



## REPORT FOR ACTION

# 900 and 980 Lansdowne Avenue and 30 Powerhouse Street – Official Plan Amendment and Zoning By-law Amendment Application – Supplementary Report

Date: July 17, 2018

To: City Council

From: Chief Planner and Executive Director, City Planning

Ward: 17 – Davenport

### SUMMARY

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At the meeting of July 4, 2018, Etobicoke York Community Council adopted the staff report dated June 29, 2018 from the Director, Community Planning, Etobicoke York District (Item EY32.20) with an amendment to Recommendation 2 directing staff to expedite the negotiation process and to bring a Final Report to the first Etobicoke York Community Council meeting of the next term if the application is not appealed to the Local Planning Appeal Tribunal. Etobicoke York Community Council also directed the Director, Community Planning, Etobicoke York District to convene a meeting with the Ward Councillor and applicant in the week of July 16, 2018 to continue the discussion on outstanding issues including the angular planes, and report to City Council for its meeting of July 23, 2018.

As directed, staff met with the Ward Councillor and the applicant on July 16, 2018. This report provides an update from the meeting.

### RECOMMENDATIONS

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The Chief Planner and Executive Director, City Planning recommends that:

1. City Council delete Recommendation 2 from Etobicoke York Community Council and replace with the following:

City Council direct staff to continue to work with the applicant to find a design solution to the built form issues, as well as the other outstanding issues outlined in the report dated June 29, 2018 from the Director of Community Planning, Etobicoke York District (Item EY32.20), and if successful, to target a community consultation meeting after the election with the Ward Councillor and to bring forward a report to the first Etobicoke York Community Council meeting of the next term.

## COMMENTS

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The Request for Directions Report from the Director of Community Planning, Etobicoke York District dated June 29, 2018 was considered by Etobicoke York Community Council at its meeting on July 4, 2018 (Item EY 32.20). Recommendation 2 was revised as follows:

"2. City Council direct City staff to continue to negotiate with the applicant to resolve the outstanding issues detailed in the report (June 29, 2018) from the Director, Community Planning, Etobicoke York District; and further, direct City staff to expedite the negotiation process, and should the application not be appealed to the Local Planning Advisory Tribunal during the break in Council's meeting schedule between July to December 2018, to bring forward a final report to the first Etobicoke York Community Council meeting of the next term".

As well, Etobicoke York Community Council also:

"1. Directed the Director, Community Planning, Etobicoke York District to convene a meeting with the local City Councillor (and developer, if appropriate) the week of July 16, 2018 to continue the discussion on outstanding issues including the angular planes, and report to City Council for its meeting in July 23, 2018".

As directed, staff met with the Ward Councillor and the applicant on July 16, 2018 at the Ward Councillor's office and discussed the outstanding issues, particularly those related to angular planes. As a result of this discussion, staff will be organizing a series of working meetings with the applicant to continue working toward a design solution and to discuss the technical issues that pertain to the development. The applicant will be providing concept plans and additional information in advance of the first meeting to initiate the discussion and has agreed to work in an expeditious manner to address the issues outlined in the staff report. The first meeting is targeted for August 14, 2018 with subsequent meetings to be held every 3 to 4 weeks. A further community consultation meeting is anticipated as a result of a revised concept for Phase 6 and 9. A community consultation meeting will be organized after all design issues have been addressed which is being targeted for shortly after the election. After the community consultation meeting, staff will report back to the first Etobicoke York Community Council meeting of the next term.

## CONTACT

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## SIGNATURE

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