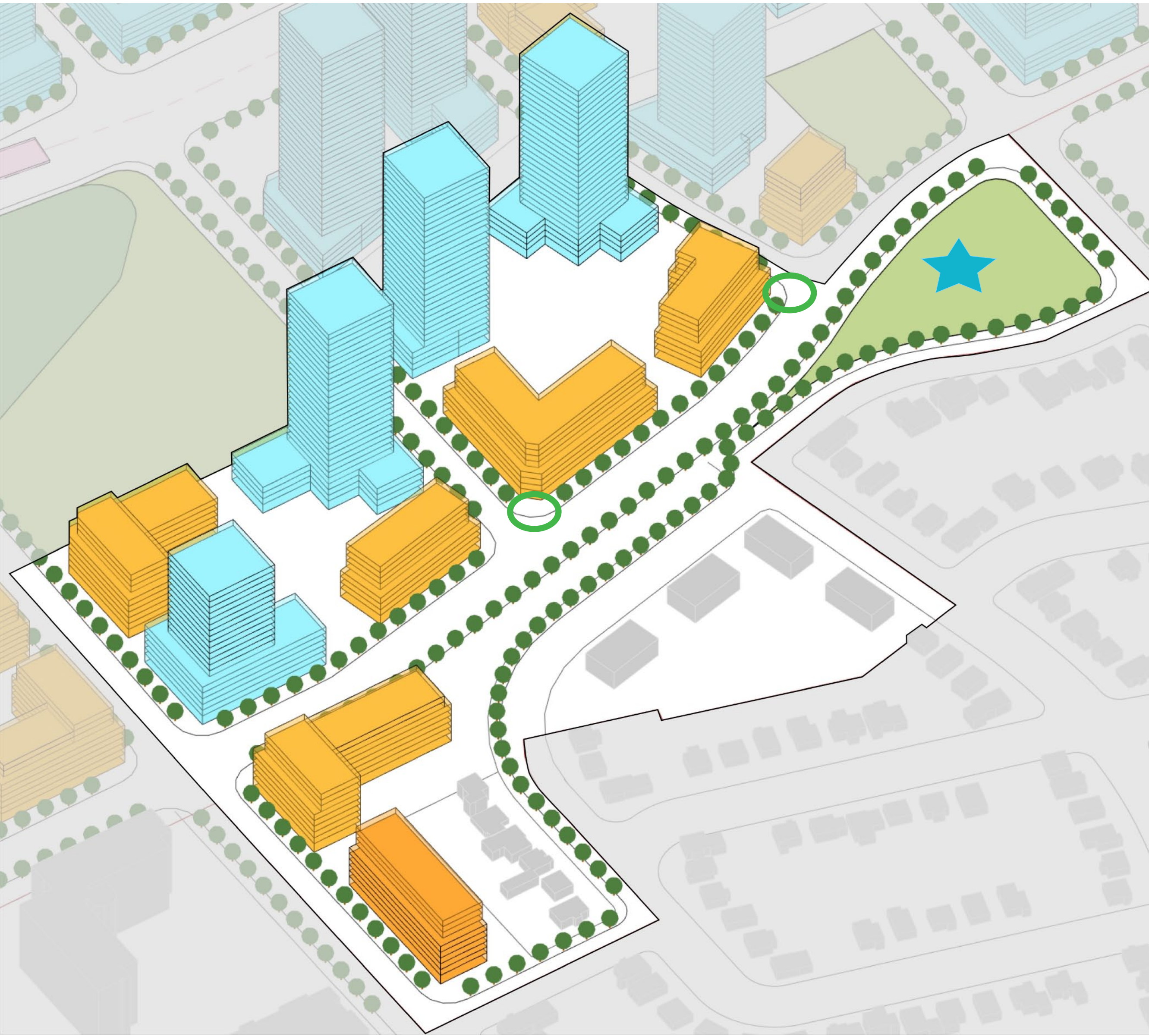


CHARACTER AREA 3:  
O’CONNOR RESIDENTIAL TRANSITION AREA



A MOSTLY RESIDENTIAL AREA BETWEEN THE COMMERCIAL GATEWAY AND THE EXISTING NEIGHBOURHOOD

- South Park and linear green space with public art opportunities, shared by new and existing residents
- Enhanced streetscape, POPS, and public art opportunities along the north-south streets
- 20-30 storey tall buildings with 4 storey base providing transition between Commercial Gateway and existing low-rise residential Neighbourhood
- 45 degree angular plane from existing low-rise residential Neighbourhood



CHARACTER AREA 4:  
MIXED USE TRANSIT NODES



CENTRES OF ACTIVITY ANCHORED BY LRT STOPS

- Eglinton Ave. E. as a “Great Street” and a people place with potential widening to accommodate enhanced streetscape
- Parks of varied sizes and characters providing open space breaks along Eglinton Ave. E., Golden Mile Blvd., and other streets
- POPS at LRT stops; public art opportunities at LRT stops and in Parks
- Retail / commercial at grade along Eglinton Ave. E. frontage, potentially at other key locations along Golden Mile Blvd., some side streets and park edges
- 20-30 storey tall buildings with 6 storey base buildings along major arterials, with greatest heights at LRT stops
- 6-11 storey mid-rise buildings at 1:1 ratio with street ROWs along Eglinton Ave. E., Golden Mile Blvd., and Parks





