

July 22, 2025

BY E-MAIL

Sylvia Przedziecki
Toronto City Hall
100 Queen Street West
Toronto, ON M5H 2N2
Email: councilmeeting@toronto.ca

Dear Mayor Chow and Members of Toronto City Council:

**Re: Items 2025.CC32.12 and 2025.CC.32.18
Ontario Land Tribunal Hearing - Request for Directions
Ookwemin Minising and 65 Ookwemin Street (Formerly 309 Cherry Street)**

Aird & Berlis LLP represents 2034055 Ontario Limited and 1337194 Ontario Inc. (collectively, our “Client”), the owners of 65 Ookwemin Street (formerly 309 Cherry Street, hereafter referred to as the “Site”) within Ookwemin Minising (formerly Villiers Island). Our Client has actively participated in various planning processes for the Site, including appeals to the Ontario Land Tribunal (“OLT”) concerning the Central Waterfront and site-specific implementing Zoning By-law Amendments for the Site. These appeals have now been largely resolved through mediation and direct discussions with City staff. With respect to the Site, only site-specific implementation matters remain.

Our Client had previously reached a settlement with the City to resolve its remaining site-specific matters. To implement this resolution, a settlement motion was presented to the OLT in December 2024. The City also adopted additional policy modifications, through OPA 409, to facilitate the implementation of our Client’s site-specific settlement.

As City Council is aware, PortsToronto appealed OPA 409. In its appeal, PortsToronto raised concerns related to existing operations at Billy Bishop Airport. Our Client, as a Party to the PortsToronto appeal, has engaged in direct discussions with the City and with PortsToronto to address these issues by revising elements of the site-specific settlement. The outcome of these discussions is now before City Council via the in-camera Agenda Items noted above.

Our Client remains committed to resolving with the City all outstanding matters to enable appropriate future development of the Site. While our Client has previously provided multiple letters to City Council, including on a *without prejudice* basis in support of settlement, and on the public record respecting Ookwemin Minising and OPA 409, we write further at this time to continue

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to voice our interest in the appropriate resolution of the Ookwemin Mining-related appeals, including our Client's Zoning By-law appeals as well as the PortsToronto appeal of OPA 409.

We note that the above-noted Agenda Items will proceed in-camera. Regardless, should any member of City Council have questions in respect of our Client, its appeals or the Site, please do not hesitate to contact the undersigned

Yours truly,

AIRD & BERLIS LLP



Sidonia J. Tomasella
SJT/JCMF

cc: Patrick Harrington, Aird & Berlis LLP
Client
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