

815 - 845 Eglinton Ave East - Official Plan and Zoning By-law Amendment and Plan of Subdivision Applications - Request for Directions Report

Date: October 18, 2019

To: North York Community Council

From: Joe Nanos, Director, Community Planning, North York District

Wards: Ward 15 - Don Valley West

Planning Application Number: 16 210199 NNY 26 OZ, 18 201853 NNY 26 OZ & 18 201865 NNY 26 SB

SUMMARY

The purpose of this report is to advise that a staff report entitled "815 - 845 Eglinton Ave East - Official Plan and Zoning By-law Amendments and Plan of Subdivision Applications - Request for Directions Report" will be finalized and made available for consideration in advance of the November 5, 2019 North York Community Council meeting.

Official Plan and Zoning By-law Amendment and a Plan of Subdivision applications have been submitted, proposing the redevelopment of the existing 3.56 hectare (8.8 acre) site at the southeast corner of Eglinton Avenue East and Laird Drive at 815-845 Eglinton Avenue East. Proposed are a mix of uses comprised of residential, commercial, and office with various heights of 4, 9, 12, 21, 36 and 38-storeys, a total of 1,673 residential units, a floor space index of 3.84, gross floor area of 138,830 square metre, a 2,100 square metre (1-storey) community space, and a 3,770 square metre public park. Also proposed are a private internal street and a new public street extension of Don Avon Drive.

The Official Plan Amendment application was submitted on August 19, 2016, and has been appealed to the Ontario Municipal Board, now Local Planning Appeal Tribunal (LPAT) as of October 3, 2017, and the Zoning By-law Amendment and Plan of Subdivision applications were submitted on July 30, 2018, and have been appealed to LPAT as of October 2, 2019, as a result of Council's failure to make a decision within the time prescribed by the *Planning Act*. The Official Plan Amendment appeal is consolidated with the Zoning By-law Amendment and Plan of Subdivision applications at LPAT. A full hearing was scheduled to commence on November 12 to 22, 2019, at LPAT but has recently been converted to mediation on November 18, 19 and 20, 2019.

COMMENTS

Currently, Planning staff are finalizing a Request for Directions Report and recommendations for consideration by North York Community Council at its meeting of November 5, 2019.

CONTACT

Diane Silver, Senior Planner
Tel. No. (416) 395-7150
E-mail: Diane.Silver@toronto.ca

SIGNATURE

Joe Nanos, Director
Community Planning, North York District