Lands upon which Fire Routes are to be Constructed and Maintained"; and
- (2) the appropriate by-law be enacted by City Council.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 10, Report No. 1)**

**1.12 Fire Route Designation – 350 Mill Road (Ward 3 - Etobicoke Centre).**

The Etobicoke Community Council had before it a report (December 27, 2002) from the District Chief, Fire Prevention, West Command, respecting the enactment of the appropriate by-law to approve the final designation of a fire route to enable By-law Enforcement Officers to tag illegally parked vehicles within the designated fire route; and recommending that:

- (1) the final designation of a Fire Route under Chapter 134 of the Etobicoke Municipal Code be approved at 350 Mill Road; and
- (2) the appropriate by-law be enacted by City Council.

On motion by Councillor Holyday, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 11, Report No. 1)**

**1.13 Requests for Variances from Chapter 215, Signs, of the Former City of Etobicoke Municipal Code (Various Wards).**

The Etobicoke Community Council had before it a communication (January 7, 2003) from the City Clerk, Etobicoke Sign Variance Advisory Committee, advising that the Etobicoke Sign Variance Advisory Committee at its meeting held on January 7, 2003, recommended to the Etobicoke Community Council that:

- (1) the report dated December 19, 2002, from the Director of Building and Deputy Chief Building Official, West District, embodying an application by Dominic Rotundo, Imperial Signs, on behalf of Toyota Canada Inc., for a variance to permit an illuminated first party main entrance Toyota logo fascia sign at 80 Queens Plate Drive, be adopted;
- (2) the report dated December 20, 2002, from the Director of Building and Deputy Chief Building Official, West District, embodying an application by Steve Wright, Swift Signs, on behalf of World Automotive Warehouse, for a variance to permit an illuminated first party, double sided, ground sign at 299 Carlingview Drive, be adopted;
- (3) the report dated December 27, 2002, from the Director of Building and Deputy Chief Building Official, West District, embodying an application by Pierre Seunik, Emimax Holdings Inc., for a variance to permit a third party standard outdoor advertising roof sign on a commercial building at 2731 Lake Shore Boulevard West, be adopted; and
- (4) the report dated December 27, 2002, from the Director of Building and Deputy Chief Building Official, West District, embodying an application by Morry Edelstein, RAI Architect Inc., on behalf of J. Zonneveld, Canadian Tire Real Estate Ltd., for a variance to permit two, third party "Taco Bell" directional signs at 1608 The Queensway, be adopted.

On motion by Councillor Holyday, the Etobicoke Community Council recommended to City Council the adoption of the Recommendations contained in the aforementioned communication.

**(Clause No. 16, Report No. 1)**

**1.14 City of Toronto Wet Weather Flow Management Master Plan.**

The Etobicoke Community Council had before it a communication (December 9, 2002) from the City Clerk advising that City Council at its meeting held on November 26, 27 and 28, 2002, in adopting, as amended, Clause No. 23 of Report No. 15 of The Policy and Finance Committee, headed "Preferred Strategy and 25-Year Implementation Plan for the City of Toronto Wet Weather Flow Management Master Plan", approved, in

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principle, the Wet Weather Flow Policy and directed that the policy be circulated to Community Councils for their comment and that the Commissioner, Works and Emergency Services, report back with a revised policy incorporating any changes which may be necessary.

On motion by Councillor Holyday, the Etobicoke Community Council received the aforementioned communication, without comment regarding the Wet Weather Flow Policy.

