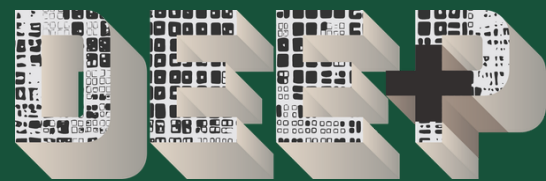

143, 147 MAIN STREET

Community Council Summary

May 28, 2026

BÁTORY
Planning + Management



ERA

CROZIER
CONSULTING ENGINEERS



PROJECT OBJECTIVES

INTENSIFY A MAJOR TRANSIT STATION AREA



The project implements the recently enacted PMTSA policies which encourage the density near transit stations.

A MIXED USE MAIN STREET BUILDING



The proposed development provides new rental housing and commercial space at the ground level, reflecting the mixed use character of the intersection.

RENTAL REPLACEMENT



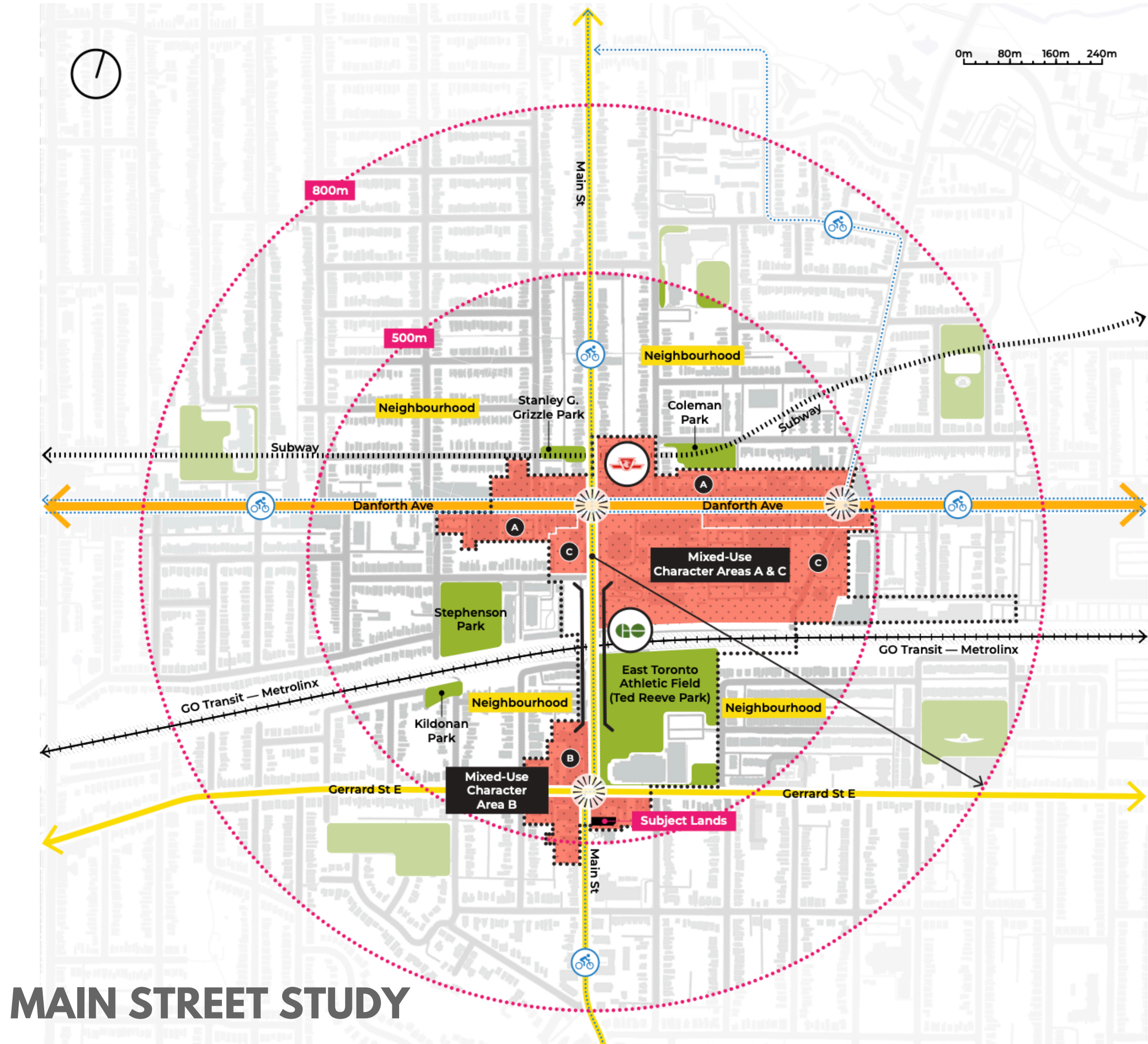
The project proposes replacement of the existing 7 rental units on the site in accordance with City of Toronto requirements



