

THE CORPORATION OF THE CITY OF TORONTO

Clerk's Department

Minutes of the Scarborough Community Council

Meeting No. 3

Tuesday, April 1, 2003

The Scarborough Community Council met on Tuesday, April 1, 2003, in the Meeting Hall, Scarborough Civic Centre, commencing at 9:35 a.m.

Members present:

	9:35 a.m. - <u>12:30 p.m.</u>	2:10 p.m. - <u>4:40 p.m.</u>
Councillor Ron Moeser, Chair	x	x
Councillor Norm Kelly, Vice Chair	x	x
Councillor Gerry Altobello	x	x
Councillor Brian Ashton	x	x
Councillor Bas Balkissoon	x	x
Councillor Lorenzo Berardinetti	x	x
Councillor Raymond Cho	x	x
Councillor Brad Duguid	x	x
Councillor Sherene Shaw	x	x
Councillor David Soknacki	x	x

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

Declarations of Interest

Councillor Altobello declared an interest re. Minute No. 3.27 (Official Plan and Zoning By-law Amendment Application – 31 Greenvale Terrace) in that a member of his family owns a property within 400 metres of Greenvale Terrace, and took no part in the discussion or vote thereon.

Confirmation of Minutes

On a motion by Councillor Soknacki, the Minutes of the meeting of the Scarborough Community Council held on February 20, 2003, were confirmed.

3.1 Renaming a Portion of Neilson Road and Naming of Proposed Public Street (Oasis Boulevard) (Ward 42 – Scarborough Rouge River)

The Scarborough Community Council, pursuant to Clause No. 5, Report No. 8 of the Scarborough Community Council, adopted by City Council at its meeting held on October 1, 2 and 3, 2002, held a public meeting and notice, in accordance with the Municipal Act, 2001, of the proposed enactment of the draft by-law to rename a portion of Neilson Road and naming of proposed public street as “Oasis Boulevard”, was advertised in a daily newspaper on March 17, 2003, and posted on the City’s web site for two weeks. No one addressed the Scarborough Community Council.

Councillor Cho moved that the Scarborough Community Council recommend to City Council that, as the requirements of the Municipal Act were fulfilled and no evidence was presented to the Community Council to persuade it that the proposed by-law should not be enacted, the By-law to rename a portion of Neilson Road and naming of proposed public street as “Oasis Boulevard”, be enacted by Council.

(Carried)

(Clause No. 1, Report No. 3)

3.2 Proposal to Amend the former City of Scarborough Sign By-law No. 22980, as amended, regarding Non-Accessory Third Party Billboard Signs

The Scarborough Community Council, pursuant to Clause 12, Report No. 10 of the Scarborough Community Council, adopted by the Council of the City of Toronto at its regular meeting held on November 26, 27 and 28, 2002, held a public meeting and notice, in accordance with the Municipal Act, 2001, of the proposed enactment of the draft by-law to amend former City of Scarborough Sign By-law No. 22980, as amended, to change the minimum distance separation between billboards, to regulate the installation of billboards at intersections and introduce a cap on new billboard permits per calendar year, was advertised in a daily newspaper on March 14, 2003 and posted on the City’s web site for two weeks. No one addressed the Scarborough Community Council.

The Community Council also had before it a report (March 11, 2003) from the Director and Deputy Chief Building Official, recommending that:

- (1) the former City of Scarborough Sign By-law No. 22980, as amended, being a By-law to prohibit and regulate signs, be further amended in accordance with the draft Sign By-law Amendment attached as Attachment 1;
- (2) the City Solicitor be directed to introduce a Bill in Council substantially in the form attached; and

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- (3) the appropriate City Officials be authorized and directed to take the necessary actions to give effect thereto.
- A. Councillor Balkissoon moved that the report (March 11, 2003) from the Director and Deputy Chief Building Official, be approved, with a further direction to staff to review Section C in the proposed by-law and report with a further direction to the June 10, 2003 Scarborough Community Council meeting on how to treat signs at intersections so that they could be spread on four corners rather than two corners and whether such a policy could provide controls so that ground level signs could be considered through the appropriate zoning or variances to be roof mounted signs.

(Carried)

- B. Councillor Moeser moved that the possibility of amending the proposed Bill by deleting the words “on the same side of the street” in 1.B. so that Sentence 2.4.2(3)(e) of Schedule “A” reads as follows:

“(e) Poster panel, billboard, painted bulletin, posturn and spectacular signs or sign groups shall not be located closer together than 150 metres.”

be considered as part of the report to come back on June 10, 2003.

(Carried)

(Clause No. 2, Report No. 3)

3.3 Request for Variance from the Sign By-law – Nick Brokalakis - Roof Mounted Non-Accessory Third Party Sign at 2635 Victoria Park Avenue (Ward 40 – Scarborough Agincourt)

The Community Council had before it a report (March 11, 2003) from the Director of Building and Deputy Chief Building Official, recommending that:

- (1) the request for variance be approved for the reasons outlined in this report; and
- (2) in the event that City Council adopts the proposed amendments to the former City of Scarborough Sign By-law No. 22980, as amended, the subject sign be exempted from the provisions of the setback requirement for third party billboard signs at street intersections.

