

**2114 - 2130 Bloor Street West - Zoning By-law  
Amendment Application – Request for Direction Report**

<b>Date:</b>	April 10, 2015
<b>To:</b>	Etobicoke York Community Council
<b>From:</b>	Director, Community Planning, Etobicoke York District
<b>Wards:</b>	Ward 13 – Parkdale-High Park
<b>Reference Number:</b>	12 144991 WET 13 OZ

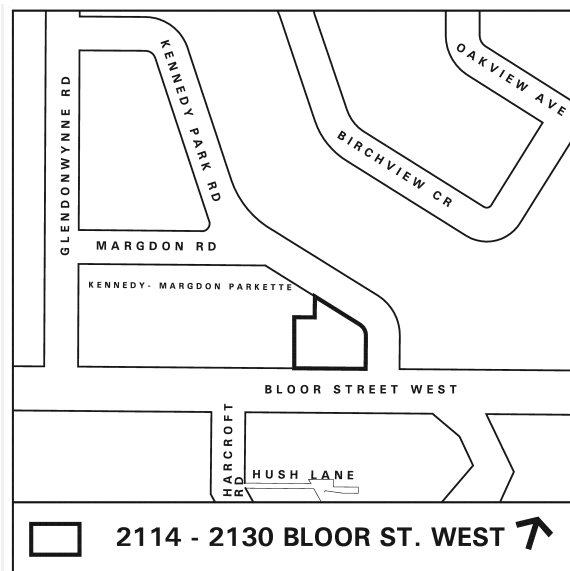
**SUMMARY**

The purpose of this report is to advise that the solicitor representing the proponent filed a “With Prejudice” settlement offer to the City on April 6, 2015 which proposes modifications to certain built form elements of the proposed development.

This settlement offer also proposes to tie this application with a "With Prejudice" settlement offer on another of the proponent's applications at 2800 Bloor Street West that is also currently under appeal to the Ontario Municipal Board. The settlement offer related to 2800 Bloor Street West proposes to replace required rental housing off-site in the 2114-2130 Bloor Street West development.

A motion related to the 2800 Bloor Street West application is also on this Etobicoke York Community Council agenda as Item EY5.5.

The timing of the settlement offers has not provided staff a sufficient opportunity to comprehensively assess and evaluate the 2114-2130 Bloor Street West proposal or the now linked settlement offer on the 2800 Bloor Street West application.



The Ontario Municipal Board has scheduled a pre-hearing conference on June 5, 2015 for the 2114-2130 Bloor Street West appeal. A second pre-hearing conference for the 2800 Bloor Street West appeal is scheduled for May 29, 2015. No hearing dates have been assigned to either appeal.

Without having sufficient time to complete a review of the settlement offer for the subject proposal and with the introduction and linking of the 2800 Bloor Street West appeal with this application, staff are not in a position to make any definitive recommendations to City Council at this time.

Staff recommend that Etobicoke York Community Council defer consideration of this settlement offer and direct staff to target the May 12, 2015 Etobicoke York Community Council meeting with a detailed report on the revised proposal for 2114-2130 Bloor Street West and any Official Plan or legal implications related to the 2800 Bloor Street West component of the settlement offer.

## **RECOMMENDATIONS**

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### **The City Planning Division recommends that:**

1. Etobicoke York Community Council defer consideration of this settlement offer and direct staff to target the May 12, 2015 Etobicoke York Community Council meeting with a detailed report on the revised proposal for 2114-2130 Bloor Street West and any Official Plan or legal implications related to the 2800 Bloor Street West component of the settlement offer.

## **CONTACT**

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## **SIGNATURE**

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