

Assumption of Services, Registered Plan 66M-2520, 2925 Keele Street (Stanley Greene Block G) Subdivision

Date: November 5, 2025
To: North York Community Council
From: Acting Director, Engineering Review, Development Review
Wards: 6 - York Centre

SUMMARY

This report recommends City assumption of the municipal services installed under the terms of the Subdivision Agreement, dated July 31, 2018, between Stafford/Goldman Downsview Ltd. and the City of Toronto relating to the registered Plan of Subdivision 66M-2520.

RECOMMENDATIONS

The Acting Director, Engineering Review, Development Review recommends that:

1. City Council assume the municipal services relating to Plan of Subdivision 66M-2520.
2. City Council authorize the Director, Engineering Review, Development Review to release the performance guarantee held with respect to the municipal services in accordance with the Subdivision Agreement, dated July 31, 2018, between Stafford/Goldman Downsview Ltd. and the City of Toronto.
3. City Council authorize and direct the City Solicitor to prepare an assumption By-law to assume the public highway within Plan of Subdivision 66M-2520 and to bring it forward for enactment.
4. City Council authorize the appropriate City Officials to take the necessary action to give effect to City Council's decision.
5. City Council authorize the appropriate City Officials to transfer ownership of the street lighting system constructed within Plan of Subdivision 66M-2520 to Toronto Hydro Energy Services Inc.

FINANCIAL IMPACT

The Recommendations have no financial impact beyond what has already been approved in the current year's budget.

DECISION HISTORY

Stafford/Goldman Downsview Ltd. entered into a Subdivision Agreement, July 31, 2018, with the City of Toronto. The performance guarantee for this development was submitted as required. The Plan of Subdivision was registered as 66M-2520.

COMMENTS

The subject public roads proposed to be assumed are shown on Attachment 1 to this report (extract of Plan 66R-2520) and are comprised of four (4) public streets: extension of William Duncan Road to John Perkins Bull Drive, Maria Iacampo Gardens from Frederick Tisdale Drive to William Duncan Road, Franco Basile Grove from Frederick Tisdale Drive to William Duncan Road and John Perkins Bull Drive that extends from Frederick Tisdale Drive and terminates in a cul-de-sac.

All obligations of the Subdivision Agreement have been completed, and all relevant City Divisions have provided written clearance. It is now appropriate for the City to assume the municipal services relating to the Plan of Subdivision and to authorize full release of the performance guarantee submitted pursuant to the Subdivision Agreement. It is also appropriate for City Council to authorize preparation and subsequent enactment of assumption by-law for the public highways dedicated on the Plan of Subdivision.

CONTACT

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SIGNATURE

Nhat-Anh Nguyen, P.Eng., Director (Acting), Engineering Review, Development Review

ATTACHMENTS

Attachment No.1 - Map of Plan of Subdivision 66M-2520.