Councillor Kelly moved that Scarborough Community Council recommend to City Council the adoption of the foregoing report.

On the question of adoption of the foregoing motion by Councillor Kelly, the vote was taken, as follows:

Yeas: Councillors Altobello, Balkissoon, Berardinetti, Cho, Duguid, Kelly, Shaw, Soknacki –8

Nays: Councillors Ashton, Moeser –2

Decided in the affirmative by a majority of 6.

(Clause No. 3, Report No. 3)

3.4 Brimley SRT Feasibility Study

The Community Council had before it a communication (January 27, 2003) from the General Secretary, Toronto Transit Commission, forwarding the Brimley SRT Station Feasibility Study report for the information of Scarborough Community Council and City Council with the request that any comments thereon by the Community Council be referred back to the Commission.

A. Councillor Duguid moved that the Scarborough Community Council:

- (1) advise the Toronto Transit Commission that it received the Brimley SRT Station Feasibility Study report; and
- (2) request the Acting Director of Community Planning, East District, to report to the Community Council on the mechanisms for funding the estimated cost (\$350,000.00) of the interim pedestrian connection.

(Carried)

B. Councillor Ashton moved that the Scarborough Community Council request the Toronto Transit Commission to report on the implications of any changes in technology on planning elements of pedestrian movements around the proposed Brimley Station.

(Carried)

(Clause No. 23(j), Report No. 3)

3.5 Naming of Proposed Private Streets located east of Kennedy Road and south of Lawrence Avenue East (Ward 37 – Scarborough Centre)

The Community Council had before it a report (February 28, 2003) from the City Surveyor, recommending that:

- (1) the proposed private streets to be located east of Kennedy Road and south of Lawrence Avenue East, be named Brisby Mews, Jenkinson Way, Kiriakou Street and Pat Brooks Terrace as illustrated on Attachment No. 1;
- (2) Heathwood Homes be required to pay the costs estimated to be in the amount of \$3,750.00, for the fabrication and installation of street name signs; and
- (3) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

On a motion by Councillor Berardinetti, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 4, Report No. 3)

3.6 Surplus Land Declaration and Proposed Closing of a Part of Portia Street and Part of the Adjoining One Foot Reserve (Ward 43 – Scarborough East)

The Community Council had before it a joint Report (March 14, 2003) from the Commissioner of Works and Emergency Services, and Commissioner of Corporate Services, recommending that:

- (1) subject to compliance with the requirements of the *Municipal Act, 2001* and following Council's approval of a sale of the Highway, the Highway be permanently closed as a public highway;
- (2) following Council's approval of a sale of the Highway, notice be given to the public of a proposed by-law to permanently close the Highway, in accordance with the requirements of Chapter 162 of the City of Toronto Municipal Code, and the Scarborough Community Council hear any member of the public who wishes to speak to this matter;
- (3) following closure of the Highway, easements be granted to any affected public utility companies for the existing public utilities plant located in the Highway and in the Reserve, or, with the consent of the affected utility companies, the utilities plant be removed from the Highway and/or relocated, at the sole cost of the purchaser(s) of the Highway, with such costs to be determined by the appropriate utility companies;
- (4) the Highway and the Reserve be declared surplus to the City's requirements, subject to the reservation of an easement to extend the existing sewer easement located between 44 and 46 Tivoli Court and the Commissioner of Corporate Services be authorized to invite offer(s) to purchase from the abutting property owners at 34, 36, 38, 40, 42, 44, 46 and 48 Tivoli Court;

- (5) all steps necessary to comply with Chapter 213 of the City of Toronto Municipal Code be taken; 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 necessary to give effect thereto.

On a motion by Councillor Soknacki, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 5, Report No. 3)

3.7 Traffic Calming (Speed Humps) on Oakridge Drive between Brimley Road and McCowan Road (Ward 36 – Scarborough Southwest)

The Community Council had before it a report (March 14, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) the appropriate staff be authorized to conduct a poll of eligible residents on Oakridge Drive, between Brimley Road and McCowan Road, in accordance with the traffic calming policy to determine if residents of the roadway support the installation of speed humps;
- (2) a by-law be prepared and public notice be given pursuant to the Municipal Act and Municipal Class Environmental Assessment Act for the alterations of sections of the roadway on Oakridge Drive for traffic calming purposes, described as follows:

The construction of speed humps on Oakridge Drive, generally as shown on Drawing No. D02-1444 dated February 4, 2003, attached;

- (3) pursuant to the requirements of Schedule B of the Municipal Class Environmental Act which have been recently enacted as Provincial Legislation, notice of study commencement be given to the Ministry of the Environment, Fire Services, Emergency Medical Services and Toronto Police Service and upon approval of a by-law by Council, Notice of Completion be issued; and
- (4) 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 a motion by Councillor Ashton, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

Todd Train, area resident, appeared before the Community Council in connection with the foregoing matter.