CHARACTER AREA 5:  
ASHTONBEE RESIDENTIAL TRANSITION AREA

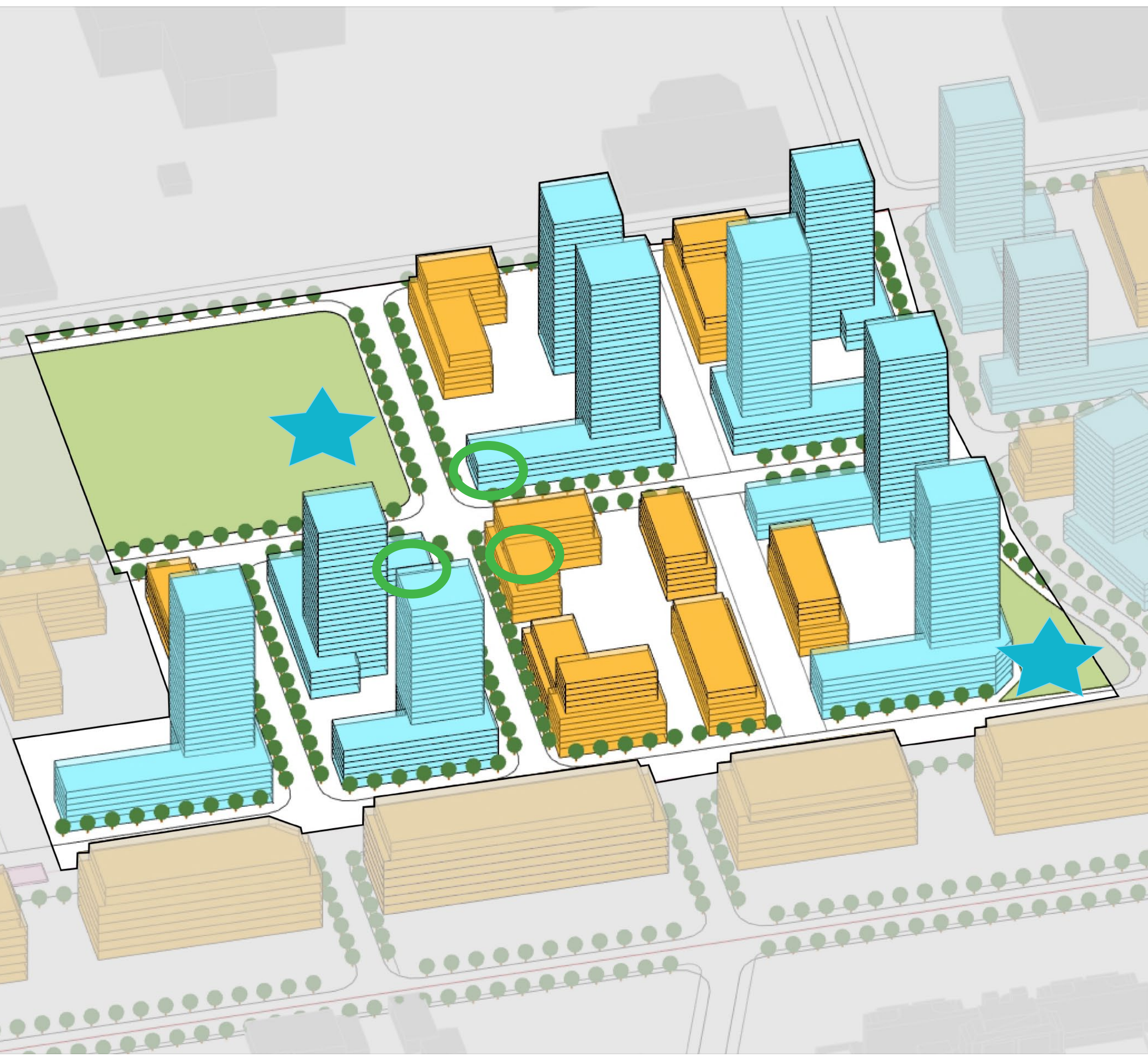


RESIDENTIAL AREAS WITH LARGER PARKS ALONG EXISTING EMPLOYMENT AREAS & OPEN SPACES

- Anchored by Central Park and East Park
- 20-25 storey tall buildings with 4 storey base buildings
- 6-8 storey mid-rise buildings at 1:1 ratio with street ROWs along Golden Mile Blvd., Ashtonbee Rd., other streets and Parks

