

30 Tippet Road (South Lands) – Official Plan Amendment and Zoning By-law Amendment Applications – Final Report

Date: January 29, 2019

To: North York Community Council

From: Director, Community Planning, North York District

Wards: Ward 6 - York Centre

Planning Application Number: 17 214838 NNY 10 OZ

SUMMARY

The purpose of this report is to advise that a staff report entitled "30 Tippet Road (South Lands) - Official Plan Amendment and Zoning By-law Amendment Applications - Final Report" will be finalized and made available for consideration in advance of the February 14, 2019 North York Community Council meeting.

This application proposes an Official Plan and Zoning By-law amendment to permit a 13-storey condominium building (340 units) and a 16-storey rental apartment building (181 units), for a total of 521 residential units at 30 Tippet Road. As part of the total residential units, there are 50 affordable ownership units and 50 affordable rental units, proposed in the respective buildings. The proposal includes a minimum of 520 square metres of non-residential gross floor area at grade. A total of 361 parking spaces would be provided in a three level underground garage. An overall floor space index (FSI) of 3.53 times the area of the lot is proposed. The proposal also includes the conveyance to the City of a 1,554 square metre portion of the site towards the creation of a central public park.

COMMENTS

Planning staff are finalizing a Final Report and recommendations for consideration by North York Community Council at its meeting of February 14, 2019.

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SIGNATURE

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