(Clause No. 6, Report No. 3)

3.8 Proposed On-Street Disabled Parking in Front of 92 Portsdown Road (Ward 37 – Scarborough Centre)

The Community Council had before it a report (March 6, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) the parking regulations at 92 Portsdown Road, as identified in Appendix 1 of this report, be adopted; and
- (2) the appropriate by-law be amended accordingly.

On a motion by Councillor Berardinetti, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 7, Report No. 3)

3.9 Request for All-Way Stop Controls on Collingsbrook Boulevard at Adencliff Road, Kenmanor Boulevard, Kilkenny Drive and Ridgecrest Drive/Timbercreek Court (Ward 40 – Scarborough Agincourt)

The Community Council had before it a report (March 6, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) all-way stop control not be installed on Collingsbrook Boulevard at Adencliff Road;
- (2) all-way stop control not be installed on Collingsbrook Boulevard at Kenmanor Boulevard;
- (3) all-way stop control not be installed on Collingsbrook Boulevard at Kilkenny Drive; and
- (4) all-way stop control not be installed on Collingsbrook Boulevard at Ridgecrest Drive/Timbercreek Court.

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Councillor Kelly moved that:

- (1) Recommendations Nos. (1) and (2) in the report (March 6, 2003) from the Director of Transportation Services, District 4, be adopted;
- (2) an all-way stop control be installed on Collingsbrook Boulevard at Kilkenny Drive;
- (3) an all-way stop control be installed on Collingsbrook Boulevard at Ridgecrest Drive/Timbercreek Court; and
- (4) the appropriate City Officials be authorized to take the necessary action to give effect thereto; and further
- (5) the Director of Transportation Services, District 4, be requested to report back to the Scarborough Community Council on the following suggestions from the community:
 - (a) the existing crosswalk at the corner of Collingsbrook and Bridletowne Circle be converted to a three-way stop with painted lines on the roadway to delineate the intersection; and
 - (b) that two areas on the south side of Collingsbrook from Kilkenny Drive west for 30 metres and from Sheldonbury Crescent east for 30metres, be designated as restricted parking so that parents can stop to drop off their children.

(Carried)

(Clause No. 8, Report No. 3)

3.10 Feasibility of Installing an Overhead Flashing Beacon – Glen Watford Drive at Rural Avenue/Agincourt Recreation Centre Driveway (Ward 41 – Scarborough Rouge River)

The Community Council had before it a report (March 12, 2003) from the Director of Transportation Services, District 4, recommending that an overhead flashing beacon not be installed at the intersection of Glen Watford Drive and Rural Avenue/Agincourt Recreation Centre Driveway.

On a motion by Councillor Balkissoon, the Scarborough Community Council deferred consideration of the aforementioned report to its meeting scheduled to be held on June 10, 2003, at 7:30 p.m., together with the planning applications by The Muslim Welfare Centre of Toronto.

(Clause No. 23(k), Report No. 3)

3.11 Proposed Installation of a Pedestrian Crossover on Middlefield Road at Orator Gate (Ward 41 – Scarborough Rouge River)

The Community Council had before it a report (March 18, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) the installation of a pedestrian crossover on Middlefield Road at Orator Gate, as identified in Appendix 1 of this report be adopted; and
- (2) the appropriate by-law be amended accordingly.

Councillor Ashton moved that the report (March 18, 2003) from the Director of Transportation Services, District 4, be deferred pending a report from the Director, on the appropriateness and timing of the pedestrian crossover on Middlefield Road at Orator Gate; and that City Council be requested to direct the City Solicitor:

- (1) to communicate with the Ontario Municipal Board requesting a clarification as to the nature of its condition of approval of the Official Plan Amendment and Zoning By-law Amendment by Tiffield Development Corporation, whether it be a request or an Order that a pedestrian crossover be constructed and funded by the developer at Middlefield Road as close as possible to Orator Gate; and
- (2) impress upon the Ontario Municipal Board Chairman the potential attractive liability of an installation such as this pedestrian crossover which does not meet the traffic warrants nor complies with the City's criteria.

(Carried)

(Clause No. 9, Report No. 3)

3.12 Proposed Parking Prohibitions on Morningview Trail (Ward 42 – Scarborough Rouge River)

The Community Council had before it a report (March 5, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) the “No Parking Anytime” regulation as identified in Appendix 1 of this report be adopted; and
- (2) the appropriate by-law be amended accordingly.

On a motion by Councillor Cho, the Scarborough Community Council deferred consideration of the aforementioned report to its next regular meeting scheduled to be held on May 6, 2003, to permit further community consultation.

