



**THE ANNEX  
RESIDENTS'  
ASSOCIATION**

PO Box 19057, RPO Walmer  
Toronto, ON M5S 3C9  
[www.theara.org](http://www.theara.org)

June 23, 2022

Chair and Members of Toronto and East York Community Council  
C/O Ellen Devlin  
Toronto City Hall  
100 Queen St. W.  
Toronto, ON M5H 2N2  
Via email: [teycc@toronto.ca](mailto:teycc@toronto.ca)

Dear Chair and Members of the TEYCC,

Re: Agenda item 34.38 110-116 Avenue Road - Zoning Amendment Application - Final Report  
(Ward 11 - Statutory: Planning Act, RSO 1990)

The subject site is on the northwest corner of Tranby Avenue and Avenue Road. It includes the Soto Soto lands and occupies about half the block. Tranby Avenue is the southern boundary of the site. An undersized public lane connects the site to Bernard Avenue, which is the north boundary of the block.

The Annex Residents' Association (ARA) has worked extensively with the applicant, City Staff and the residents of Tranby and Bernard avenues regarding this application. The ARA is satisfied with the building envelope being proposed.

The issue of vehicle movement into and out of the site is of great concern to the ARA and particularly to the residents of Tranby and Bernard avenues. It is not addressed in this application and has been deferred to the site plan application.

Tranby and Bernard avenues are narrow side streets in the East Annex Heritage Conservation District. Both are one way eastbound to discourage vehicle infiltration from Avenue Road. They are poorly serviced in winter resulting in further narrowing of the travelled portions.

The ARA will continue to work with the applicant, City Staff and residents of Tranby and Bernard avenues during the site plan process to find an acceptable resolution to the vehicle movement issue.

Yours sincerely,

*Henry Wiercinski*

Henry Wiercinski, Vice Chair  
Annex Residents' Association  
23 Chicora Av  
Toronto, ON M5R 1T7  
hwiercinski@icloud.com