

City Council

Motion without Notice

MM31.62	ACTION			Ward:18
---------	--------	--	--	---------

158 Sterling Road - Draft Plan of Subdivision and Block 3B - by Councillor Ana Bailão, seconded by Councillor Gord Perks

** This Motion has been deemed urgent by the Chair.*

** This Motion is not subject to a vote to waive referral. This Motion has been added to the agenda and is before Council for debate.*

Recommendations

Councillor Ana Bailão, seconded by Councillor Gord Perks, recommends that:

1. In anticipation of an Ontario Municipal Board hearing scheduled for the Draft Plan of Subdivision appeal, November 15, 16 and 17, 2017, (Ontario Municipal Board File PL170393), City Council authorize the City Solicitor and any required staff to work with the applicant to resolve the outstanding appeal related to the Draft Plan of Subdivision application (Ontario Municipal Board File PL170393) for the remaining Blocks on the lands based on the following criteria and considerations:

- a. the location of the existing heritage building at 158 Sterling Road to be adaptively re-used for the Museum of Contemporary Art, Toronto Canada, and the existing building at 213 Sterling Road (located adjacent to the Subject Lands);
- b. the extension and realignment of Sterling Road on the Subject Lands which addresses the following criteria: a pavement width to provide for 2 lanes of traffic with a minimum drive lane of 4.0 metres (improved from the current 3.69 metres); a 5.5 metre public boulevard adjacent to Block 3B to accommodate a sidewalk of 2.87 metres (improved from the current 1.65 metres) and tree planting zone of 1.83 metres (where none currently exists); and
- c. the size and configuration of an appropriate development block and building placement on Block 3B.

2. City Council direct General Manager, Children's Services and any required staff to meet with the applicant to advance the timely delivery of the day care facility to be provided within the Block 3B building.

3. City Council direct the City Solicitor to provide an update to Council on the status of the discussions related to the Draft Plan of Subdivision Appeal (Ontario Municipal Board File

PL170393), as well as on the delivery of the day care facility, at the October 2, 3 and 4, 2017 City Council meeting.

Summary

The 158 Sterling Road development was approved in 2014. The site is home to the Tower Automotive Building, a heritage building, which will be the future home of the Museum of Contemporary Art, Toronto Canada. The project also includes provisions for a new child care facility, which is intended to be included in the Block 3B building and a new park to be owned by the City.

City staff have been working with the applicant to resolve an outstanding Ontario Municipal Board appeal related to the Draft Plan of Subdivision application (Ontario Municipal Board File PL170393). This Motion requests City staff to continue to work with the applicant on the outstanding appeal, requests Children's Services to work with the applicant to advance the timely delivery of the child care facility and for City staff to report back to the next City Council meeting on the status of those discussions.

This Motion is urgent as an Ontario Municipal Board hearing is scheduled for November 2017 and it is important that an update be provided to the next City Council meeting to ensure the timely delivery of the Child Care facility in the Block 3B building and to resolve the outstanding Ontario Municipal Board appeal.

Background Information (City Council)

Member Motion MM31.62