

August 29, 2013

Toronto and East York Community Council
100 Queen St W
Toronto M5H 2N2

Dear Chair and Members,

**NEW BUSINESS: Request Attendance at an Ontario Municipal Board hearing –
Appeal of Committee of Adjustment Decision – 160 Pears Ave.**

On July 31st, 2013 the Committee of Adjustment heard and refused an application to construct a three-storey addition above an existing four-storey office building at 160 Pears Ave.

Residents expressed significant concerns about the variances requested for this project with specific concerns regarding the height and density proposed on the site. The Committee's refusal was based on the requested variances which were not considered minor. The proposal was also found not to be in keeping with the intent and purpose of the Official Plan and Zoning By-law, and not considered desirable for the appropriate development of the land.

Residents have also voiced concerns that if approved, this project will set a dangerous precedent for future development in the area.

The applicant appealed the Committee of Adjustment decision to the OMB on August 9, 2013. Case # MM130064 has been assigned but no hearing has been scheduled for this case yet.

RECOMMENDATIONS:

- 1) Toronto and East York Community Council authorize the City Solicitor to appear at the Ontario Municipal Board to support the decision of the Committee of Adjustment in refusing File No. A0447/13TEY with regards to 160 Pears Ave.

Thank you for your consideration.

Sincerely,

Adam Vaughan
City Councillor, Ward 20 – Trinity-Spadina

