



November 9, 2011

MEMORANDUM

TO: Councillor Paul Ainslie, Chair Government Management Committee
Vice-Chair Councillor Vicent Crisanti
Councillors Fillion, Ford, McConnell and Robinson
Committee Administrator Merle MacDonald

RE: GM 9.10
Transfer of Properties to BUILD Toronto and Declaration of
Surplus - Fourth Quarter 2011

With respect to the above noted item on the GM Committee agenda on November 9, 2011, I am writing to the Committee with my comments regarding two of the properties that are located in Ward 5. I have specific recommendations which I am requesting the Committee consider.

RECOMMENDATIONS

1. Refer the property East of High Street and North of The Queensway (Recommendation 3.j as described in Appendix 4.(j)) back to Staff for further consideration of all Parks, Planning, and Toronto Water issues related to these lands, prior to any contemplation of declaring the lands surplus.
2. I fully support the Staff Recommendation to Declare Surplus and approve for Turnover the property known as Part of the Westwood Property - 3741 Bloor St. W. and part of 925 Kipling Ave. (Recommendation 5c as described in Appendix 5(c)).

BACKGROUND

East of High Street and North of The Queensway

There are a number of questions related to the possible 'declaration as surplus' of these lands. Some are identified in the Report, namely Toronto Water's interest and the fact that a major berm screening the Humber Sewage Treatment Plant is located on the site and would make any redevelopment difficult, if not impossible. Secondly, the land is zoned Public Open Space and is signed as being part of South Humber Park. The lands are not formally within the park but have been maintained by the Parks Department for many years.

This raises many questions which need to be answered prior to any contemplation of a sale of these lands. It is likely that they should not be declared surplus as proposed.

Part of the Westwood Property - 3741 Bloor St. W. and part of 925 Kipling Ave.

This property is within the heart of the Etobicoke City Centre District and has been approved for significant redevelopment as far back as the original Etobicoke Centre Plan from the late 1980's. The City completed several key studies in 2003 to support the appropriate redevelopment and intensification of the site. Namely the West District Design Initiative and the Six Points Interchange Environmental Assessment.

The community and City has been waiting decades to finally redevelop these lands as high density node next to Kipling subway station. The transfer to BUILD Toronto will allow the vision for these lands to finally be achieved through redevelopment and should be supported enthusiastically.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Peter Milczyn". The signature is fluid and cursive, with a long horizontal stroke at the end.

Peter Milczyn
City Councillor for Ward Five