MAIN STREET

GERRARD STREET EAST

SUBJECT SITE



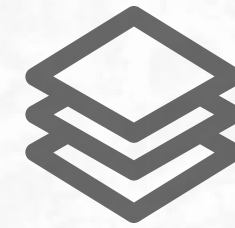
0m 80m 160m 240m

Legend

- TTC Main St Station
- Danforth GO Station
- Major Intersection
- Existing Cycling Network
- Park / Open Space within 500m Radius
- Park / Open Space within 800m Radius
- Avenue
- Major Street
- SASP #577: Planning Study Boundary
- OPA #478: Mixed-Use Character Area

MAIN STREET STUDY

PROJECT OVERVIEW



10 Storeys



56 Apartment Units

*Incl. 7 replacement units
(38% two/three-bed units)*



98 sqm of commercial space

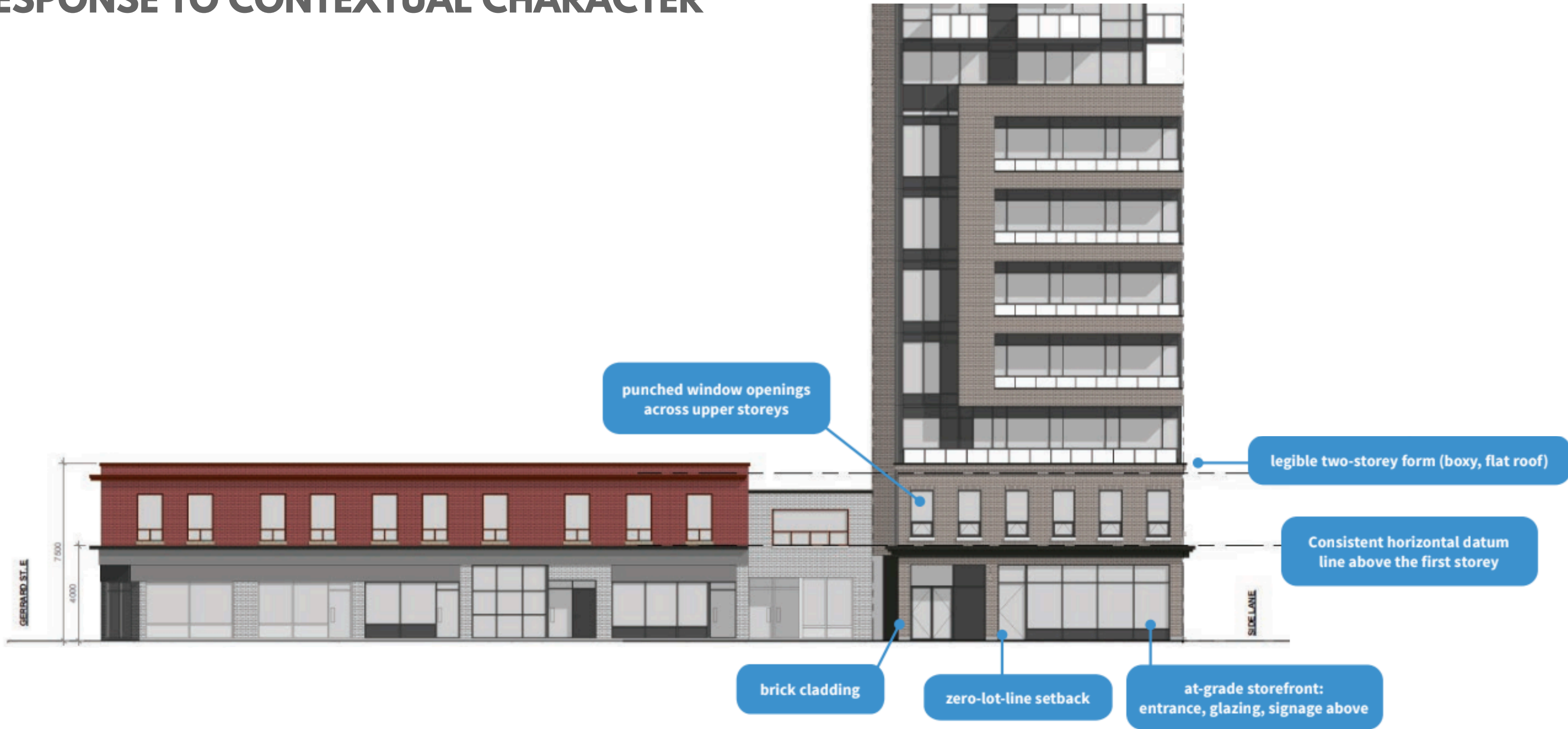


4 Car Spaces / 65 Bike Spaces



**228 sqm of indoor /
outdoor amenity space**

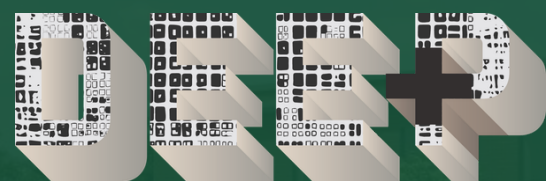
RESPONSE TO CONTEXTUAL CHARACTER





RESPONSE TO STREETScape CONTEXT

THANK YOU



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