

THE CITY OF TORONTO

City Clerk's Office

Minutes of the Midtown Community Council

Meeting No. 1

Tuesday, January 21, 2003

The Midtown Community Council met on Tuesday, January 21, 2003 in Committee Room 3, North York Civic Centre, Toronto, commencing at 9:34 a.m.

Members Present:

Councillor Joanne Flint, Chair
Councillor Joe Mihevc, Vice-Chair
Councillor Denzil Minnan-Wong
Councillor Jane Pitfield
Councillor Michael Walker

Regrets:

Councillor Anne Johnston

Member's Absence:

The Midtown Community Council noted that Councillor Johnston was absent due to illness.

Confirmation of Minutes.

On motion by Councillor Walker, the Minutes of the meeting of the Midtown Community Council held on November 12, 2002, were confirmed.

**1.1 Request for an Exemption from Chapter 313 of the Former City of Toronto Municipal Code to Permit Commercial Boulevard Parking on the Montgomery Avenue Flank of 2398 Yonge Street.
(Eglinton-Lawrence – Ward 16)**

The Midtown Community Council had before it a report (December 30, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 313, Streets and Sidewalks, of the former City of Toronto Municipal Code, to permit commercial boulevard parking on the Montgomery Avenue flank of 2398 Yonge Street, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the application for commercial boulevard parking on the Montgomery Avenue flank of 2398 Yonge Street.

Dr. Sue Corlett, on behalf of the Anne Johnston Health Station appeared before the Midtown Community Council in connection with the foregoing matter.

On motion by Councillor Walker, the Midtown Community Council recommended that Council approve the application for commercial boulevard parking for three parking spaces positioned parallel to the roadway on the Montgomery Avenue flank of 2398 Yonge Street, as shown on Appendix 'A', notwithstanding that the required 0.91 m setback from the back of the City sidewalk would not be provided, subject to:

- (a) the two parking spaces east of the entrance not exceeding 2.29 m by 5.5 m in dimensions and the one parking space west of the entrance not exceeding 2.59 m by 5.5 m in dimension;
- (b) the City sidewalk not being encumbered at any time and pedestrian traffic on the sidewalk being maintained at all times; and
- (c) the applicant paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 313, Streets and Sidewalks, of the former City of Toronto Municipal Code.

(Clause No. 1, Report No. 1)

1.2 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit Driveway Widening at 63 Cranbrooke Avenue. (Eglinton-Lawrence – Ward 16)

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit driveway widening at 63 Cranbrooke Avenue, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the application for driveway widening at 63 Cranbrooke Avenue.

Julie Brady appeared before the Midtown Community Council in connection with the foregoing matter.

On motion by Councillor Walker, the Midtown Community Council recommended that Council approve the application for driveway widening at 63 Cranbrooke Avenue, as shown on Appendix 'A', notwithstanding there is rear lane access to this property, subject to:

- (a) the parking area not exceeding 2.6 m by 5.69 m in dimension;
- (b) the parking area being paved with semi-permeable paving materials, such as ecostone pavers or approved equivalent permeable paving treatment acceptable to the Commissioner of Works and Emergency Services;
- (c) the applicant providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the satisfaction of the Commissioner of Works and Emergency Services; and
- (d) the applicant paying all applicable fees and complying with all other criteria set out in

Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

(Clause No. 2, Report No. 1)

1.3 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit Driveway Widening at 71 Cranbrooke Avenue. (Eglinton-Lawrence – Ward 16)

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit driveway widening at 71 Cranbrooke Avenue, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the application for driveway widening 71 Cranbrooke Avenue.

The Midtown Community Council also had before it a communication (January 17, 2003) from Cathy Kassenaar.

John Kassenaar appeared before the Midtown Community Council in connection with the foregoing matter.