(Sent to: Commissioner, Works and Emergency Services – January 27, 2003)

**(Clause No. 22(c), Report No. 1)**

**1.15 Application for Exemption from Part Lot Control - 1463291 Ontario Inc.  
81 Prince Edward Drive (232-240 Berry Road); File No. TA PLC 2002 0003  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 9, 2002) from the Director, Community Planning, West District, respecting an application by 1463291 Ontario Inc. for an exemption from Part Lot Control for a portion of a development containing 16 freehold townhouse units, thereby allowing the creation of separate lots on lands known municipally as 81 Prince Edward Drive, located at the north-east corner of Prince Edward Drive and Berry Road; and recommending that:

- (1) a part-lot exemption by-law, with respect to the subject lands, be prepared to the satisfaction of the City Solicitor, and that such by-law shall expire one year after it has been enacted; and
- (2) the owner of the subject lands be requested to first register a Section 118 Restriction under the Land Titles Act, agreeing not to convey or mortgage any part of the lands without the prior written consent of the Chief Planner, to the satisfaction of the City Solicitor.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 17, Report No. 1)**

**1.16 Application for Exemption from Part Lot Control – I.Q. Developments Corp.  
95-101 Grand Avenue; File No. TA PLC 2002 0005  
(Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (January 6, 2003) from the Director, Community Planning, West District, respecting an application by I.Q. Developments Corp. for an exemption from Part Lot Control for a development containing 35 townhouse units, thereby allowing the creation of separate lots on lands known municipally as 95-101 Grand Avenue, located in the north-east quadrant of the F. G. Gardiner Expressway and Grand Avenue, on the south side of Dalesford Road and north of the F. G. Gardiner Expressway; and recommending that:

- (1) a Part-Lot Exemption By-law, with respect to the subject lands, be prepared to the satisfaction of the City Solicitor, and that such by-law shall expire one year after it has been enacted;
- (2) the owner of the subject lands be requested to first register a Section 118 Restriction under the Land Titles Act, agreeing not to convey or mortgage any part of the lands without the prior written consent of the Chief Planner, to the satisfaction of the City Solicitor; and
- (3) the Part-Lot Exemption By-law be submitted for Council adoption once the Site Plan Control agreement, pursuant to Section 41 of the Planning Act, has been registered.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 18, Report No. 1)**

**1.17 Final Report – Application to Amend the Etobicoke Zoning Code; Petro-Canada  
585 Dixon Road; File No. TA CMB 2002 0015 (Ward 2 – Etobicoke North).**

The Etobicoke Community Council held a statutory Public Meeting on January 21, 2003, and appropriate notice of this meeting was given in accordance with the Planning Act.

The Etobicoke Community Council had before it a report (December 11, 2002) from the Director, Community Planning, West District, respecting an application by Petro-Canada to amend the Etobicoke Zoning Code to permit the development of a new service station containing a convenience retail store and a mechanical car wash on lands known municipally as 585 Dixon Road, located on the south side of Dixon Road, mid-block between Martin Grove Road and Kelfield Street; and recommending that City Council:

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- (1) amend the Etobicoke Zoning Code substantially in accordance with the draft Zoning By-law Amendment appended to the report as Attachment No. 5; and
- (2) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required.

On motion by Councillor Ford, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 20, Report No. 1)**

**1.18 Final Report – Application to Amend the Etobicoke Official Plan  
40 Rabbit Lane Co-Ownership Inc., 40 Rabbit Lane  
File No. TA OPA 2002 0001 (Ward 3 – Etobicoke Centre).**

The Etobicoke Community Council held a statutory Public Meeting on January 21, 2003, and appropriate notice of this meeting was given in accordance with the Planning Act.

The Etobicoke Community Council had before it a report (December 18, 2002) from the Director, Community Planning, West District, respecting an application by 40 Rabbit Lane Co-Ownership Inc. to amend the Etobicoke Official Plan to permit the conversion of a 19 unit, 2-storey building from an equity co-operative to a condominium on lands known municipally as 40 Rabbit Lane, located on the west side of Rabbit Lane, north of Robin Glade Drive; and recommending that the application be approved, subject to a Public Meeting of Council to obtain the views of interested parties, and the conditions outlined in the report.

The Etobicoke Community Council also had before it the revised draft by-law incorporating:

- (1) the three-year sunset provision into Section “2.3 Text Changes” under “Part Two – The Amendment”, consistent with Section 2 of the draft by-law; and
- (2) Schedule A (Map) to the draft by-law.

