



**STAFF REPORT
ACTION REQUIRED**

**Jovi Holdings Corp.
Plan 66M-2442
Subdivision File TB SUB 2002 0003
292-298 Cummer Avenue**

Date:	May 2, 2011
To:	North York Community Council
From:	Helen Noehammer, Director, Development Engineering
Wards:	Ward 24 - Willowdale
Reference Number:	P:\2011\Cluster B\Tec\NY11019 (AFS#13576)

SUMMARY

This is to report on a request to amend the Subdivision Agreement for Plan 66M-2442, dated August 1, 2007, between Jovi Holdings Corp. and the City of Toronto to delete the requirement for sidewalks on both sides of the street within the subdivision.

RECOMMENDATIONS

The Director of Development Engineering recommends that:

1. The request to amend the Subdivision Agreement to delete the requirements of sidewalk be accepted;
2. Should Council grant the request for the deletion of sidewalks in the Subdivision, require the developer to pay the City \$12,000.00 based on \$80.00 per linear metre of sidewalk in lieu of its construction as per former North York Council Policy and such money be deposited in an appropriate account for future transportation infrastructure needs;
3. No further reductions to the financial security being held by the City for subdivision related Municipal Services be considered until the \$12,000.00 is received; and
4. City Council authorizes the appropriate City Officials to take the necessary action to give effect thereto.

Financial Impact

There are no financial implications resulting from the adoption of this report.

ISSUE BACKGROUND

The subject subdivision, shown on the attached map, is a .73 ha site in the Cummer Avenue/Bayview Avenue area. The municipal services required under the terms of the Subdivision Agreement for Plan 66M-2442 dated August 1, 2007 between Jovi Holdings and the City of Toronto have been constructed, except for the sidewalk and top course asphalt. The public roadway, Geranium Court, is a short cul-de-sac with 9 lots. The sidewalk only fronts 2 lots on the west side of Geranium Court and 3 lots on the east side of Geranium Court.

Transportation Services and the local Councillor have advised that they have no objection to deletion of the sidewalk requirement in this short cul-de-sac.

COMMENTS

It is recommended that the request to amend the Subdivision Agreement to delete the requirement of sidewalk be accepted and the developer be required to pay to the City \$12,000.00 based on \$80.00 per linear metre of sidewalk in lieu of its construction.

CONTACT

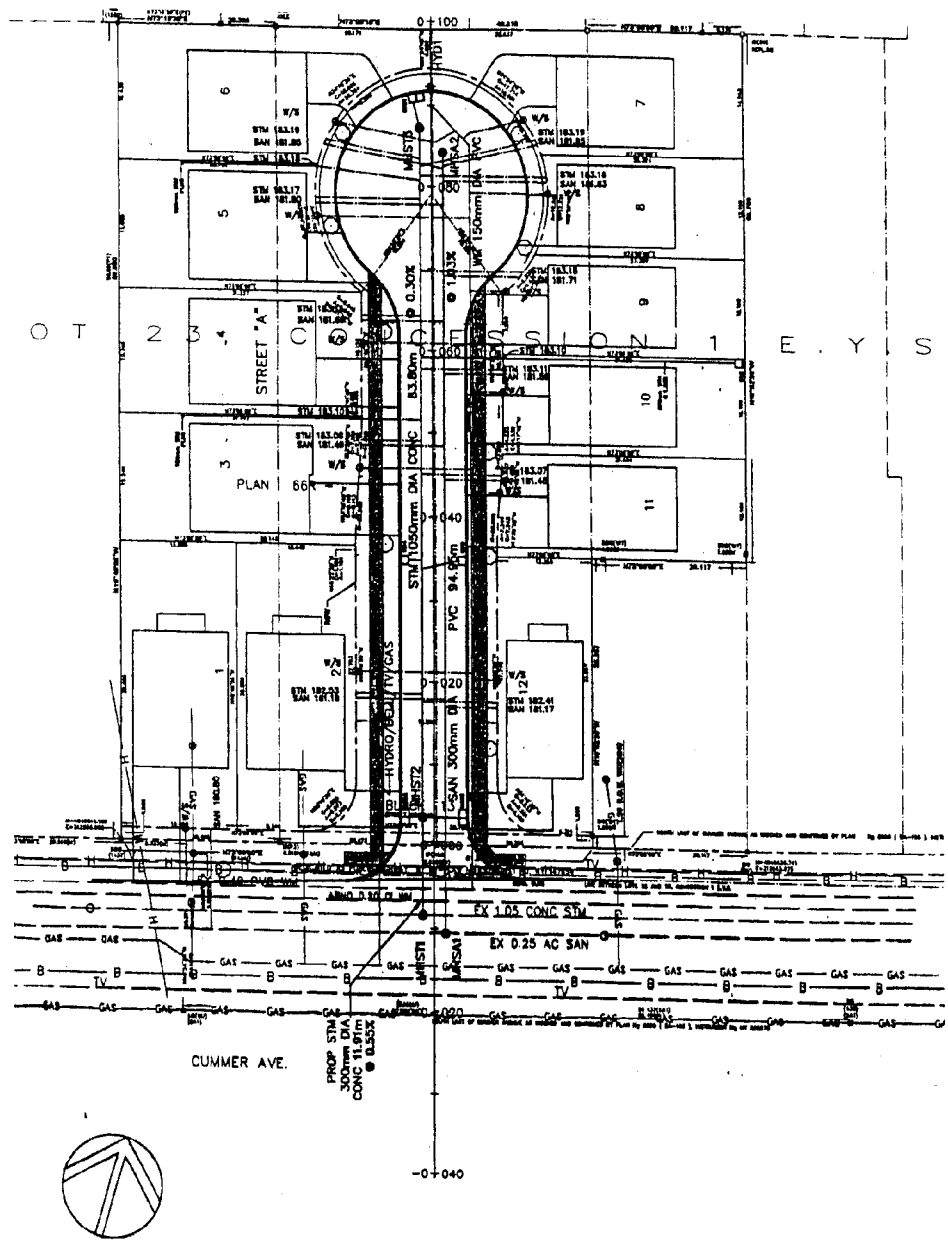
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SIGNATURE

Helen Noehammer,
Director Development Engineering

ATTACHMENT

Attachment No. 1 – Map



Toronto Technical Services

SUBDIVISION
 AT
292 – 298 CUMMER AVE
GERANIUM CT
 PLAN No. 66M - 2442

SUBDV. FILE: TB SUB 2002 0003

NOT TO SCALE

DATE: February 28, 2011