(Clause No. 23(l), Report No. 3)

3.13 Proposed On-Street Disabled Parking in Front of 22 Mithollow Square (Ward 43 – Scarborough East)

The Community Council had before it a report (March 6, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) the parking regulations at 22 Mithollow Square, as identified in Appendix 1 of this report, be adopted; and
- (2) the appropriate by-law be amended accordingly.

On a motion by Councillor Soknacki, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 10, Report No. 3)

3.14 Request for an All-Way Stop Control on Westcroft Drive at Craggview Drive (Ward 43 – Scarborough East)

The Community Council had before it a report (March 6, 2003) from the Director of Transportation Services, District 4, recommending that an all-way stop control not be installed on Westcroft Drive at Craggview Drive.

Councillor Soknacki moved that the recommendation in the report (March 6, 2003) from the Director of Transportation Services, District 4, be struck out and the following substituted therefor:

- (1) an all-way stop control be installed on Westcroft Drive at Craggview Drive; and
- (2) the appropriate City Officials be authorized to take the necessary action to give effect thereto.

(Carried)

(Clause No. 11, Report No. 3)

3.15 Request for Traffic Control Signals or an All-Way Stop Control on Lawson Road at Centennial Road (Ward 44 – Scarborough East)

The Community Council had before it a report (March 5, 2003) from the Director of Transportation Services, District 4, recommending that:

- (1) traffic control signals or an all-way stop control not be installed on Lawson Road at Centennial Road; and
- (2) the existing pedestrian crossover luminaire be upgraded to enhance the operation of this control.

Councillor Moeser moved that the recommendation in the report (March 5, 2003) from the Director of Transportation Services, District 4, be struck out and the following substituted therefor:

- (1) an all-way stop control be installed on Lawson Road at Centennial Road;
- (2) coincident with the installation of the all-way stop control, the existing pedestrian crossover be removed; and
- (3) the appropriate City Officials be authorized to take the necessary action to give effect thereto.

(Carried)

(Clause No. 12, Report No. 3)

3.16 Proposed Parking Regulations on Conlins Road and Challenger Court (Ward 44 – Scarborough East)

The Community Council had before it a report (March 10, 2003) from the Director of Transportation Services, District 4, recommending that:

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

On a motion by Councillor Moeser, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 13, Report No. 3)

3.17 Briefing by the Director of Transportation Services, District 4 (as requested by the Community Council) on the quality of snow removal in the East District.

The Scarborough Community Council received a verbal presentation by the Director of Transportation Services, District 4, on the quality of snow removal in the East District.

- A. Councillor Soknacki moved that the Director of Transportation Services, District 4, be requested to report to the Community Council on the ability of Transportation Services to apply performance measurements with respect to snow clearance in District 4, such report to include the ability to measure contractors' work and customer satisfaction.

(Carried)

- B. Councillor Ashton moved that the Director of Solid Waste Services, Districts 3 and 4, be requested to make a presentation to a future meeting of the Scarborough Community Council with respect to:

- (i) litter pick-up;
- (ii) street sweeping; and
- (iii) garbage removal from bins in the East District.

(Carried)

(Clause No. 23(m), Report No. 3)

3.18 Ontario Municipal Board Hearing - Zoning By-law Amendment Application - Trivest Development Corporation, 66 Byng Avenue (Ward 35 – Scarborough Southwest)

The Community Council had before it a report (February 24, 2003) from the City Solicitor, advising the outcome of the Ontario Municipal Board hearing concerning the appeal of Trivest Development Corporation for a zoning by-law amendment to permit a site-specific residential development at 66 Byng Avenue, and recommending that this report be received for information.

On a motion by Councillor Altobello, the Scarborough Community Council received the aforementioned report.

(Clause No. 23(n), Report No. 3)

3.19 Ontario Municipal Board Hearing - Site Plan Control Application – Appeal from the Decision of the Committee of Adjustment - Forest Woods Estate, 2040-2050 Ellesmere Road (Ward 38 – Scarborough Centre)

The Community Council had before it a report (March 14, 2003) from the City Solicitor, advising the outcome of the Ontario Municipal Board appeal with respect to 2040 to 2050 Ellesmere Road, and recommending that this report be received for information.

On a motion by Councillor Duguid, the Scarborough Community Council received the aforementioned report.

(Clause No. 23(o), Report No. 3)

3.20 Preliminary Report - Combined Application TF CMB 2003 0004 - Imperial Oil Limited, 3075 Danforth Avenue - Oakridge Community (Ward 35 – Scarborough Southwest)

The Community Council had before it a report (March 17, 2003) from the Acting Director of Community Planning, East District, 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 for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

On a motion by Councillor Altobello, the Scarborough Community Council approved the aforementioned report, with added direction that any car wash or car wash queuing be located 100 feet (30 metres) from abutting residences.