Joseph Plutino, Mainline Planning Services, appeared before the Etobicoke Community Council in connection with the foregoing matter.

On motion by Councillor Holyday, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report subject to striking out the Recommendation and inserting in lieu thereof the following new Recommendation:

“That City Council amend the Etobicoke Official Plan substantially in accordance with the revised Official Plan Amendment submitted at the Public Meeting of the Etobicoke Community Council held on January 21, 2003.”

**(Clause No. 21, Report No. 1)**

**1.19 Final Report – Application to Amend the Etobicoke Zoning Code  
Princess Garden Management, 1137-1141 Royal York Court  
File No. TA ZBL 2001 0002 (Ward 4 – Etobicoke Centre).**

The Etobicoke Community Council held a statutory Public Meeting on January 21, 2003, and appropriate notice of this meeting was given in accordance with the Planning Act.

The Etobicoke Community Council had before it a report (December 18, 2002) from the Director, Community Planning, West District, respecting an application by Princess Garden Management to amend the Etobicoke Zoning Code to permit the development of an infill 17-storey terraced apartment building on lands known municipally as 1137-1141 Royal York Court, located north of Dundas Street West, on the east side of Royal York Road, accessed by Royal York Court; and recommending that City Council:

- (1) amend the Zoning Code for the former City of Etobicoke substantially in accordance with the draft Zoning By-law Amendment appended to the report as Attachment No. 5;
- (2) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required;
- (3) before introducing the necessary Bills to City Council for enactment, require the owner to enter into a Section 37 agreement to ensure that: rental increases in the existing rental building will not be for the improvements to the lands or construction of the new building; tenants facing the new building will be given an allowance to purchase window coverings for privacy purposes; warning clauses regarding noise will be inserted in purchase and sale agreements and rental agreements and the tenants in the existing rental building will have access to the ground floor amenity space of the proposed building; and
- (4) before introducing the necessary Bills to City Council for enactment, require the owner to enter into an agreement with the City respecting transportation improvements on Royal York Road and Royal York Court, and a sidewalk on Royal York Court, and any other services deemed necessary by Works and Emergency Services.

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The Etobicoke Community Council also had before it a report (January 17, 2003) from the Director, Community Planning, West District, advising that changes to the draft by-law may be required before the by-law is enacted; and recommending that:

- (1) the Director, Community Planning, West District, report to the Etobicoke Community Council meeting scheduled to be held on April 2, 2003, on further refinement of the draft bill;
- (2) the meeting on April 2, 2003, be a continuation of the January 21, 2003 statutory public meeting; and
- (3) the Etobicoke Community Council set a specific time for the continuation of the public meeting.

The following persons appeared before the Etobicoke Community in connection with the foregoing matter:

- Paul Rycroft, Agent on behalf of the owner and applicant;
- John McColl, Humber Valley Village Residents Association;
- John Wiktorczyk, Humber Valley Village Residents Association;
- Dean Fulford;
- Peter Chisholm;
- Stan Tweedie;
- Andrea M. Hault;
- Donna Quance; and
- Glen Wilson.

A. Councillor Lindsay Luby moved that the Etobicoke Community Council:

- (1) defer consideration of this matter to a continuation of the Public Meeting at its meeting scheduled to be held on March 3, 2003, at 7:00 p.m.;
- (2) direct that no further notice of the continuation of the Public Meeting be provided; and

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- (3) request the Director, Community Planning, West District, to submit a report to the Etobicoke Community Council on:
  - (a) further refinement of the draft bill; and
  - (b) the impact of reducing the height of the proposed building to a 10-storey or 14-storey building.  
**(Carried)**
  
- B. Councillor Milczyn moved that the Etobicoke Community Council request the Director, Transportation Services, District 2, to submit a report to the Etobicoke Community Council for consideration with this matter on the proposed traffic improvements suggested as part of the proposal as well as any other additional changes that could be undertaken to the right-of-way on Royal York Road in the vicinity of Royal York Court and the grade separation, specifically looking at reducing the pavement cross-section.  
**(Carried)**

