

**8-20 Widmer Street- Zoning Amendment Application-  
Request for Direction Report**

**Date:** November 29, 2017

**To:** City Council

**From:** City Solicitor

**Wards:** Ward 20 Trinity-Spadina

**REASON FOR CONFIDENTIAL INFORMATION**

---

This report contains advice or communications that are subject to solicitor-client privilege.

**SUMMARY**

---

This application proposes to construct a 56-storey (174.3 metres plus an 8.8 metre mechanical penthouse) residential building at 8-20 Widmer Street. A total of 583 residential units, 227 vehicular parking spaces and 583 bicycle parking spaces are proposed. The proposal calls for the reconstruction of a row of heritage townhouses on the lot.

The purpose of this report is to seek further instructions for the Ontario Municipal Board ("OMB") hearing which is scheduled to commence January 8, 2018.

City Planning and Heritage Preservation Services have been involved in the preparation of this report.

**RECOMMENDATIONS**

---

The City Solicitor recommends that:

1. City Council adopt the confidential recommendations in Confidential Attachment 1.
2. City Council authorize the public release of the confidential recommendations in Confidential Attachment 1 and Appendix A, if adopted by City Council.

3. City Council direct that all other information contained in Confidential Attachment 1 is to remain confidential as it contains advice which is subject to solicitor-client privilege.

## **FINANCIAL IMPACT**

---

There is no financial impact.

## **DECISION HISTORY**

---

At its meeting of March 9, 2017, City Council adopted the recommendations of the Direction Report, a copy of which is available on the City's website at:

(<http://www.toronto.ca/legdocs/mmis/2017/te/bgrd/backgroundfile-101154.pdf>)

The owner appealed the zoning by-law amendment application to the OMB citing City Council's failure to make a decision within the prescribed time frames set out in the *Planning Act*.

## **COMMENTS**

---

This report is about litigation before the OMB and contains advice or communications that are subject to solicitor-client privilege. The attachment to this report contains confidential information and should be considered by Council in camera.

Further Council instruction is required for the purpose of attendance at the OMB.

## **CONTACT**

---

Ray Kallio, Solicitor, Planning and Administrative Tribunal Law, Tel. 416-397-4063, Fax 416-397-5624, [Ray.Kallio@toronto.ca](mailto:Ray.Kallio@toronto.ca)

## **SIGNATURE**

---

Wendy Walberg  
City Solicitor

## **ATTACHMENTS**

---

Confidential Attachment 1 - Confidential Recommendations