(Clause No. 23(p), Report No. 3)

3.21 Final Report – Application to Amend the Employment Districts Zoning By-law – TF ZBL 2002 0022 - Partial Removal of a Holding Provision – 1920 Eglinton Avenue East and 20 Ashtonbee Road – 1920 Eglinton Avenue East Holdings Limited, 20 Ashtonbee Holdings Limited (Ward 37 – Scarborough Centre)

The Community Council had before it a report (March 18, 2003) from the Acting Director of Community Planning, East District, recommending that City Council:

- (1) amend the Zoning By-law to delete a the Holding Provision (H) on the westerly portion of the subject lands substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 3; 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 a motion by Councillor Berardinetti, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 14, Report No. 3)

3.22 Information Report - Authorization of Planning Applications Affecting Condominium Corporations (TF WPS 2003 0003)

The Community Council had before it a report (March 18, 2003) from the Acting Director of Community Planning, East District, responding to Community Council's request for report regarding the processing of unit-specific Planning Applications made by individual condominium unit owners and method of ensuring that the Condominium Corporation has the opportunity to be involved in the planning process, and recommending that this report be received for information.

On a motion by Councillor Balkissoon, the Scarborough Community Council received the aforementioned report.

(Clause No. 23(q), Report No. 3)

3.23 Preferred Strategy and 25-year Implementation Plan for the City of Toronto Wet Weather Flow Management Master Plan

The Community Council had before it the following:

- Communication (December 9, 2002) from the City Clerk, forwarding Clause 23, Report No. 15 of the Policy and Finance Committee, which was adopted, as amended, by City Council at its meeting held on November 26, 27 and 28, 2002, with the direction that it be circulated to the Community Councils for comment to the Commissioner of Works and Emergency Services, the Commissioner to report back with a revised policy incorporating any changes which may be necessary; and
- Report (March 18, 2003) from the Commissioner of Works and Emergency Services, reporting, as requested by Community Council, on the implications of the Policy for the East District and whether the needs of the East District have been properly addressed, and recommending that this report be received for information, and the comments of the Community Council respecting the Policy be forwarded to the Commissioner.
- A. Councillor Cho moved that the Scarborough Community Council advise the Commissioner of Works and Emergency Services that Community Council concurs with the report and has forwarded a copy to the Rouge Park Alliance with the request that the Alliance comment thereon directly to the Commissioner of Works and Emergency Services.

(Carried)

- B. Councillor Moeser moved that the Commissioner of Works and Emergency Services be requested to report as quickly as possible on a strategy to possibly secure the properties identified in the End-of-Pipe Control Measures map.

(Carried)

- C. Councillor Balkissoon moved that the Commissioner of Works and Emergency Services be requested to report on what is being done in terms of which Department will retain control of this Policy and how that Department will ensure that the planning development application process abides by it and that Council Members are informed by the Works and Emergency Services Department on the observance of the Policy in development applications.

(Carried)

(Clause No. 23(r), Report No. 3)

The Community Council recessed at 12:30 p.m. and reconvened at 2:10 p.m.

3.24 Final Report - Combined Application TF CMB 2002 0003 - Victoria Court Limited, 2933 Sheppard Avenue East - Sullivan Community (Ward 40 – Scarborough Agincourt)

The Community Council conducted a statutory public meeting, in accordance with Section 17 and Section 34 of The Planning Act; appropriate notice of this meeting having been given in accordance with The Planning Act and the regulations thereunder; and had before it the following reports:

(March 17, 2003) from the Acting Director of Community Planning, East District, submitting information respecting the community consultation which has taken place since the January 21 meeting of the Community Council, and recommending adoption of the December 16, 2002, report; and

(December 16, 2002) from the Director of Community Planning, East District, recommending that City Council:

- (1) amend the Sullivan Community Secondary Plan for the former City of Scarborough substantially in accordance with the draft Official Plan Amendment attached as Attachment No. 6;

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- (2) amend the Sullivan Community Zoning By-law 10717 substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 7;
- (3) authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendment and draft Zoning By-law Amendment as may be required; and
- (4) require the owner to enter into an agreement with the City of Toronto, pursuant to Section 37 of the Planning Act, to secure the public benefits identified in Exception Number 29 of the Sullivan Community Zoning By-law 10717, to the satisfaction of the City Solicitor, before introducing the necessary Bills to City Council for enactment.

On a motion by Councillor Kelly, the Scarborough Community Council:

- (a) received the supplementary report (March 17, 2003) from the Acting Director of Community Planning, East District; and
- (b) recommended to City Council the adoption of the report (December 16, 2002) from the Director of Community Planning, East District.

The Community Council, during consideration of the foregoing matter, also had before it the following communications:

- (January 8, 2003) from Kyeong Hee Kim and Jun Bae Kim; and
- (January 7, 2003) from John Egan.

Clifford Korman, Kirkor Architects, appeared before the Community Council on behalf of the applicant in connection with the foregoing matter.