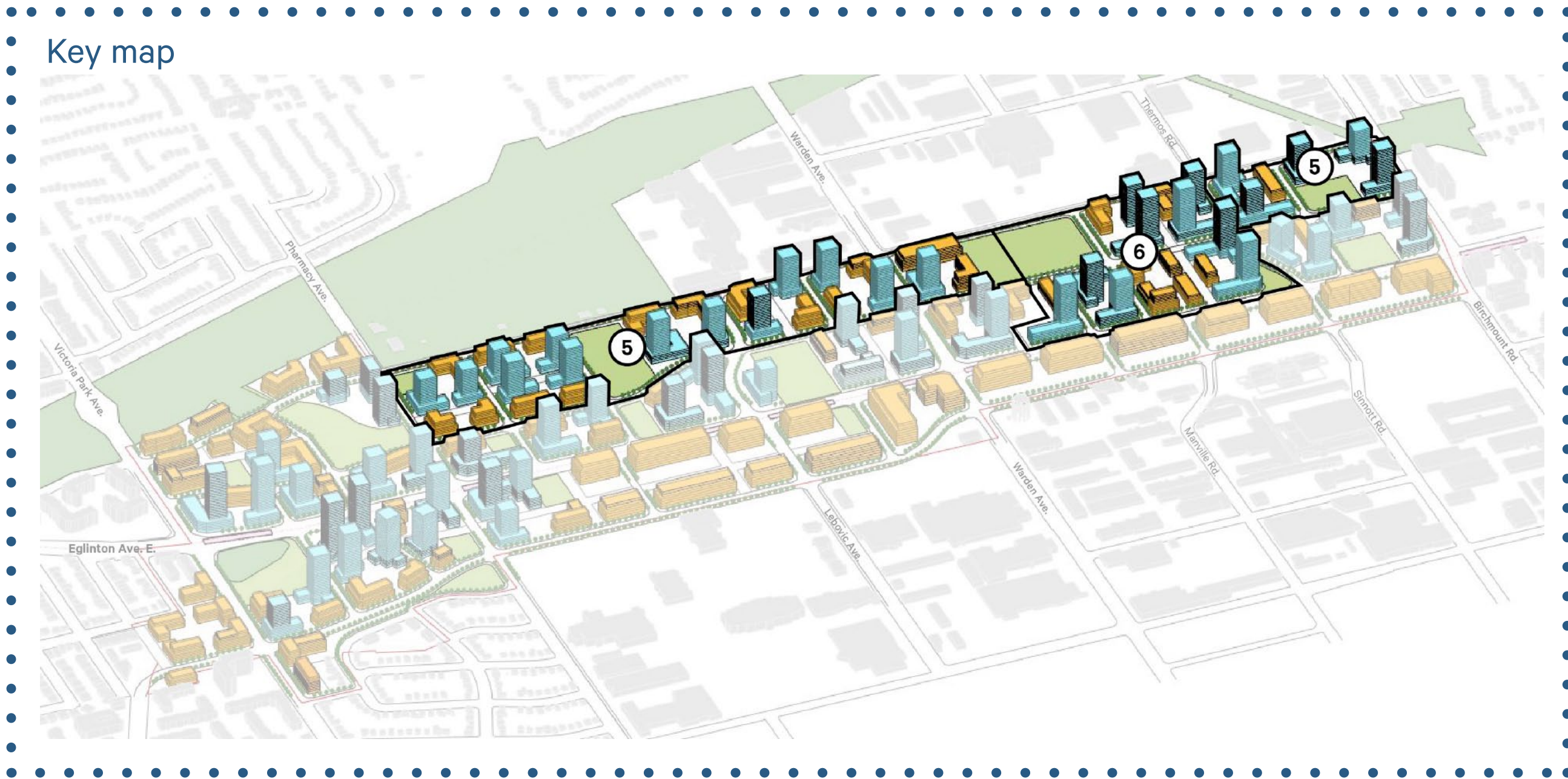


CHARACTER AREA 6:  
EAST PARK MID-RISE AND TALL BUILDING COMMUNITY



A COMMUNITY WITH AN ENHANCED MID-RISE  
CHARACTER BETWEEN WARDEN AVE AND THERMOS RD.

- Anchored by East Park and Eglinton Ave. E., with public art opportunities
- Greater setbacks with enhanced streetscape along north-south streets connecting Eglinton Ave. E. and East Park
- A full mid-rise block along Eglinton Ave. E.
- Primarily mid-rise buildings around East Park
- 6-8 storey mid-rise buildings at 1:1 ratio with street ROWs along Golden Mile Blvd., Ashtonbee Rd., other streets, and Parks
- 25-30 storey tall buildings with 6 storey base buildings along Eglinton Ave. E., and 3-4 storey base buildings at other locations



