

**City Council****Notice of Motion**

MM8.25	ACTION			Ward:23
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**370 Willowdale Avenue - Request for Representation at the Ontario Municipal Board - by Councillor John Filion, seconded by Councillor Joe Mihevc**

*\* Notice of this Motion has been given.*

*\* This Motion is subject to referral to the North York Community Council. A two-thirds vote is required to waive referral.*

*\* This Motion relates to an Ontario Municipal Board Hearing and has been deemed urgent.*

**Recommendations**

Councillor John Filion, seconded by Councillor Joe Mihevc, recommends that:

1. City Council direct the City Solicitor to attempt to obtain a settlement respecting 370 Willowdale Avenue in accordance with the recommendations of Planning Staff and the revisions made by the applicant prior to the May 7, 2015 hearing as outlined in Attachment A to this Motion.
2. If a settlement as outlined in Recommendation 1 above is not achieved, City Council authorize the City Solicitor and Planning Staff to attend the Ontario Municipal Board hearing in opposition to the appeal respecting 370 Willowdale Avenue.

**Summary**

At its hearing on Thursday, May 7, 2015, the Committee of Adjustment refused Applications No. A0272/15NY, A0273/15NY and A0274/15NY respecting 370 Willowdale Avenue for variances to permit the construction of three new detached two-storey dwellings with integral garages on each of the three lots created by consent applications at a previous hearing on January 22, 2015 for 370 Willowdale Avenue (B062/14NY) and 372 Willowdale Avenue (B063/14NY).

In their report, City Planning staff recommended, for each application, that the proposed dwelling be built in accordance with the east and west elevation drawings and site plan. The applicant also revised the east elevation for application A0272/15NY to include a front entrance on Willowdale Avenue which would be in keeping with the character of the existing streetscape.

On May 26, 2015, the agent appealed the Committee of Adjustment's Decision to the Ontario Municipal Board. A copy of the staff reports and the Notices of Decision of the Committee of

Adjustment are attached.

No hearing date has been scheduled for this appeal.

**Background Information (City Council)**

Member Motion MM8.25

Attachment A

<http://www.toronto.ca/legdocs/mmis/2015/mm/bgrd/backgroundfile-81964.pdf>

(April 28, 2015) Reports from the Director, Community Planning, North York District regarding 370 Willowdale Avenue

<http://www.toronto.ca/legdocs/mmis/2015/mm/bgrd/backgroundfile-81962.pdf>

Committee of Adjustment, North York Panel Notices of Decision on application for Minor Variance/Permission for 370 Willowdale Avenue

<http://www.toronto.ca/legdocs/mmis/2015/mm/bgrd/backgroundfile-81963.pdf>