(Sent to: Director, Community Planning, West District; Director, Transportation Services, District 2; c. Other Interested Persons – January 27, 2003)

**(Clause No. 22(i), Report No. 1)**

**1.20 Preliminary Report – Applications to Amend the Etobicoke Official Plan and Zoning Code; Hollyburn Properties Limited, 1286-1294 Islington Avenue 15-19 Cordova Avenue; File No. TA CMB 2002 0022 (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 17, 2002) from the Director, Community Planning, West District, providing preliminary information on an application by Hollyburn Properties Limited to amend the Etobicoke Official Plan and Zoning Code to construct three additional apartment buildings on lands known municipally as 1286-1294 Islington Avenue and 15-19 Cordova Avenue, located in the middle of the north-east area of the Etobicoke Centre area, abutting Islington Avenue to the east, Central Park Roadway to the south, Cordova Avenue to the west and south of the buildings fronting on the south side of Dundas Street West; and 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 of the site; and

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- (3) notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

On motion by Councillor Milczyn, the Etobicoke Community Council requested the Director, Community Planning, West District:

- (1) together with the Ward Councillor, to schedule a community consultation meeting and provide notice to landowners and residents in an area to be determined in consultation with the Ward Councillor; and
- (2) provide notice of the Public Meeting under the Planning Act according to the regulations under the Planning Act.

(Sent to: Philip Levine; c. Director, Community Planning, West District – January 27, 2003)

**(Clause No. 22(e), Report No. 1)**

**1.21 Preliminary Report – Application to Amend the Etobicoke Official Plan and Zoning Code; Jane Dundas Holdings Inc. (In Equity), 691 Scarlett Road File No. TA CMB 2002 0018 (Ward 2 – Etobicoke North).**

The Etobicoke Community Council had before it a report (December 18, 2002) from the Director, Community Planning, West District, providing preliminary information on an application by Jane Dundas Holdings Inc. (In Equity) to amend the Etobicoke Official Plan and Zoning Code to demolish the existing church and construct 3 semi-detached dwellings on lands known municipally as 691 Scarlett Road, located on the south-east corner of Scarlett Road and Kingdom Street; and 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 of the site; and
- (3) notice of the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

Gary Freedman, Jane Dundas Holdings Inc. (In Equity), appeared before the Etobicoke Community Council in connection with the foregoing matter.

On motion by Councillor Ford, the Etobicoke Community Council deferred consideration of this matter to its next meeting scheduled to be held on March 3, 2003.

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Later in the proceedings, Councillor Ford requested that the foregoing matter be reopened. The Etobicoke Community Council concurred with Councillor Ford's request.

On motion by Councillor Ford, the Etobicoke Community Council reports having requested the Director, Community Planning, West District:

- (1) together with the Ward Councillor, to schedule a community consultation meeting, as outlined in the aforementioned report, and provide notice thereof to landowners and residents within 120 metres of the site; and
- (2) provide notice of the Public Meeting under the Planning Act according to the regulations under the Planning Act.

(Sent to: William Holman, Jane Dundas Holdings Inc. (In Equity); Gary Freedman, Jane Dundas Holdings Inc. (In Equity); c. Director, Community Planning, West District – January 27, 2003)

**(Clause No. 22(f), Report No. 1)**

**1.22 Preliminary Report – Application to Amend the Etobicoke Official Plan and Zoning Code; CIC Millwork Ltd., 35 Fieldway Road  
File No. TA CMB 2002 0020 (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 19, 2002) from the Director, Community Planning, West District, providing preliminary information on an application by CIC Millwork Ltd. to amend the Etobicoke Official Plan and Zoning Code to construct a 146 unit, 4-storey, stacked townhouse development, to include a public park, on lands known municipally as 35 Fieldway Road, located on the south side of Fieldway Road between Islington Avenue and Kipling Avenue; and recommending that:

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

On motion by Councillor Milczyn, the Etobicoke Community Council requested the Director, Community Planning, West District:

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- (1) together with the Ward Councillor, to schedule a community consultation meeting and provide notice to landowners and residents in an area to be determined in consultation with the Ward Councillor, once a revised proposal has been submitted; and
- (2) provide notice of the Public Meeting under the Planning Act according to the regulations under the Planning Act.

