

City Council**Motion without Notice**

MM19.41	ACTION			Ward: 12
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Re-opening and Amending Item 2023.TE6.16 - 170 Roehampton Avenue - Zoning By-law Amendment and Rental Housing Demolition Applications - Decision Report - Approval to Move Forward With Rental Housing at 170 Roehampton Avenue - by Councillor Josh Matlow, seconded by Councillor Alejandra Bravo

** This Motion has been deemed urgent by the Chair.
* This Motion is not subject to a vote to waive referral.
* This Motion is subject to a re-opening of Item 2023.TE6.16. 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 Josh Matlow, seconded by Councillor Alejandra Bravo, recommends that:

1. City Council amend its previous decision on item 2023.TE6.16, headed "170 Roehampton Avenue - Zoning By-law Amendment and Rental Housing Demolition Applications - Decision Report - Approval" by deleting Parts 5.c. and 5.d.:

5. City Council authorize the Chief Planner and Executive Director, City Planning to issue Preliminary Approval of the Rental Housing Demolition Permit under Chapter 667 of the Toronto Municipal Code pursuant to Section 111 of the City of Toronto Act, 2006, for the demolition of 15 rental dwelling units at 170 Roehampton Avenue after all the following have occurred:

Parts to be deleted:

c. the issuance of the Notice of Approval Conditions for site plan approval by the Chief Planner and Executive Director, City Planning or their designate pursuant to Section 114 of the City of Toronto Act, 2006; and

d. the issuance of excavation and shoring permits (conditional or full permits) for the approved development on the site;

2. City Council authorize the City Solicitor to amend the registered Section 111 Agreement as necessary to implement the change in requirements for issuance of Preliminary Approval of the Rental Housing Demolition Permit.

Summary

At its meeting of July 19 and 20, 2023, Toronto City Council adopted Item 2023.TE6.16 approving a Rental Housing Demolition Application to demolish 15 rental dwelling units located at 170 Roehampton Avenue, which included conditions that must be met prior to issuance of the rental housing demolition permit and residential demolition permit. These pre-conditions included a requirement for the issuance of the Notice of Approval Conditions for site plan approval and permits for excavation and shoring for the approved development on the site.

Due to timing of the proposed development, the applicant would like to demolish the 15 rental dwelling units located at 170 Roehampton before the issuance of Notice of Approval Conditions for site plan and excavation and shoring permits for the approved development. The tenants of 170 Roehampton have moved out and received tenant assistance and compensation, and the rental units are currently vacant. The applicant has also indicated that they intend to move forward with this project as a rental housing project.

This motion is urgent as it will enable the earlier demolition of 170 Roehampton to allow more expedited timeline for the project, which will assist the applicant in converting the project from a condominium to much needed rental housing.

Background Information (City Council)

Member Motion MM19.41