On motion by Councillor Walker, the Midtown Community Council recommended that Council approve the application for driveway widening at 71 Cranbrooke Avenue, as shown on Appendix 'A', notwithstanding there is rear lane access to this property, subject to:

- (a) the parking area being paved with semi-permeable paving materials, such as ecostone pavers or approved equivalent permeable paving treatment acceptable to the Commissioner of Works and Emergency Services;
- (b) the applicant providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the

satisfaction of the Commissioner of Works and Emergency Services; and

- (c) the applicant paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

(Clause No. 3, Report No. 1)

1.4 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit Driveway Widening for Two Vehicles at 64 Melrose Avenue. (Eglinton-Lawrence – Ward 16)

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, Reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit driveway widening for two vehicles at 64 Melrose Avenue, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the application for driveway widening for two vehicles at 64 Melrose Avenue.

The Midtown Community Council also had before it the following communications:

- (i) (November 25, 2002) from Amalia Jimanez and Sam Cohen;
- (ii) (January 20, 2003) from John Harding; and
- (iii) (January 19, 2003) from Lauren Bates and John La Prairie.

The following persons appeared before the Midtown Community Council in connection with the foregoing matter:

- John Harding;
- John La Prairie;
- Amalia Jimenez; and
- Stephen Gillies.

On motion by Councillor Mihevc, the Midtown Community Council recommended that Council

approve the application for a second parking space at 64 Melrose Avenue, as shown on Appendix 'A', subject to:

- (a) the parking area for each space not exceeding 2.2 m by 5.9 m in dimension;
- (b) the applicants providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the satisfaction of the Commissioner of Works and Emergency Services;
- (c) the parking area being paved with semi-permeable paving materials, such as ecostone pavers or approved equivalent permeable paving treatment acceptable to the Commissioner of Works and Emergency Services;
- (d) there being no further curb cuts; and
- (e) the applicants paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

(Clause No. 4, Report No. 1)

1.5 Construction of a Decorative Wrought Iron Fence, Gates and Pillars - Fronting 301 Russell Hill Road. (St. Paul's – Ward 22)

The Midtown Community Council had before it a report (December 30, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request to construct a decorative wrought iron fence, gates and pillars within the public right of way fronting 301 Russell Hill Road; advising that the proposed height of fence and depth of footings do not meet the minimum requirements as set out in Chapter 313 of the former City of Toronto Municipal Code, Streets and Sidewalks; further advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council approve the construction and maintenance of the wrought iron fence, gates and pillars within the public right of way fronting 301 Russell

Hill Road, subject to the owner entering into an encroachment agreement with the City of Toronto as prescribed under Chapter 313 of the former City of Toronto Municipal Code.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 5, Report No. 1)

1.6 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit the Existing Paving to Remain in connection with Driveway Widening at 592 Hillsdale Avenue East. (St. Paul's – Ward 22)

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit the existing paving to remain in connection with driveway widening at 592 Hillsdale Avenue East, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the request to maintain the existing asphalt paving in connection with driveway widening at 592 Hillsdale Avenue East.

Adam Welch was present during discussion of this matter.

On motion by Councillor Walker, the Midtown Community Council recommended that Council approve the application for driveway widening at 592 Hillsdale Avenue East, as shown on Appendix 'A', notwithstanding the existing asphalt paving does not meet the City's paving specifications, subject to:

- (a) the parking area not exceeding 2.0 m by 4.9 m in dimension;
- (b) the applicant providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the satisfaction of the Commissioner of Works and Emergency Services; and

- (c) the applicant paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

(Clause No. 6, Report No. 1)

1.7 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit Driveway Widening at 396 Davisville Avenue. (St. Paul's – Ward 22)

The Midtown Community Council had before it a report (December 19, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit driveway widening at 396 Davisville Avenue, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the application for driveway widening at 396 Davisville Avenue.

Joseph Sergenese was present during discussion of this matter.

