

Request for Directions regarding 10-16 Wellesley Street West, 5-7 St. Nicholas Street, and 586 Yonge Street

Date: September 20, 2019

To: Toronto Preservation Board and City Council

From: City Solicitor

Wards: Ward - 13 – Toronto Centre

REASON FOR CONFIDENTIAL INFORMATION

This report concerns litigation or potential litigation that affects the City of Toronto.

This report contains advice or communications that are subject to solicitor-client privilege.

SUMMARY

The purpose of this report is to seek further instruction in relation to a development application for a site that contains heritage resources and potential heritage resources, and a related ongoing appeal at the Local Planning Appeal Tribunal ("LPAT").

There was a proposal to amend the Zoning By-law to permit the construction of a 64-storey mixed-use building on the development site. Further direction is required in the context of a scheduled LPAT hearing scheduled to commence on January 13, 2020.

RECOMMENDATIONS

The City Solicitor Recommends that:

1. City Council adopt the confidential recommendations contained in Confidential Attachment 1.
2. City Council authorize the public release of the instructions in Confidential Attachment 1 and Confidential Appendices "A" through "F" if adopted by City Council, Request for Directions 10-16 Wellesley St W, 5-7 St. Nicholas St, and 586 Yonge St

with the balance of the Confidential Attachment 1 to remain confidential as it contains advice which is subject to solicitor-client privilege.

FINANCIAL IMPACT

There are no financial implications from the adoption of this report.

DECISION HISTORY

On March 10, 2016, City Council adopted the Historic Yonge Street Heritage Conservation District Plan, dated January 2016, and designated by by-law the Historic Yonge Street Heritage Conservation District.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.TE14.4>

On March 26 and 27, 2018, City Council adopted clause TE30.9 and refused a Zoning Amendment Application for the properties at 10-16 Wellesley Street West, 5-7 St. Nicholas Street and 586 Yonge Street.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2018.TE30.9>

COMMENTS

This report is about ongoing litigation and contains advice or communications that are subject to solicitor-client privilege. The attachment to this report contains confidential information and should be considered by the Toronto Preservation Board in camera.

CONTACT

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SIGNATURE

Wendy Walberg
City Solicitor

ATTACHMENTS

Confidential Attachment 1 - Confidential Report from the City Solicitor
Confidential Appendices "A" through "F" - Confidential information