



BLOOR ANNEX BIA • P.O. BOX 414, STATION P, TORONTO, ON M5S 2S9

September 15, 2025

Toronto and East York Community Council
Toronto City Hall, 2nd Floor
100 Queen Street
Toronto, Ontario
M5H 2N2
Canada

RE: Planning Application Number 22 216345 STE 11 OZ / 425 Bloor St. W.

Dear Toronto and East York Community Council,

The Bloor Annex BIA (BIA) is pleased to support 425 Bloor West GP Inc's application to amend the Zoning By-law Application Number 22 216345 STE 11 OZ for a number of reasons:

- The Metro grocery store it displaces will move across the street beneath another development. We are pleased that there is no loss of this important amenity.
- It is a densification of a main street (Bloor Street) in close proximity to a transit hub.
- Community Benefits funds that will flow from this project will increase the public realm by extending the footprint of the BIA's Robert Street parkette to the south and to the west on the eastern flankage of Trinity St. Paul's Church where the BIA currently operates the city's only year-round CafeTO parkette
- This greening initiative will feature more trees, pollinator planting, and public seating
- The developer's general contractor will facilitate the BIA's parkette expansion which will form part of the 425 Project site plan application.
- The existing encroachment agreement which allow the BIA to build, occupy, and maintain the rights-of-way will be amended with the city to permit the expansion.

Please find included with this letter a copy of the landscape plan and an artist rendering of the expansion of the Robert Street public spaces for review.

The Bloor Annex BIA is dedicated to fostering a welcoming atmosphere with accessible public spaces for all. One of our core missions is to beautify the neighbourhood with enhanced parkettes, dynamic murals, and curated activations.

We strongly believe that this application not only fits within this mandate - but also facilitates it. Further, we are pleased by the applicants dedication to community building and look forward to our continued partnership.

Sincerely,

Brian Burchell
General Manager
Bloor Annex BIA

CC: Councillor Dianne Saxe via email Councillor_Saxe@toronto.ca



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DRAWING TITLE: Bloor Annex BIA Robert St Intersection Looking South

SCALE: N.T.S. DATE: 2023-11-21

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