



**Councillor Adam Vaughan** 魏德方

Toronto City Council  
Trinity-Spadina, Ward 20

May 13, 2009

Chair and Members  
Toronto and East York Community Council

Dear Chair and Members:

**RE: 330 King Street West**

**Summary:**

City Council enacted By-Law No. 454-2004 at its meeting of May 18, 19 and 20, 2004, which permits the development of the Festival Centre and Tower, a 42-storey mixed-use building to be located at the northwest corner of King Street West and John Street. The Festival Centre and Tower will consist of a 5-storey commercial component (to be occupied by the Toronto International Film Festival), a 37-storey residential tower and a 5-level underground parking facility.

King and John Festival Corporation requested that the Festival Centre and Tower be exempt from Part Lot Control pursuant to Section 50(7) of the *Planning Act* to facilitate separate ownership of the various components of the development. City Council at its meeting of July 16, 17, 18 and 19, 2007 adopted a motion (TE 7.51) approving the passage of a Part Lot Control Exemption By-Law subject to the terms and conditions including that the By-Law expire on August 31, 2010. As a result of delays in commencing construction not anticipated in 2007 the Part Lot Control Exemption By-law has never been passed. Now it would be timely to pass the By-law and the expiry date should be February 28, 2011.

**Recommendation:**

1. City Council approve the application for Part Lot Control Exemption and that a Part Lot Control 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 February 28, 2011, and that the By-law be passed by City Council.

Thank you for your consideration.

Sincerely,

Adam Vaughan, City Councillor  
Ward 20, Trinity-Spadina



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