

**City Council****Motion Without Notice**

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| <b>MM43.55</b> | <b>ACTION</b> |  |  | Ward:10 |
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**9 Tippet Road and 525 Wilson Avenue - Technical Amendment to By-Law 381-2016 (Ontario Municipal Board) - by Councillor James Pasternak, seconded by Councillor Mary-Margaret McMahon**

*\* 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 James Pasternak, seconded by Councillor Mary-Margaret McMahon, recommends that:

1. City Council enact the attached by-law amending By-law 381-2016 (OMB), a site specific amendment to the former City of North York Zoning By-law 7625, as amended, with respect to the lands known municipally as 9 Tippet Road and 525 Wilson Avenue.
2. City Council determine that the changes contained within the revised by-law are minor, technical in nature, and reflective of the original proposal and plans considered by City Council, and the Ontario Municipal Board, and, pursuant to subsection 34(17) of the Planning Act, no further notice is required in respect of the proposed technical amendment to the Zoning By-law.
3. City Council authorize the City Solicitor to make such stylistic and technical changes to the draft amending By-law as may be required.

**Summary**

By-law 381-2016 (OMB) contains a provision relating to the timing and installation of certain servicing requirements that was inserted when the By-law was approved by the Ontario Municipal Board in 2015. It was the position of the City when the Ontario Municipal Board approved By-Law 381-2016 (OMB) that the relevant servicing requirements can be completed prior to final site plan approval. The construction of the servicing has been delayed by circumstances beyond the control of the owner of 9 Tippet Road and 525 Wilson Avenue, and as a result, the construction of needed affordable housing units may be delayed. A technical amendment to the by-law that would result in deferring the timing of when the servicing installations are required to be completed to final site plan approval is supportable by staff in this instance.

This is an urgent matter since the owner of 9 Tippett Road and 525 Wilson Avenue will be delayed in the construction of the development, and this will cause a delay in the provision of affordable housing.

**Background Information (City Council)**

Member Motion MM43.55

Technical Amendment to By-law 381-2016 (OMB)

(<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-117857.pdf>)