

WITHOUT PREJUDICE

PL170366 and PL170367

Terms of Settlement

Between City of Toronto, Huron Sussex Residents Organization, Harbord Village Residents' Association, Annex Residents' Corporation, and The Governing Council of the University of Toronto

1. Acceptance of City's new position that the vantage points for the silhouette view of Knox College move to northeast and northwest corners of College Street and Spadina Avenue.
2. OPAs to be revised to refer to the diagrams attached to Official Plan Amendment 368.
3. Resulting maximum height for the taller elements at Site 1 is 98m measured from grade at Bloor Street West (114.24 metres ASL), inclusive of mechanical penthouse.
4. City commitment to work with the University as part of its Secondary Plan application to redistribute cubic metres of development envelopes within the Secondary Plan area as a result of the impact of the view corridor.
5. Parties agree to explore locations as may be appropriate for greater heights and density, including taller elements, including for example:
 - The two taller elements at Site 1, 371 Bloor Street West block
 - Huron Street, south of Harbord Street
 - Clara Benson site, 320 Huron Street
 - CAMH site, 455 Spadina Avenue block