



Decision Letter

Toronto Preservation Board

Meeting No.: 45

Contact: Tanya Spinello, Committee Administrator

Meeting Date: Monday, June 8, 2026

Phone: 416-397-4592

Start Time: 9:30 AM

E-mail: hertpb@toronto.ca

Location: Committee Room 1, City Hall/Video Conference

Chair: Julia Rady

PB45.8 - 162 Douglas Drive - Application to Demolish a Structure and Erect a New Structure in the North Rosedale Heritage Conservation District

Decision Type: ACTION

Status: Adopted

Ward: 11 - University - Rosedale

Board Decision

The Toronto Preservation Board recommends that:

1. City Council approve the application to demolish the existing detached garage and construct a new 1.5-storey garden suite at 162 Douglas Drive, a property within the North Rosedale Heritage Conservation District, in accordance with Section 42 of the Ontario Heritage Act, subject to the following:

a. City Council approve the replacement structure for 162 Douglas Drive as shown in the plans and drawings submitted by the applicant and prepared by House Lab Inc, dated May 2026, and on file with the Senior Manager, Heritage Planning, and that the new structure be constructed substantially in accordance with the submitted plans.

Decision Advice and Other Information

Amir Nissan, Planner, Heritage Planning, Urban Design, City Planning gave a presentation on 162 Douglas Drive - Application to Demolish a Structure and Erect a New Structure in the North Rosedale Heritage Conservation District.

Origin

(May 15, 2026) Report from the Senior Manager, Heritage Planning, Urban Design, City Planning

Summary

At its meeting on June 8, 2026 the Toronto Preservation Board considered Item [PB45.8](#) and made recommendations to City Council.

Summary from the report (May 15, 2026) from the Senior Manager, Heritage Planning, Urban Design, City Planning:

This report recommends that City Council approve the application to demolish an existing detached garage and construct a new 1.5-storey garden suite at the rear of the property known as 162 Douglas Drive under Section 42 of the Ontario Heritage Act.

The subject site is a "C-rated" property located in the North Rosedale Heritage Conservation District (HCD).

Heritage Planning staff are of the opinion that the proposal complies with the North Rosedale Heritage Conservation District Plan. As such, it is recommended that the application be approved.

Background Information

(May 15, 2026) Report and Attachments 1 to 3 from the Senior Manager, Heritage Planning, Urban Design, City Planning on 162 Douglas Drive - Application to Demolish a Structure and Erect a New Structure in the North Rosedale Heritage Conservation District (<https://www.toronto.ca/legdocs/mmis/2026/pb/bgrd/backgroundfile-287259.pdf>)
Staff Presentation on 162 Douglas Drive - Application to Demolish a Structure and Erect a New Structure in the North Rosedale Heritage Conservation District (<https://www.toronto.ca/legdocs/mmis/2026/pb/bgrd/backgroundfile-287801.pdf>)

Communications

(June 8, 2026) E-mail from Nicole Corrado (PB.New)