

November 20, 2013

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File 09854.00001

VIA E-MAIL ONLY

Nancy Martins
Secretariat -- City of Toronto Planning
and Growth Management Committee
10th Floor, West Tower, City Hall
100 Queen Street West
Toronto, ON M5H 2N2

Dear Ms. Martins:

**Re: Proposed Official Plan Amendment No. 231
Site and Area Specific Policy No. 426 (SASP No. 426")
21 Don Roadway (First Gulf Don Valley Limited)**

We act for 1079744 Ontario Ltd., which is the owner of 30 Booth Avenue, in the City of Toronto. Our client's property consists of about 5.5 acres of land. It is used as a film studio, along with related complementary uses, operating under the name Cinespace Studios.

Our client has met with First Gulf Don Valley Limited and discussed the proposal for the redevelopment of the entire block of land bounded by Don Roadway, on the west, Booth Avenue, on the east, Lakeshore Boulevard, on the south, and the Metrolinx Railway lands/Eastern Avenue, on the north. Our client's property is located within this block.

Our client supports the suggestion that this block be redeveloped in a comprehensive fashion, and it therefore agrees with the proposal made to you by David McKay, in his letter dated November 19, 2013.

In respect of the actual SASP No. 426, we ask for a very minor amendment to section (d) by inserting the words "master site" immediately after the word "comprehensive" in the first line so as to read "A comprehensive master site plan....". The intent of this requested amendment is to reflect a statutory process for the preparation and approval of a master site plan.

We trust this correspondence will be included in the agenda package for the above for the Planning and Growth Management Committee meeting scheduled for Thursday, November 21, 2013. In the interim, should you have any questions, please do not hesitate to contact the undersigned or Paul Chronis, Senior Planner in our office at (416) 947-5069.

Yours truly,



C. J. Tzekas

CJT:ms

cc: *client*
P. Chronis