(Sent to: Tom Giancos, CIC Millwork Limited; c. Director, Community Planning, West District – January 27, 2003)

**(Clause No. 22(g), Report No. 1)**

**1.23 Preliminary Report – Application to Amend the Etobicoke Zoning Code  
First Pro Shopping Centres, 98 Index Road  
File No. TA ZBA 2002 0003 (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (December 19, 2002) from the Director, Community Planning, West District, providing preliminary information on an application by First Pro Shopping Centres to amend the Etobicoke Zoning Code to introduce a retail development on lands known municipally as 98 Index Road, located in the north-west quadrant of North Queen Street and Highway No. 427 with frontage onto Index Road, which runs parallel to Highway No. 427; and 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 of the site; and
- (3) notice of the Public Meeting under the Planning Act be given according to the regulations under the Planning Act

On motion by Councillor Milczyn, the Etobicoke Community Council requested the Director, Community Planning, West District:

- (1) together with the Ward Councillor, to schedule a community consultation meeting, as outlined in the aforementioned report, and provide notice thereof to landowners and residents within 120 metres of the site; and
- (2) provide notice of the Public Meeting under the Planning Act according to the regulations under the Planning Act.

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(Sent to: Laurie MacPherson, Bousfield, Dale-Harris, Cutler and Smith Inc;  
c. Director, Community Planning, West District – January 27, 2003)

**(Clause No. 22(h), Report No. 1)**

**1.24 Designation of Property under Part IV of the Ontario Heritage Act  
Richview Cemetery (Ward 3 – Etobicoke Centre).**

The Etobicoke Community Council had before it a report (January 9, 2003) from the City Clerk, advising that the Toronto Preservation Board at its meeting held on January 9, 2003, adopted the report dated December 18, 2002, from the Commissioner, Economic Development, Culture and Tourism, respecting the designation under Part IV of the Ontario Heritage Act of Richview Cemetery located at Highway No. 427, south of Eglinton Avenue West; and recommending that:

- (1) City Council state its intention to designate Richview Cemetery under Part IV of the Ontario Heritage Act; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Holyday, the Etobicoke Community Council recommended to City Council the adoption of the Recommendations contained in the aforementioned communication.

**(Clause 14, Report No.1)**

**1.25 Designation of Property under Part IV of the Ontario Heritage Act  
691 Scarlett Road (St. Matthias Anglican Church)  
(Ward 2 – Etobicoke North).**

The Etobicoke Community Council had before it a communication (January 9, 2003) from the City Clerk advising that the Toronto Preservation Board at its meeting held on January 9, 2003, adopted the report dated December 18, 2002, from the Commissioner, Economic Development, Culture and Tourism, respecting the designation under Part IV of the Ontario Heritage Act of the property at 691 Scarlett Road (St. Matthias Anglican Church); and recommending that:

- (1) City Council state its intention to designate the property at 691 Scarlett Road (St. Matthias Anglican Church) under Part IV of the Ontario Heritage Act; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

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On motion by Councillor Ford, the Etobicoke Community Council recommended to City Council the adoption of the Recommendation contained in the aforementioned communication.

Later in the proceedings, Councillor Ford requested that the foregoing matter be reopened. The Etobicoke Community Council concurred with Councillor Ford's request.

- A. Councillor Ford moved that consideration of the aforementioned communication be deferred. **(Lost)**

Councillor Hall appointed Councillor Holyday as Acting Chair and vacated the Chair.