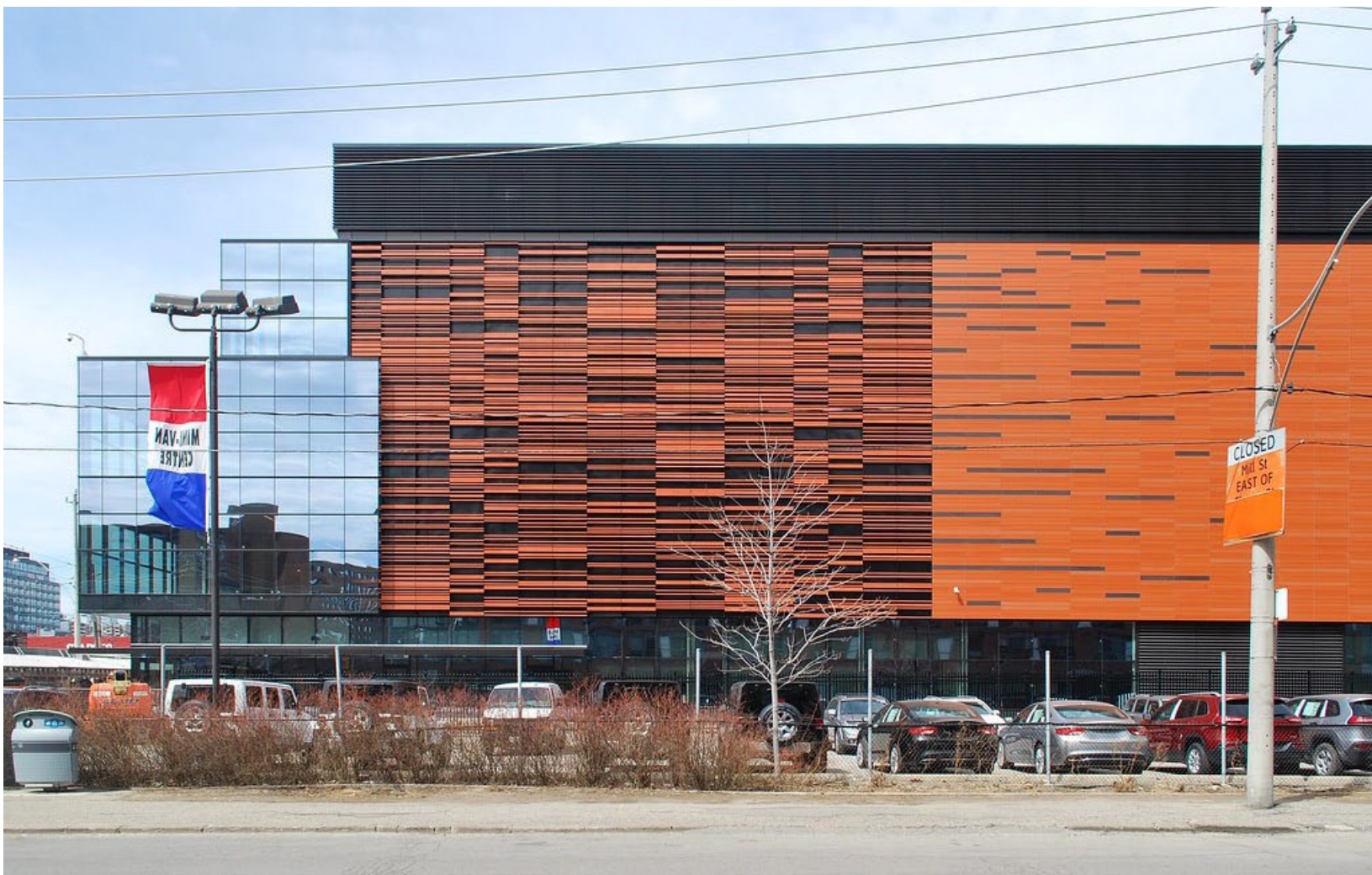


## CHARACTER AREA 7: EMPLOYMENT AREA

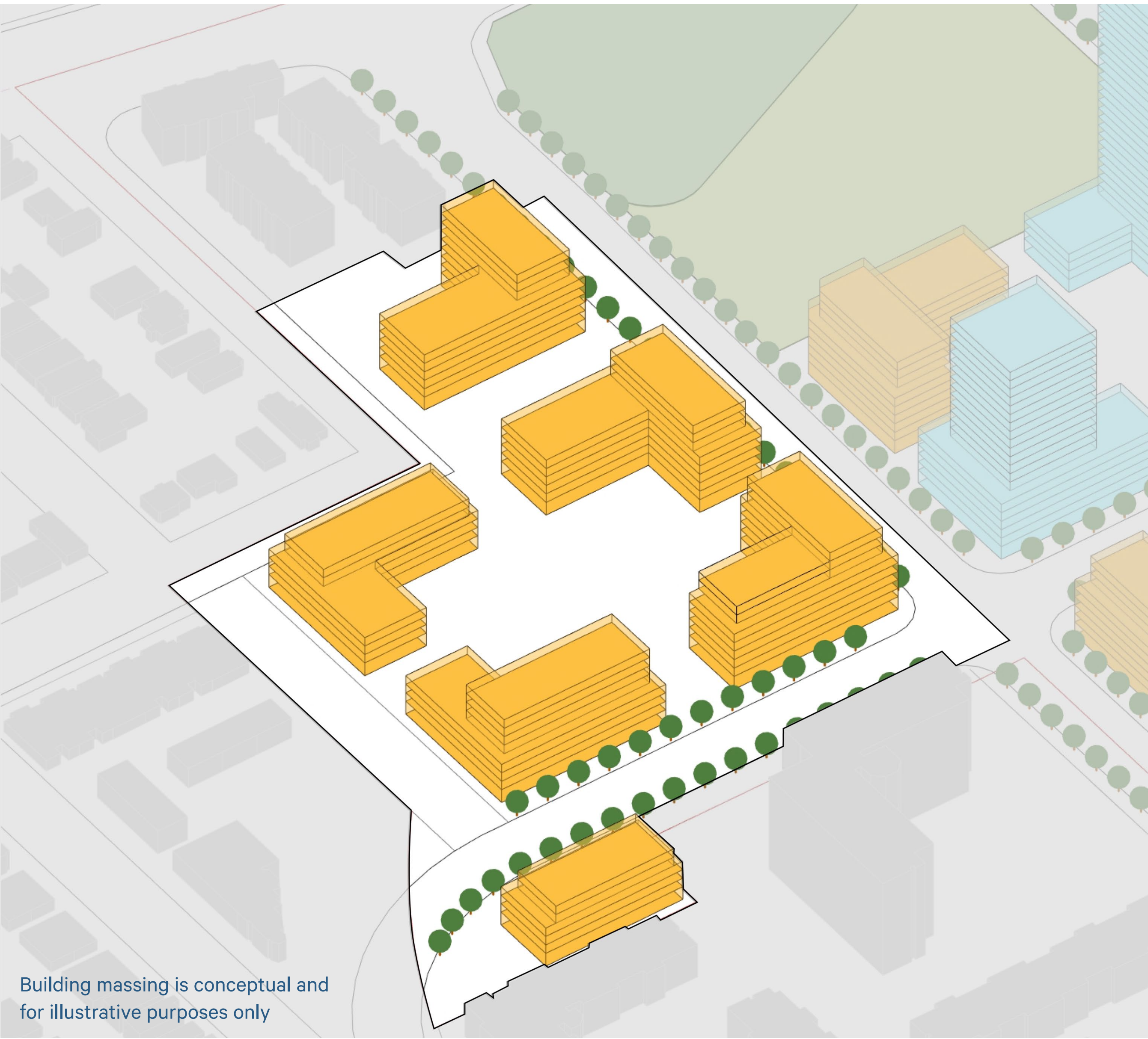


### MID-RISE EMPLOYMENT BUILDINGS WITH COMMERCIAL AT GRADE

- Higher density employment uses in close proximity to higher order transit on Eglinton Ave. E. with enhanced on site landscape and amenities in the interim
- 6-8 storey mid-rise buildings at 1:1 ratio with street ROWs along Eglinton Ave. E. and O'Connor Dr. extension



## CHARACTER AREA 8: VICTORIA PARK AVE. / O'CONNOR DR. INTERSECTION (SASP 400)



### A MID-RISE COMMUNITY INTEGRATED WITH EXISTING SURROUNDINGS

- Reconfigured O'Connor Dr. as a tree lined street framed by existing and new mid-rise buildings
- Mid-rise buildings that do not exceed the 1:1 height/ROW ratio with adjacent streets
- New development will be in accordance with SASP 400 and the O'Connor Dr. Urban Design Guidelines as adopted by Council
- Development on O'Connor Dr. will provide active at grade uses in support of dynamic, interesting and safe street life

