

City Council

Notice of Motion

MM30.10	ACTION			Ward: 8
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Request to Demolish Non-Residential Building at 911X Castlefield Avenue - by Councillor Mike Colle, seconded by Councillor James Pasternak

** Notice of this Motion has been given.*

** This Motion is subject to a re-opening of Item NY16.15. A two-thirds vote is required to re-open that Item. If re-opened, the previous Council decision remains in force unless Council decides otherwise.*

Recommendations

Councillor Mike Colle, seconded by Councillor James Pasternak, recommends that:

1. City Council amend its decision on Item NY16.15 by:

a. correcting the municipal address of “911X Castlefield Drive” to “911X Castlefield Avenue”;

b. deleting the following Part 1.c:

1.c. the owner registering the beautification agreement on title to the property and providing proof of registration to the City Solicitor;

and

c. adding the following new Part 3:

3. City Council approve the application to demolish the existing single-storey building at 911X Castlefield Avenue, and in doing so hold Hydro One and/or Infrastructure Ontario accountable to honor their commitment to do the other walkway and landscaping improvements set out in the letter (December 22, 2020) from Hydro One to Councillor Mike Colle.

so that City Council's decision will now read as follows:

1. City Council approve the application to demolish the single-storey building at 911X Castlefield Avenue, with the following conditions:

- a. the owner agreeing to a beautification plan that is satisfactory to the Chief Planner and Executive Director, City Planning, or designate, and includes provision for the site to be backfilled with clean fill and installation of base landscaping;
 - b. the owner entering into a beautification agreement with the City that secures the beautification plan, in a form satisfactory to the City Solicitor;
 - c. that a construction fence be erected in advance of demolition and maintained until the site has been backfilled, in accordance with Chapter 363 of the Municipal Code, if deemed appropriate by the Chief Building Official and Executive Director, Toronto Building;
 - d. that all debris and rubble be removed immediately after the demolition; and
 - e. that the site be maintained in accordance with the beautification plan agreed upon and secured by agreement.
2. City Council request the Chief Building Official and Executive Director, Toronto Building to work with Hydro One on the feasibility of removing the railway tracks in front of 901 Roselawn Avenue.
3. City Council approve the application to demolish the existing single-storey building at 911X Castlefield Avenue, and in doing so hold Hydro One and/or Infrastructure Ontario accountable to honor their commitment to do the other walkway and landscaping improvements set out in the letter (December 22, 2020) from Hydro One to Councillor Mike Colle.

Summary

At its meeting held on July 28 and 29, 2020, City Council adopted Item NY16.15 without amendment. Part 1.c. of Council's decision requires the owner to register the beautification agreement on title to the property and to provide proof of registration to the City Solicitor. Since the owner has already submitted their beautification plan to the satisfaction of the City Solicitor, this condition is no longer necessary to achieve the requirements in the beautification agreement and can be deleted.

Hydro One and/or Infrastructure Ontario commits to do other walkway and landscaping improvements as set out in the letter (December 22, 2020) from Hydro One to Councillor Mike Colle. In order to ensure Hydro One and/or Infrastructure Ontario is held accountable to honour their commitment, City Council is requested to add a recommendation to that effect.

A technical amendment is also required in order to correct the municipal address to read "911X Castlefield Avenue", instead of "911X Castfield Drive".

City Planning staff have reviewed the requested changes and have no objections.

REQUIRES RE-OPENING:

Item 2020.NY16.15 (July 28 and 29, 2020 City Council meeting) as it relates to deleting a condition adopted by City Council which is not required to fulfill the beautification plan, and adding a new recommendation to ensure the owner is held accountable for additional improvements committed to.

Background Information (City Council)

Member Motion MM30.10

(December 22, 2020) Letter from the Vice-President, Stakeholders Relations, Hydro One Networks Inc.

(<http://www.toronto.ca/legdocs/mmis/2021/mm/bgrd/backgroundfile-164709.pdf>)