

Montgomery Square 2388 Yonge Street Public Art Plan

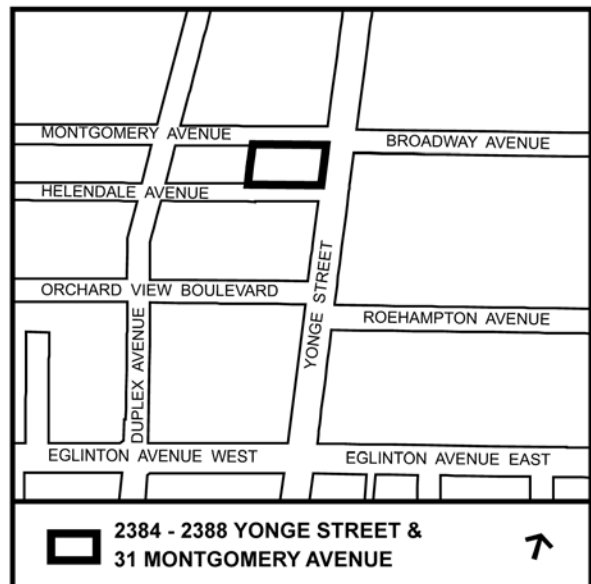
Date:	January 19, 2015
To:	North York Community Council
From:	Director, Urban Design, City Planning Division
Wards:	Ward 16 – Eglinton Lawrence
Reference Number:	P:\2015\Cluster B\PLN\NYCC\NY15014

SUMMARY

The purpose of this staff report is to seek City Council's approval of the Montgomery Square 2388 Yonge Street Public Art Plan. The plan, which is included as Attachment 1 of this report, outlines the method by which the owner will commission public art on a new public park block dedicated to the City as a condition of development approval.

This public art plan provides a framework and description of the commissioning of public art including the project overview; curatorial vision; the overview of the development; description of the proposed public art site; public art opportunities including key objectives; artist selection team; the design team; background on the public art consultant; artist selection process; public art relations program; community programming opportunity; estimated public art budget; and schedule.

The attached plan meets the objectives of City Planning's Percent for Public Art Program Guidelines and is supported by the Toronto Public Art Commission.



RECOMMENDATIONS

The City Planning Division recommends that:

1. City Council approves the Montgomery Square 2388 Yonge Street Public Art Plan as attached to the report dated January 19, 2015 from the Director, Urban Design.

Financial Impact

There are no financial implications resulting from the adoption of this report.

DECISION HISTORY

The site, located on the west side of Yonge Street between Montgomery Avenue and Helendale Avenue, is a National Historic Site, the site of Montgomery Tavern and supports a designated heritage building; Postal Station 'K', built in 1938. The site, 2384 - 2388 Yonge Street and 31 Montgomery Avenue, is the subject of a development application for mixed use development that preserves and converts the former post office building to retail use and includes a new 27-storey residential condominium tower with retail storefront along Yonge Street and townhouses along Helendale Avenue and Montgomery Avenue. An on-site park block dedication has been provided as part of the development application file no. 13 127993 NNY 16 OZ.

Related reports:

City Council adopted the item below on July 8, 9, 10 and 11, 2014:

Intention to Designate under Part IV, Section 29 of the Ontario Heritage and Authority for a Heritage Easement Agreement -- 2384 Yong Street

<http://www.toronto.ca/legdocs/mmis/2014/ny/bgrd/backgroundfile-69697.pdf>

City Council adopted the items below on August 25, 26, 27 and 28, 2014:

2384 - 2388 Yonge Street and 31 Montgomery Avenue – Official Plan and Zoning Amendment Applications – Final Report

<http://www.toronto.ca/legdocs/mmis/2014/ny/bgrd/backgroundfile-72238.pdf>

Alteration to Designated Heritage Property – 2384 Yonge Street (Postal Station K)

<http://www.toronto.ca/legdocs/mmis/2014/pb/bgrd/backgroundfile-71129.pdf>

Midtown in Focus Parks, Open Space and Streetscape Plan

<http://www.toronto.ca/planning/midtowninfocus>

Applications for amendment to the zoning by-law and site plan approval for this development were approved by Council on August 25, 26, 27 and 28, 2015. The Section 37 Agreement associated with this development includes a \$500,000 contribution towards the Percent for Public Art Program.

ISSUE BACKGROUND

Postal Station 'K', a designated heritage property and National Historic site, is located on the west side of Yonge Street, between Helendale Avenue and Montgomery Avenue. Postal Station 'K' will be preserved, and a new residential 27-storey tower building with townhomes fronting onto Helendale Avenue and Montgomery Avenue is proposed on this site. A 238 square metre park block with 27.554 metres frontage on Yonge Street will be conveyed to the City through this development application. The park block is prominently located between Postal Station 'K' and Yonge Street and is the proposed site for public art.

Council approved Midtown in Focus Parks, Open Space and Streetscape Plan (August 2014) as a framework for improving and augmenting the parks, open spaces and streetscapes in the Yonge-Eglinton study area. Based on Five Place-making Moves, the plan describes a planning framework for a renewed public realm. The Montgomery Square site is an important site to the overall public realm improvements envisioned by Midtown in Focus. It is one of six Yonge Street Squares identified by the plan. Montgomery Square is envisioned to be a community gathering space that includes Postal Station 'K' site as well as the Northern District Library block; it is to be connected via the Park Street Loop to Eglinton Park and other major open spaces in the Yonge-Eglinton area; and is identified as a site for Public Art that connects with local heritage.

The public art is proposed to be located on a public park block dedicated to the City as a condition of development approval. The park block is located on lands between the Postal Station 'K' building and Yonge Street. The art will be located within a new public park block and will be physically and visually accessible to the public. The artist will work with the landscape architect to insure a cohesive design for the open space that fully integrates the artwork and enhances pedestrian's experience of the open space. City staff from Parks, Arts and Culture, and Urban Design will provide technical advice and information. Provisions requiring the art's compliance with the City technical guidelines including the Material Selection Guidelines for Outdoor Artworks as well as the General Requirements for Donation to the City of Toronto's Public Art and Monument Collection have been included in the public art plan.

The artist will be advised on the historical context of the area and the importance of proposing artwork that fits within the physical, social and historical context and meets the key objectives outlined in the public art plan.

The Montgomery Square 2388 Yonge Street Public Art Plan identifies an invitational competition with a list of 3 artists reviewed by the City and recommended approval by the Toronto Public Art Commission at its meeting on December 3, 2014. In selecting the appropriate artist for this site, an Artist Selection Team (Jury) has been identified in the plan. The Selection Team will consist of three art experts including a Ward representative, the owner representative and the project landscape architect. The Design Team will be assisted by City staff from Heritage

Preservation, Urban Design, Parks, and Arts and Culture in providing technical advice to the Artist Selection Team. The selection process and the inclusion of a majority of independent art experts on the jury are in accordance with the City's Percent for Public Art Program Guidelines.

The art will be located on public lands and upon completion will be owned by the City of Toronto. In accordance with the public art plan, the developer will provide the City with a maintenance endowment to offset the cost of maintaining the art.

COMMENTS

The Montgomery Square 2388 Yonge Street Public Art Plan is in compliance with the City's objectives for providing public art in association with private development, is in accordance with the City Planning Percent for the Public Art Program, and is supported by the Toronto Public Art Commission. Upon City Council's approval, the owner will commence with the artist selection process as scheduled in the attached plan.

We look forward to the results of the public art competition.

CONTACT

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SIGNATURE

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ATTACHMENTS

Attachment 1: Montgomery Square 2388 Yonge Street Public Art Plan