On motion by Councillor Walker, the Midtown Community Council recommended that Council approve the application to permit driveway widening at 396 Davisville Avenue, as shown on Appendix 'A', notwithstanding that the required landscaped space and the required setback from the building cannot be provided, subject to:

- (a) the parking pad not exceeding 2.6 m in width measured from the limit of the mutual driveway by 5.9 m in length;
- (b) the applicants altering the existing verandah to accommodate the parking pad;
- (c) the maximum length of the vehicle to be parked in the parking space, if constructed as per the applicant's proposal, not exceeding 4.45 m;

- (d) the applicants providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the satisfaction of the Commissioner of Works and Emergency Services;
- (e) the parking area being paved with semi-permeable paving materials, such as ecostone pavers or approved equivalent permeable paving treatment acceptable to the Commissioner of Works and Emergency Services; and
- (f) the applicants paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

(Clause No. 7, Report No. 1)

**1.8 Request for an Exemption from Chapter 248 of the Former City of Toronto Municipal Code to Permit the Existing Crushed Stone Surface to Remain in connection with Driveway Widening at 309 Keewatin Avenue.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request for an exemption from Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code, to permit the existing crushed stone surface to remain in connection with driveway widening at 309 Keewatin Avenue, which does not meet the requirements of the Code; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council deny the request to maintain the existing crushed stone surface in connection with driveway widening at 309 Keewatin Avenue.

Robert Worling was present during discussion of this matter.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended that Council approve the application for driveway widening at 309 Keewatin Avenue, as shown on Appendix 'A', notwithstanding the existing crushed stone surface does not meet the City's paving specifications, subject to:

- (a) the applicant providing the landscape features substantially in accordance with the plan as shown on Appendix 'C', to the satisfaction of the Commissioner of Works and Emergency Services;
- (b) the applicant maintaining the City sidewalk free and clear of any stone spillage over the sidewalk at all times;
- (c) the applicant indemnifying the City from and against all actions, suits, claims or demands and from all loss, costs, damages and expenses that may result from such permission granted; and
- (d) the applicant paying all applicable fees and complying with all other criteria set out in Municipal Code Chapter 248, Parking Licences, of the former City of Toronto Municipal Code.

Councillor Flint resumed the Chair.

(Clause No. 8, Report No. 1)

**1.9 Turn Restrictions: Avenue Road 35 metres
South of Roe Avenue.
(Eglinton Lawrence – Ward 16)**

The Midtown Community Council had before it a report (January 7, 2003) from the Director, Transportation Services, District 3, reporting on prohibiting access to the development (Site Plan TD SPC 2001 0035) located at 1865/1871 Avenue Road; advising that All costs associated with the implementation of the turn prohibitions, estimated at \$1,936.30, will be borne by Imperial Oil Limited; and recommending that:

- (1) southbound left turns be prohibited at anytime from Avenue Road to the driveway located 35 metres south of Roe Avenue;
- (2) northbound right turns be prohibited at anytime from Avenue Road to the driveway located 35 metres south of Roe Avenue;
- (3) westbound left turns be prohibited at anytime from the driveway located 35 metres south of Roe Avenue; and
- (4) the appropriate by-law(s) be amended accordingly.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 9, Report No. 1)

1.10 Shaw Street, between Dupont Street and Davenport Road – Technical Adjustment To Existing Speed Hump Installation. (St. Paul’s – Ward 21)

The Midtown Community Council had before it a report (November 27, 2002) from the Director, Transportation Services, District 1, responding to a request from Midtown Community Council regarding the installation of one or two additional speed hump(s) on Shaw Street, between Dupont Street and Wychcrest Avenue; advising that the installation of one additional speed hump on Shaw Street, between Dupont Street and Wychcrest Avenue can be accommodated within the Transportation Division’s 2003 Capital Budget request in connection with the planned resurfacing of Shaw Street, north of Dupont Street; and recommending that:

