

MOTION WITHOUT NOTICE

Investing in Birch Cliff Village with a Review of Streetscape Enhancements

Moved by: Councillor

Kandavel

Seconded by: Councillor

Myers

SUMMARY:

Birch Cliff Village, one of the earliest established villages in Scarborough, has a longstanding legacy of community identity and local entrepreneurship. Kingston Road, between Warden Avenue and Birchmount Road, continues to function as the central spine of the area, characterized by a mix of historic buildings, established institutions, and independent businesses. This corridor remains a vital destination for residents and visitors alike, supported by a diverse commercial base and ongoing development that signals continued growth and evolution.

While existing gateway features at either end of Birch Cliff Village provide a sense of arrival, there is a clear opportunity to further strengthen placemaking elements that highlight the area's distinct character. Enhancing the public realm through coordinated streetscape improvements can better showcase the cultural and economic vibrancy of the corridor, reinforce a cohesive identity, and create a more inviting and recognizable destination within the broader city context.

Recent infrastructure and roadwork have placed temporary strain on local businesses and community activity. Strategic investment in streetscape enhancements represents a critical next step in supporting recovery and long-term resilience. Improvements such as upgraded streetscaping, landscaping, and/or wayfinding can elevate the overall visitor experience, increase foot traffic, and encourage longer dwell times. These enhancements not only benefit existing businesses but also position Birch Cliff Village to attract new investment, foster economic vitality, and sustain its role as a dynamic and welcoming main street for the community.

Reason for Urgency

This item is considered urgent given the current opportunity to review existing and future planned work by Transportation Services in the Birch Cliff Village area, together with the recent impacts on local businesses as a result of roadwork.

RECOMMENDATIONS:

1. City Council increase the 2026-2035 Capital Budget and Plan for Transportation Services by \$30,000 gross and \$0 net, fully funded by Section 37 (Planning Act Reserve Fund) community benefits at 1478-1496 Kingston Road (Source Account: XR3026-3701343), secured for streetscape improvements not abutting the site and in compliance with the

Streetscape Manual, for the purpose of implementing local streetscape, gateway, and placemaking improvements, such as signage, planters, pavement treatments, and/or other public realm enhancements along Kingston Road between Birchcliff Avenue and Birchmount Road and between Warden Avenue and Manderley Drive (Cost Centre : CTP426-03).

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