(Clause No. 15, Report No. 3)

3.25 Final Report - Combined Application TF CMB 2002 0004 - Joseph Kastelic and Frank Markez, 60 Fairfax Crescent - Golden Mile Employment District (Ward 35 – Scarborough Southwest)

The Community Council conducted a statutory public meeting, in accordance with Section 17 and Section 34 of The Planning Act; appropriate notice of this meeting having been given in accordance with The Planning Act and the regulations thereunder; and had before it a report (February 25, 2003) from the Director of Community Planning, East District, recommending that City Council:

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- (1) amend the Official Plan of the former City of Scarborough substantially in accordance with the draft Official Plan Amendment attached as Attachment No. 7;
- (2) amend Employment Districts Zoning By-law No. 24982 (Golden Mile Employment District – West), and Clairlea Community Zoning By-law No. 8978, substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 8;
- (3) amend Site Plan By-law No. 21319 to designate the lands at 60 Fairfax Crescent as a Site Plan Control Area, substantially in accordance with the draft By-law attached as Attachment No. 9;
- (4) authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendment, draft Zoning By-law Amendment, and draft designating Site Plan Control Area by-law as may be required;
- (5) before introducing the necessary Bills to City Council for enactment, require the applicant to submit to the Director of Community Planning, East District, a Record of Site Condition acknowledged by the Ministry of the Environment, together with a letter from the Ministry indicating that no audit will be undertaken, or if an audit is conducted by the Ministry, require the applicant to submit a letter from the Ministry advising that the Record of Site Condition has passed the audit;
- (6) before the necessary zoning Bill is introduced to City Council for enactment, require the Owner to enter into a Section 37 agreement to secure that the Owner will make a cash contribution to the City, over and above any contributions made pursuant to Section 42 of the Planning Act, in the amount of \$56,000, for parks improvements to Clairlea Park to the satisfaction of the Commissioner of Economic Development, Culture and Tourism in consultation with the local Councillor, to be paid to the City prior to the issuance of the first building permit; and
- (7) request the Minister of Municipal Affairs and Housing to modify Land Use Maps 12 and 16 of the Toronto Official Plan by redesignating the subject lands from Employment Areas to Apartment Neighbourhoods, by deleting the Employment District designation from the site on Map 2, Urban Structure, and by deleting Area Specific Policy 129 as it applies to the site; and if a decision from the Province is issued prior to the Council's adoption of this report, that Council authorize any needed amendments to the Toronto Official Plan adopted on November 28, 2002.

On a motion by Councillor Altobello, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

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

- Guido E. Laikve, Architect, representing the owner/applicant;
- Toivo Rukholm, Transportation Planner; and
- Audrey Mancini, area resident.

(Clause No. 16, Report No. 3)

3.26 Final Report - Official Plan Amendment Application TF OPA 2002 0001 - Zoning By-law Amendment Application TF ZBL 2001 0022 - Canadian Tire Corporation Limited, 4600 & 4630 Sheppard Avenue East - Marshalling Yard Employment District (Ward 41 - Scarborough Rouge River)

The Community Council conducted a statutory public meeting, in accordance with Section 17 and Section 34 of The Planning Act; appropriate notice of this meeting having been given in accordance with The Planning Act and the regulations thereunder; and had before it a report (March 17, 2003) from the Director of Community Planning, East District, 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. 5;
- (2) amend the Employment Districts Zoning By-law No. 24982 for the former City of Scarborough substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 6;
- (3) authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan Amendment and draft Zoning By-law Amendment as may be required; and
- (4) before introducing the necessary Bills to City Council for enactment, direct staff to execute a Land Option Agreement with the owner in order to secure lands for a future extension of Nugget Avenue, at nominal consideration.

On a motion by Councillor Balkissoon, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

Mr. R. Dragicevic, Walker, Nott, Dragicevic Associates Limited, Planning Consultants, appeared before the Community Council on behalf of the applicant in connection with the foregoing matter.

(Clause No. 17, Report No. 3)

3.27 Final Report - Official Plan Amendment Application TF OPA 2002 0003 - Zoning By-law Amendment Application TF ZBL 2002 0011 - 1475976 Ontario Ltd., 31 Greenvale Terrace - West Hill Community (Ward 43 - Scarborough East)

The Community Council conducted a statutory public meeting, in accordance with Section 17 and Section 34 of The Planning Act; appropriate notice of this meeting having been given in accordance with The Planning Act and the regulations thereunder; and had before it a report (February 24, 2003) from the Director of Community Planning, East District, recommending that City Council:

- (1) amend the Official Plan for the former City of Scarborough substantially in accordance with the draft Official Plan Amendment (Attachment 4);
 - (2) amend the West Hill Community Zoning By-law No. 10327 for the former City of Scarborough substantially in accordance with the draft Zoning By-law Amendment (Attachment 5); and
 - (3) authorize the City Solicitor to make such stylistic and technical changes to the draft Official Plan amendment and the draft Zoning By-law amendment as may be required.
- A. Councillor Soknacki moved that the report (February 24, 2003) from the Acting Director of Community Planning, East District, be adopted, with the following further directions, having regard that the residents of Greenvale Terrace and Livingston Road North have met as a community and have requested that City staff investigate the potential of undertaking certain improvements in the area:
- (1) that the Director of Recreation, Parks and Culture and the Director of Transportation Services, East District, be requested to meet with residents in the vicinity of Greenvale Park, along with the Ward Councillor, to discuss parking problems around the park, such meeting to be arranged by the Ward Councillor;
 - (2) that the Director of Transportation Services, be requested to undertake a comprehensive traffic study to review traffic safety and traffic patterns in the Celeste Drive, Greenvale Terrace and Kingston Road areas; such study to include, but be not limited to, consideration of reopening the closed road allowance between Greenvale Terrace and Kingston Road, and

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parking concerns on Celeste Drive near Kingston Road, and including the installation of sidewalks;

- (3) that the Director of Transportation Services, be requested to investigate the feasibility of, and if possible to undertake within the Current Budget, the extension of paving on the north-east corner of the Livingston Road road allowance to allow on-street parking, and that the newly-paved section be striped for parking to accommodate the maximum number of vehicles; and further
- (4) that the Acting Director of Community Planning be requested to ensure that adequate large calliper tree planting take place along the Kingston Road to screen the rear of the townhouses.

(Carried)

- B. Councillor Ashton moved that the motion by Councillor Soknacki be amended to provide that in consideration of the Site Plan, discussions take place between the proponent and City staff regarding the installation and cost of a pathway between Greenvale Terrace and Kingston Road.

(Carried)

The Scarborough Community Council also had before it the following communications:

- (March 28, 2003) from CN Rail, Development Review Co-ordinator;
- (March 31, 2003) from Fe. de Leon; and
- (March 31, 2003) from Fred Calvert.

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

- Alan Goulding, on behalf of the applicant; and
- Alan Zarudny, area resident.

(Clause No. 18, Report No. 3)

3.28 Assumption of Services – Brookfield Homes Ltd. (formerly Carma Developers Ltd.) (55T-90003) – Part of Lots 1 and 2, Concession D, now Registered Plan 66M-2292 – City of Toronto (formerly City of Scarborough) – South of Lawrence Avenue East and West of Port Union Road (Ward 44 – Scarborough East)

The Community Council had before it a report (March 18, 2003) from the City Solicitor, recommending that:

- (1) the services installed for Registered Plan 66M-2292 be assumed and that the City formally assume the road within the Plan of Subdivision;
- (2) the Legal Services Division be authorized to release the performance guarantee; and
- (3) the City Clerk and Treasurer be authorized to sign any release or other documentation necessary to give effect thereto.

On a motion by Councillor Moeser, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 19, Report No. 3)

3.29 Sale of Surplus Vacant Land – East Side of Sinnott Road – Extending North from Comstock Road (Ward 35 – Scarborough Southwest)

The Community Council had before it a report (March 19, 2003) from the Commissioner of Corporate Services, recommending that:

- (1) the Offer to Purchase from 1066068 Ontario Limited to purchase the City-owned land located on the east side of Sinnott Road, extending north from Comstock Road, being Part of Lot 27, Plan 3759, shown as Part 1 on the attached Sketch PS-2003-019, in the amount of \$20,000.00, 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 a motion by Councillor Altobello, the Scarborough Community Council recommended to City Council the adoption of the aforementioned report.

(Clause No. 20, Report No. 3)

3.30 Civic Centre Food Services

The Scarborough Community Council had before it a communication (March 25, 2003) from the City Clerk (Administration Committee) advising that the Administration Committee, at its meeting on March 25, 2003, forwarded the report (March 18, 2003) from the Commissioner of Corporate Services respecting Civic Centre Food Services, to the Community Councils for information.

On a motion by Councillor Duguid, the Scarborough Community Council received the aforementioned communication.

(Clause No. 23(t), Report No. 3)

**3.31 Request for Direction – Application to amend the Zoning By-law SC-Z98011
Repeal of Zoning By-law Amendment No. 765-2002 – First Alliance Church
Eastern District of the Christian & Missionary Alliance in Canada
3250 Finch Avenue East (Ward 39 – Scarborough Agincourt)**

The Scarborough Community Council had before it the following reports:

- (December 20, 2002) from the Director of Community Planning, East District, which was deferred from the meeting of January 21, 2003, with the request that the Director report further on the status of the Site Plan, recommending that City Council repeal Zoning By-law Amendment No. 765-2002 from the L'Amoreaux Community Zoning By-law No. 12466, having regard that it was not to have been introduced to Council until such time as the owner entered into a Site Plan Control Agreement for the development; and
- (March 28, 2003) from the Acting Director of Community Planning, East District, advising of the status of the Site Plan, and recommending that this report be received for information, and the report (December 20, 2002) be approved.

