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October 15, 2020

Our File No.: 182913

**Via Email**

Scarborough Community Council  
Scarborough Civic Centre  
3rd Floor, 150 Borough Drive  
Toronto, ON M1P 4N7

**Attention: Carlie Turpin**

Dear Sirs/Mesdames:

**Re: Item No. SC18.1 -- Golden Mile Secondary Plan -- Final Report**

We are solicitors for Eglinton Warden Developments Limited, 20 Ashtonbee Holdings Limited and 1920 Eglinton Avenue Holdings Limited, who are the owners of the properties known municipally in the City of Toronto as 880-900 Warden Avenue, 20-50 Ashtonbee Road and 1920-1940 Eglinton Avenue East (the "**Properties**").

We are writing to confirm our client's significant concerns in respect of the draft Golden Mile Secondary Plan (the "**Draft Plan**"), despite minor modifications to the Draft Plan recommended in the supplementary staff report dated September 29, 2020.

As you may recall, Scarborough Community Council previously deferred this item to allow an opportunity for additional meetings with City staff to review our client's concerns. Our client participated in one such meeting with City staff, but the discussion was limited in its scope and did not address our client's most significant concerns such as height, density, delivery of the road network, the mechanism for securing public parks and other private open spaces, and the approach to the retention of non-residential uses. Our client has previously provided extensive written submissions to the City outlining these concerns.

Although our client appreciates that the Draft Plan does incorporate additional revisions that attempt to address certain concerns, the current version of the Draft Plan remains unacceptable. This means that our client will have no choice but to appeal the Draft Plan. Unfortunately, given that our client has already appealed its site-specific official plan amendment application to the Local Planning Appeal Tribunal, any consideration of the appropriate policies for the Properties will now have to be resolved through this appeal and not through the Draft Plan.

**Goodmans<sup>LLP</sup>**

We look forward to any opportunity to work with staff, the Deputy Mayor Thompson, and the local community through the appeal process, and continued discussions regarding our client's site-specific application.

We would appreciate receiving notice of any decision made in respect of this matter.

Yours truly,

**Goodmans LLP**



David Bronskill

DB/

cc: Client

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