

City Council

Motion Without Notice

| | | | | |
|----------|--------|--|--|---------|
| MM44.121 | ACTION | | | Ward:30 |
|----------|--------|--|--|---------|

Unilever Precinct Secondary Plan and East Harbour Zoning By-law Amendment Applications - by Councillor Paula Fletcher, seconded by Councillor Joe Mihevc

** 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 Paula Fletcher, seconded by Councillor Joe Mihevc, recommends that City Council adopt the following recommendations in the report (July 24, 2018) from the Chief Planner and Executive Director, City Planning:

1. City Council amend its decision on Item PG30.5, adopted on June 26, 27, 28 and 29, 2018, by:

a. deleting Part 3 and replacing it with the following:

3. City Council amend Zoning By-law 438-86, as amended, for the lands at 21 Don Valley Parkway, 30 Booth Avenue, and 375 and 385 Eastern Avenue, substantially in accordance with the draft Zoning By-law Amendment in Attachment 1 to the report (July 24, 2018) from the Chief Planner and Executive Director, City Planning; and

b. deleting Part 4 and replacing it with the following:

4. City Council amend Zoning By-law 569-2013 for the lands at 21 Don Valley Parkway, 30 Booth Avenue, and 375 and 385 Eastern Avenue, substantially in accordance with the draft Zoning By-law Amendment, in Attachment 2 to the report (July 24, 2018) from the Chief Planner and Executive Director, City Planning.

2. City Council determine that no further notice is required pursuant to section 34(17) of the Planning Act, R.S.O. 1990, c. P.13. with respect to the changes to the proposed Zoning By-law Amendments in Part 1 above.

Summary

At its meeting on June 7, 2018, the Planning and Growth Management Committee adopted the recommendations of staff on the Unilever Precinct Secondary Plan and zoning by-law amendments to implement First Gulf's East Harbour proposal within the Secondary Plan area, with the exception of referring Recommendation 8, which dealt with Section 37. At its meeting on June 26, 27, 28 and 29, 2018, City Council adopted all recommendations respecting these matters, as amended, including the Section 37 package.

Prior to introducing the necessary Bills to Council to implement the Unilever Precinct Secondary Plan and East Harbour By-laws, the City required provincial approvals of the policy framework for the Unilever Precinct. Entering into a Section 37 Agreement is also a pre-condition to introduce the East Harbour zoning by-law Bills.

On July 20, 2018, the City received correspondence from the Ministries of Municipal Affairs and Housing and Natural Resources and Forestry with the required approvals. Bills are now prepared on the Unilever Secondary Plan and East Harbour by-laws. The Secondary Plan Bills are advancing to Council for introduction. Respecting the East Harbour By-laws, subject to the Section 37 Agreement being entered into, these Bills will also advance to Council for introduction.

The East Harbour By-laws have been refined following their adoption at the June 2018 City Council meeting and the refined versions are attached to the report from the Chief Planner and Executive Director attached to this Motion.

This Motion is urgent due to the need to avoid undue delay for the project.

Requires Re-opening

Item PG 30.5 – June 26, 27, 28 and 29 City Council meeting, only as it pertains to Parts 3 and 4 of City Council's decision.

Background Information (City Council)

Member Motion MM44.121

(July 24, 2018) Report from the Chief Planner and Executive Director, City Planning on Unilever Precinct Secondary Plan and East Harbour Zoning By-law Amendment Applications (<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-119457.pdf>)

Attachment 1

(<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-119459.pdf>)

Attachment 2

(<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-119458.pdf>)

Attachment 3

(<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-119460.pdf>)