Councillor Shaw moved that:

- (1) the report (March 28, 2003) from the Acting Director of Community Planning, East District, be received; and

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- (2) the recommendation in the report (December 20, 2002) from the Director of Community Planning, East District, be struck out and the following substituted therefor:

“It is recommended that City Council, as a necessary administrative correction only, repeal Zoning By-law Amendment No. 765-2002 from the L’Amoreaux Community By-law No. 12466, which action does not otherwise amend Council’s October 1, 2 and 3, 2002 decision to approve the Official Plan and Zoning By-law Amendment applications to establish a Place of Worship designation over all of the subject lands.”

(Carried)

The Scarborough Community Council also had before it a communication (March 31, 2003) from The Rev. K. Bruce Edwards, Senior Pastor, First Alliance Church.

(Clause No. 21, Report No. 3)

3.32 Sale of 14 Byng Avenue (Ward 35 – Scarborough Southwest)

The Community Council had before it a report (March 31, 2003) from the Director of Real Estate recommending that:

- (1) Clause 2 of Report No. 7 of the Scarborough Community Council, approved by City Council at its meeting held on July 30, 31 and August 1, 2002 authorizing the sale of 14 Byng Avenue to Romano Enterprises be rescinded;
- (2) authority be granted for the deposit from Romano Enterprises in the amount of \$10,000.00 to be refunded, without interest or deduction, subject to receipt of executed releases from all necessary parties, prepared in a form satisfactory to the City Solicitor;
- (3) the Offer to Purchase submitted by Tradelink Stucco and Construction Inc. to purchase the City-owned property known municipally as 14 Byng Avenue, in the amount of \$108,600.00, 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;
- (4) authority be granted to direct a portion of the proceeds on closing to fund the outstanding expenses related to this property;

- (5) 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
- (6) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

Councillor Altobello moved that Scarborough Community Council recommend to City Council that:

- (1) Recommendations Nos. (1) and (2) in the report dated March 24, 2003 from the Director of Real Estate be adopted; and
- (2) Recommendations Nos. (3) to (6) be not adopted, having regard that City Council recently approved this area as an Employment Revitalization Area and the working committee is considering this property in its business plan.

(Carried)

(Clause No. 22, Report No. 3)

3.33 Traffic Calming Measures (Speed Humps)

Councillor Shaw moved that the Director of Transportation Services, East District, be requested to report to the Scarborough Community Council with respect to Traffic Calming Measures (Speed Humps), on:

- (1) the concerns raised at this meeting today during general discussion of traffic calming measures;
- (2) further details on the polling process;
- (3) second suite units;
- (4) feeder streets;
- (5) the public meeting notice, particularly with respect to advising residents that the work might not be undertaken until the budget allows, and that the speed hump proposed may not be in front of their property; and
- (6) streets not eligible, i.e. List of streets not suitable for traffic calming measures.

(Carried)

Councillor Moeser moved that the Director of Transportation Services, East District, be requested to report to the Scarborough Community Council, elaborating on the criteria that defines what streets will or will not be considered for speed humps.

(Carried)

Councillor Balkissoon moved that the Director of Transportation Services, District 4, be directed that when a project file is opened on traffic calming measures as required by the Municipal Class Environmental Act, that the costs related thereto be tracked and retained in the project file for the information of Councillors and the community.

(Carried)

(Clause No. 23(u), Report No. 3)

3.34 Final Report - Combined Application TF CMB 2001 0009 - The Muslim Welfare Centre of Toronto, 24, 26 and 28 Rural Avenue - Agincourt Community (Ward 41 - Scarborough Rouge River)

Members of the Community Council were advised by the Committee Administrator that a Cancellation of Public Notice on the subject application was issued by the Office of the City Clerk, Scarborough, as a result of the failure of the applicant to post Notice on the site within the time period required by the Planning Act. Notwithstanding that the requisite written notice was given by the City Clerk, the City Solicitor has deemed that insufficient notice was given in this regard and new Notice of Public meeting must be issued for a future meeting of the Scarborough Community Council.

The Scarborough Community Council directed, on a motion by Councillor Balkissoon, that:

- (1) the new statutory public meeting on this application be held at the Community Council meeting to be held on June 10, 2003 at 7:30 p.m.; and
- (2) in the interim, a further community consultation meeting be convened and all persons having submitted written comments on this application be advised of the date and time of the community meeting by first class mail; other parties to be advised by bulk mail.

Councillor Balkissoon submitted a 14-signature petition requesting an evening meeting of the Community Council to consider the subject applications, the original of which is on file in the Office of the City Clerk, Scarborough Civic Centre.

(Clause No. 23(s), Report No. 3)

The Community Council adjourned its meeting at 4:40 p.m.

Chair.