- B. Councillor Hall moved that the Commissioner, Economic Development, Culture and Tourism, be requested to submit a report to the Etobicoke Community Council on the feasibility of relocating St. Matthias Anglican Church. **(Not Put)**

Councillor Hall resumed the Chair.

- C. Councillor Milczyn moved that the Etobicoke Community Council recommend to City Council the adoption of the Recommendation contained in the aforementioned communication (January 9, 2003) from the City Clerk, Toronto Preservation Board. **(Carried)**

**(Clause No. 15, Report No. 1)**

**1.26 Boulevard Parking Agreement – Wagener's Meat Products  
40 – 44 Six Point Road (Ward 5 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (January 6, 2003) from the Director, Transportation Services, District 2, respecting an application by Wagener's Meat Products to authorize five boulevard parking stalls in the boulevard area of Six Point Road; and recommending that:

- (1) Etobicoke Community Council allow the applicant to locate five vehicle parking stalls within the boulevard area of Six Point Road;
- (2) the applicant enter into a boulevard parking agreement;
- (3) the boulevard parking stalls are for the use by the applicant's employees and visitors, and cannot be loaned, leased, rented or transferred;
- (4) the applicant, at their expense, register the boulevard parking agreement on-title to the satisfaction of the City Solicitor;

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- (5) the applicant at their expense, shall individually sign each boulevard parking stall to the satisfaction of the Director, Transportation Services Division, District 2; and
- (6) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 8, Report No. 1)**

**1.27 Condition to Enactment of By-law – Fogh Sails Holdings Limited  
2245 and 2246 Lake Shore Boulevard West; File No. TA CMB 2001 0017  
(Ward 6 – Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (January 3, 2003) from the Director, Community Planning, West District, responding to a request by the Etobicoke Community Council at its meeting held on October 16, 2002, for a report on the conditions to the enactment of the amending by-law respecting an application by Fogh Sails Holdings Limited to amend the Etobicoke Official Plan from “Office” to “High Density Residential” and the Etobicoke Zoning Code from Industrial Class 1 (I.C1) to Sixth Density Residential (R6) to permit the development of 2 residential condominium apartment buildings containing a total of 362 units and 988 square metres of retail space and 7 live/work units on the consolidated site on lands known municipally as 2242 and 2246 Lake Shore Boulevard West, located on the north side of Lake Shore Boulevard West, between Legion Road and Mimico Creek; and recommending that:

- (1) the report be received for information, as per Etobicoke Community Council’s direction of October 17, 2002; and
- (2) the City Solicitor be authorized to incorporate changes to the amending by-law and official plan amendment attached to the September 25, 2002 report from the Director, Community Planning, West District, as set out in this report.

The Etobicoke Community Council also had before it a communication (January 20, 2003) from Shirley Hitchcock, President, Humber Bay Shores Condominium Association, requesting that the concerns of the Humber Bay Shores Condominium Association, outlined in the communication, be addressed.

On motion by Councillor Milczyn, the Etobicoke Community Council:

- (1) recommended to City Council the adoption of the aforementioned report, subject to:

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- (a) striking out Recommendations Nos. (1) and (2); and
  - (b) inserting in lieu thereof the following new Recommendations:
    - (1) the City Solicitor be authorized and directed to incorporate provisions, where appropriate, into the development agreements and/or Section 37 Agreement with respect to the following:
      - (i) the building materials selected for the project be of high quality, having regard for the general character of the area, and minimize the glare and reflection of light into nearby existing residential properties;
      - (ii) the Section 37 Agreement shall reference the specific plans presented to Etobicoke Community Council at its public meeting of October 16, 2002, (conceptual plans) and the construction of the development shall have regard to the “conceptual plans”; and
      - (iii) the installation of the traffic control signals at the Legion Road and Lake Shore Boulevard West intersection be constructed at the earliest practical opportunity, once the building permits have been issued; and
    - (2) the City Solicitor be authorized to incorporate changes to the amending by-law and official plan amendment as set out in the report or arising from Recommendation No. (1)(b)(1); and
    - (3) City Council determine, pursuant to Section 34 (17) of the Planning Act, that no further notice be given with respect to the proposed changes to the zoning by-law amendment; and
- (2) received the communication dated January 20, 2003, from Shirley Hitchcock, President, Humber Bay Shores Condominium Association.

