



STAFF REPORT
Committee of Adjustment
Application

Date:	February 8, 2017
To:	Chair and Committee Members of the Committee of Adjustment, Toronto and East York District Anita MacLeod, Manager & Deputy Secretary-Treasurer, Toronto and East York District
From:	Lukasz Pawlowski P. Eng., Acting Manager of Traffic Planning, Transportation Services, Toronto and East York District
Wards:	Ward 31 Beaches-East York
Reference:	File No. A0758/16TEY Address: 1188 Woodbine Avenue (Part 6 & 8) Application to be heard: February 15, 2017 at 3:30 p.m.

RECOMMENDATION

It is recommended that your Committee:

- (a) Not approve the requested parking space length variance and eliminate the proposed parking space.

APPLICATION

The proposal is to maintain the existing two-storey mixed-use building and provide a substandard parking space.

COMMENTS

This is in reference to the application by David Oleson, on behalf of 1186-1188 Woodbine Inc., for the above noted site. The purpose of this application is to maintain the existing two-storey mixed-use building and provide a substandard parking space.

Notwithstanding, the following transportation related variances to the Zoning Bylaw are requested:

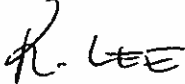
1. **Chapter 200.5.10.1.(2), By-law 569-2013**
 The minimum required length of a parking space is 5.9 metres.
 In this case, the parking space will have a width of 5.1 metres.

Access to the proposed parking space is not possible off the right-of-way, due to insufficient turning radii. As a result, this space must be eliminated. However, I would have no objections to the non-provision of one parking space to serve this site.

A copy of your Committee's decision on this matter would be appreciated.

CONTACT

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FOR

Lukasz Pawlowski P. Eng.
Acting Manager of Traffic Planning
Transportation Services
Toronto and East York District

RL-CofA-1188WoodbineAve(Part 6 & 8).doc

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By C of A TEY at 2:00 pm, Feb 08, 2017



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From:	Lukasz Pawlowski P. Eng., Acting Manager of Traffic Planning, Transportation Services, Toronto and East York District
Wards:	Ward 31 Beaches-East York
Reference:	File No. A0757/16TEY Address: 1188 Woodbine Avenue (Part 4) Application to be heard: February 15, 2017 at 3:30 p.m.

RECOMMENDATION

It is recommended that your Committee:

- (a) Not approve the requested parking space width variance and eliminate the proposed parking space.

APPLICATION

The proposal is to maintain the existing two-storey mixed-use building and provide a substandard parking space.

COMMENTS

This is in reference to the application by David Oleson, on behalf of 1186-1188 Woodbine Inc., for the above noted site. The purpose of this application is to maintain the existing two-storey mixed-use building and provide a substandard parking space.

Notwithstanding, the following transportation related variances to the Zoning Bylaw are requested:

1. **Chapter 200.5.10.1.(2), By-law 569-2013**
The minimum required width of a parking space is 2.9 metres.
In this case, the parking space will have a width of 2.27 metres.

Given that this substandard parking space is located between two existing building, this space will be obstructed on both sides and will not allow car doors to open. As a result, this space must be eliminated. However, I would have no objections to the non-provision of one parking space to serve this site.

A copy of your Committee's decision on this matter would be appreciated.

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