Construction Staging Area – The Esplanade

Date: December 13, 2012
To: Toronto and East York Community Council
From: Acting Director, Transportation Services, Toronto and East York District
Wards: Toronto-Centre Rosedale, Ward 28
Reference Number: Ts2013023te.top.doc

SUMMARY

This staff report is about a matter for which Toronto and East York Community Council has delegated authority from City Council to make a final decision.

Ferncastle Front Street Inc. is constructing a 57-storey condominium at No. 8 The Esplanade, between Yonge Street and Scott Street. They need to continue to close the westbound direction and modify their staging area to close the south sidewalk on The Esplanade for an additional 19 months to complete their work. A pedestrian walkway will be built in the closed portion of The Esplanade.

RECOMMENDATIONS

Transportation Services recommends that Toronto and East York Community Council:

1. Approve the continuation of the closure of the westbound direction and north sidewalk on The Esplanade, between Yonge Street and a point 40.8 metres east of Yonge Street, from June 1, 2013 to December 31, 2014.

2. Approve the closure of the south sidewalk on The Esplanade, between Yonge Street and a point 40.8 metres east of Yonge Street, from January 23, 2013 to December 31, 2014.

Financial Impact

There is no financial impact on the City. Ferncastle Front Street Inc. will bear the costs.
DECISION HISTORY
Toronto and East York Community Council, at its meeting of January 12, 2010, in considering Item TE30.51, among other things, approved the closure of the westbound direction and north sidewalk on The Esplanade, between Yonge Street and a point 40.8 metres east of Yonge Street, from February 10, 2010 to May 31, 2013.

ISSUE BACKGROUND
Transportation Services has received a request from Ferncastle Front Street Inc. to continue to occupy the westbound direction and north sidewalk on The Esplanade, between Yonge Street and a point 40.8 metres east of Yonge Street, because their work is not yet complete. They have also requested to close the south sidewalk on the same section of The Esplanade. The revised completion date is December 31, 2014. Chapter 937-2 of the Municipal Code authorizes staff to issue road closure permits of up to 30 days for private construction. This closure will be in effect for an additional 19 months and needs Toronto and East York Community Council approval.

COMMENTS
As a result of the existing staging area The Esplanade has been reduced to a single lane eastbound and the north sidewalk is closed, between Yonge Street and a point 40.8 metres east. Stopping is prohibited on both sides of this section of The Esplanade. Prior to construction The Esplanade consisted of one eastbound and one westbound lane. The TTC has rerouted bus Nos. 65, 72 and 172 off this section of The Esplanade for the duration of construction and they have no objection with the proposed extension.

As part of the time extension the staging area will be modified to include the south side curb lane and sidewalk on The Esplanade, between Yonge Street and a point 40.8 metres east. The portion of the staging area on the north side of the road will be reduced in order to maintain a single eastbound lane. A pedestrian walkway will be built in the closed south side curb lane.
Reasons for the partial road closure
Ferncastle Front Street Inc. has advised us that they need to occupy the westbound direction and north and south sidewalks on The Esplanade, between Yonge Street and a point 40.8 metres east of Yonge Street, until December 31, 2014, when the work will be complete.

Shawn Dartsch, Acting Supervisor
Traffic Operations, Toronto and East York District
Phone: 416-338-5398; Fax: 416-392-1920
e-mail: sdartsch@toronto.ca

SIGNATURE

Jacqueline White, P.Eng.
Acting Director, Transportation Services
Toronto and East York District

LIST OF ATTACHMENTS
(1) Drawing No. 421G-0940, dated December 2012