**(Clause No. 19, Report No. 1)**

**1.28 Improving the Accessibility of Waste Diversion Containers to Toronto Residents.**

The Etobicoke Community Council had before it a report (January 17, 2003) from the General Manager, Solid Waste Management Services, responding to a request from the Works Committee at its meeting held on December 10, 2002, for a report to the Etobicoke Community Council on improving the accessibility for the replacement of lost or stolen bins; and recommending that:

- (1) authority be granted to issue a Request for Quotations (RFQ) to the hardware/home improvement retail sector for the distribution of Toronto's waste diversion containers (blue, grey and yard waste boxes and organic containers); and
- (2) this report be forwarded to the Works Committee for information.

On motion by Councillor Lindsay Luby, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 9, Report No. 1)**

**1.29 Technical Workshop – Elimination of Duplicate/Triplicate Street Names (All Wards).**

The Etobicoke Community Council had before it a report (December 12, 2002) from the City Surveyor, Works and Emergency Services, advising that City Council, at its meeting held on October 29, 30 and 31, 2002, in adopting Clause No. 2 of Report No. 11 of The Works Committee, approved a five-phase public consultation process to eliminate the duplicate and triplicate street names in Toronto, and directed that representatives of stakeholder groups, including Community Councils and ratepayers associations, be invited to participate in the Phase 1 public workshop to be held in the evening at Metro Hall on January 30, 2003; and recommending that:

- (1) the Etobicoke Community Council appoint one representative to participate in the Phase 1 public workshop (January 30, 2002) for technical stakeholders in connection with the elimination of duplicate and triplicate street names in Toronto; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Milczyn, the Etobicoke Community Council appointed Councillor Irene Jones, Ward 6 – Etobicoke-Lakeshore, to participate in the Phase I public workshop.

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(Sent to: Councillor Irene Jones, Ward 6 – Etobicoke-Lakeshore;  
c. City Surveyor, Works and Emergency Services – January 27, 2003)

**(Clause No. 22(d), Report No. 1)**

**30. Sale of Surplus Parcel of Land Located on the North Side of The Queensway  
(Ward 5 - Etobicoke-Lakeshore).**

The Etobicoke Community Council had before it a report (January 15, 2003) from the Commissioner, Corporate Services, advising that City Council, at its meeting held on May 21, 22 and 23, 2002, by its adoption of Clause No. 17 contained in Report No. 6 of The Administration Committee, declared the subject property surplus to its requirements and authorized its disposal by listing the property for sale on the open market; that Council approved the disposal of the property without giving the original owners from whom the lands were expropriated, the first chance to repurchase the lands; that the processes with respect to Chapter 213 of the City of Toronto Municipal Code have been complied with, a utility canvass has been completed and no requirements have been identified; and recommending that:

- (1) the Offer to Purchase from Vendramin Masonry Limited to purchase the City-owned land located on the north side of The Queensway, in the amount of \$153,000.00, be accepted on the terms outlined in the body of this report, and that either one of the Commissioner of Corporate Services or the Director of Real Estate Services be authorized to accept the Offer on behalf of the City;
- (2) authority be granted to direct a portion of the proceeds on closing to fund the outstanding expenses related to this property;
- (3) the City Solicitor be authorized to complete the transaction on behalf of the City, including payment of any necessary expenses and amending the closing date to such earlier or later date as she considers reasonable; and
- (4) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Milczyn, the Etobicoke Community Council recommended to City Council the adoption of the aforementioned report.

**(Clause No. 13, Report No. 1)**

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The Etobicoke Community Council adjourned its meeting at 8:40 p.m.

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Acting Chair.