

NOTICE OF PUBLIC MEETING

To be held by the Scarborough Community Council
(Under the Planning Act)

Request to Amend the Official Plan and Zoning By-law Application No.: 12 297365 ESC 36 OZ
Draft Plan of Subdivision Application No.: 13 233037 ESC 36 SB

Applicant: Macnaughton Hermesen Britton Clarkson Planning Limited

**Location of Application: 411 VICTORIA PARK AVENUE,
2510 and 2530 GERRARD STREET EAST**

and

City of Toronto Initiated Official Plan Amendment Application No.: 15 201157 ESC 36 OZ

**Location of Application: PART of ROAD ALLOWANCE BETWEEN LOTS 34 and 35,
CONCESSION A
(Former Blantyre Avenue Road Allowance)**

DATE: Tuesday, September 8, 2015
TIME: 1:30 p.m., or as soon as possible thereafter
**PLACE: Council Chamber, Scarborough Civic Centre,
150 Borough Drive**

PROPOSAL

This application on behalf of Build Toronto proposes to redesignate a portion of the subject lands at 411 Victoria Park Avenue, 2510 and 2530 Gerrard Street East in the Official Plan from *Mixed Use Areas* to *Neighbourhoods*, to reconfigure the *Parks and Open Space Areas* – *Parks* designation currently applying to the City's undeveloped Runnymede Park, and to designate a new internal collector road network. Proposed new site specific policies will also establish an overall development framework to guide future growth of this new neighbourhood. Additional policy amendments will further clarify Build Toronto's obligations to provide affordable housing in the development, and also enable transfer of Runnymede Park to Build Toronto, to be replaced with a reconfigured, similarly-sized central public park within the development. The proposed rezoning would permit approximately 9 100 m² (98,000 sq.ft.) of retail commercial use on the western portion of the site fronting Victoria Park Avenue, up to 300 dwelling units consisting of standard or 'stacked' townhouses and apartments along the new interior streets, apply appropriate development standards to these new uses and would establish new Parks zoning to reflect the reconfigured public park.

The Draft Plan of Subdivision application proposes to establish two new public streets including the easterly extension of Musgrave Street and a new north/south street from Gerrard Street East, together with a block of land fronting Victoria Park Avenue for commercial use, five blocks of land for residential uses, two blocks of land comprising the reconfigured public park, and a block of land along the adjacent rail line to accommodate an associated retaining wall and security fence.

Also proposed is a City-initiated Official Plan amendment to re-establish Blantyre Avenue north of Gerrard Street East as an additional new public street into the subject lands in future.

BACKGROUND INFORMATION

Detailed information regarding the proposal, including background information and material and a copy of the proposed Official Plan and Zoning By-law Amendments may be obtained by contacting Rod Hines, Acting Manager at 416-396-7020, or by e-mail at hines@toronto.ca.

PURPOSE OF PUBLIC MEETING

You are invited to attend the public meeting to make your views known regarding the proposal. To assist in scheduling, if you wish to address the Scarborough Community Council, please notify the City Clerk, attention: Yvonne Davies, Administrator, Scarborough Community Council, at 416-396-7287, by September 4, 2015.

If you wish to submit written comments, please forward them to the City Clerk, attention: Yvonne Davies, Administrator, Scarborough Community Council, 150 Borough Drive, Floor 3, Toronto, Ontario, M1P 4N7 or by Fax: 416-396-4301 or by e-mail to scc@toronto.ca.

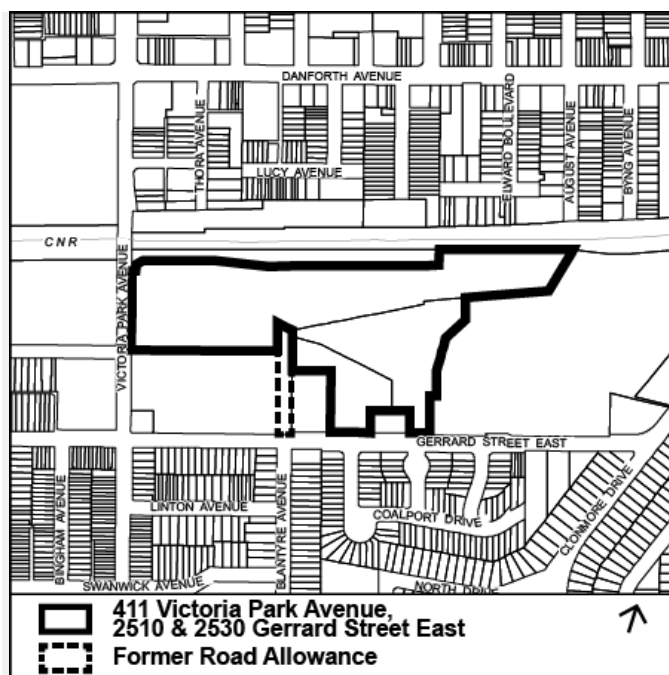
Scarborough Community Council will review the proposal and any other material placed before it, in order to make recommendations on the applications. These recommendations will then be forwarded to Toronto City Council for its consideration.

FURTHER INFORMATION

If you wish to be notified of the adoption or refusal of the proposed Official Plan Amendment, and/or passing or refusal of the proposed Zoning By-law Amendment, and/or decision of the City of Toronto in respect to the proposed Draft Plan of Subdivision, you must make a written request to the City Clerk, attention: Yvonne Davies, Administrator, Scarborough Community Council, at the address set out in this notice or by Fax: 416-396-4301.

Official Plan and Zoning By-law Amendments, and Draft Plan of Subdivision Appeal: If a person or public body does not make oral submissions at a public meeting or make written submissions to the City Clerk, attention: Yvonne Davies, Administrator, Scarborough Community Council, at the address set out in this notice or by Fax: 416-396-4301 before the proposed Official Plan Amendment is adopted or refused, the Zoning By-law Amendment is passed or refused or the Plan of Subdivision is approved or refused, the person or public body is not entitled to appeal the decision to the Ontario Municipal Board and may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

People writing or making presentations at the public meeting: The *City of Toronto Act, 2006*, the *Planning Act*, and the City of Toronto Municipal Code authorize the City of Toronto to collect any personal information in your communication or presentation to City Council or its committees.



The City collects this information to enable it to make informed decisions on the relevant issue(s). If you are submitting letters, faxes, e-mails, presentations or other communications to the City, you should be aware that your name and the fact that you communicated with the City will become part of the public record and will appear on the City's website. The City will also make your communication and any personal information in it - such as your postal address, telephone number or e-mail address - available to the public, unless you expressly request the City to remove it.

The City videotapes committee and community council meetings. If you make a presentation to a committee or community council, the City will be videotaping you and City staff may make the video tapes available to the public. Direct any questions about this collection to Rod Hines, Principal Planner, at 416-396-7020.

Compliance with Provincial laws respecting Notice may result in you receiving duplicate notices.

Dated at the City of Toronto this 11th day of August, 2015.

Ulli S. Watkiss
City Clerk

"Attendant Care Services can be made available with some advance notice."