- (1) approval be given to amend Highway Alteration By-law No. 602-89, by adjusting the existing boundaries on Shaw Street, from Marchmount Road to Wychcrest Avenue, so as to be in effect on Shaw Street, between Dupont Street and Marchmount Road;
- (2) By-law No. 602-89 be further amended by deleting reference to Drawing No. 421F-5313, dated January 1999 and replacing it with Drawing No. 421F-6710, dated November, 2002; and
- (3) the appropriate City officials be authorized and directed to take whatever action is necessary to implement the foregoing, including the introduction in Council of any Bills that are required.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 10, Report No. 1)

**1.11 Davenport Road, South Side, from a Point
21.5 metres East of Rains Avenue to a Point
10 metres Further East – Rescindment of
“No Parking at Anytime” Prohibition.
(St. Paul’s – Ward 21)**

The Midtown Community Council had before it a report (January 2, 2003) from the Director, Transportation Services, District 3, reporting on rescinding a "No Parking at Anytime" prohibition in order to provide additional on-street parking spaces; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the existing “No parking at Anytime” prohibition on the south side of Davenport Road, from a point 21.5 metres east of Rains Avenue to a point 10 metres further east, be rescinded; and
- (2) the appropriate City officials be authorized and directed to take whatever action is necessary to implement the foregoing, including the introduction in Council of any Bills that are required.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 11, Report No. 1)

**1.12 Construction of a Glass and Metal Entrance
Marquee – “Central Park Lodges” Balliol Street
Flank of 400 – 410 Mount Pleasant Road.
(St. Paul’s – Ward 22)**

The Midtown Community Council had before it a report (December 30, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on a request to construct a glass and metal entrance marquee on the Balliol Street flank of 400-410 Mount Pleasant Road; advising that the glass and metal marquee will be replacing the existing fabric marquee; further advising that there are no financial

implications resulting from the adoption of this report; and recommending that City Council approve the construction of a glass and metal marquee within the public right of way on the Balliol Street flank of 400-410 Mount Pleasant Road, subject to the owner entering into an encroachment agreement as prescribed in Chapter 313 of the former City of Toronto Municipal Code, agreeing to:

- (a) indemnify the City from and against all actions, suite, claims or demands and from all loss, costs, damages and expenses that may result from such permission granted;
- (b) remove the marquee upon receiving 90 days written notice from the City to do so;
- (c) maintain the marquee in good and proper repair and a condition satisfactory to the Commissioner of Works and Emergency Services including the immediate removal of all graffiti; and
- (d) accept such additional conditions as the City Solicitor or the Commissioner of Works and Emergency Services may deem necessary in the interest of the City.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 12, Report No. 1)

**1.13 Dunloe Road, between Hawarden Crecent and Archer Road – Request for a 15 Minute Maximum Parking Limit on the West Side of Dunloe Road Fronting Forest Hill Public School and a Temporal “No Stopping” Zone on the East Side of Dunloe Road Opposite Forest Hill Public School.
(St. Paul’s – Ward 22)**

The Midtown Community Council had before it a report (December 8, 2002) from the Director, Transportation Services, District 1, responding to a request to provide short term parking opportunities for the parents/guardians of children attending Forest Hill Public School and to help reduce any traffic congestion problems and safety concerns associated with these activities; advising that funds to undertake the necessary signage adjustments in the estimated amount of \$600.00, are contained in the Transportation Services Division 2003 Operating Budget interim appropriations; and recommending that:

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- (1) the “No Parking Anytime” prohibition currently in effect on the west side of Dunloe Road, from Hawarden Crescent to Archer Road, be rescinded;
- (2) parking be permitted for a maximum period of fifteen minutes on the west side of Dunloe Road, from Hawarden Crescent to Archer Road from 8:00 a.m. to 9:15 a.m., 11:30 a.m. to 1:15 p.m. and from 3:00 p.m. to 6:00 p.m., Monday to Friday;
- (3) parking be prohibited on the west side of Dunloe Road, from Hawarden Crescent to Archer Road, from 6:00 p.m. of one day to 8:00 a.m. of the following day, from Monday to Friday and at all times on Saturdays and Sundays;
- (4) the one hour maximum parking regulation in effect from 8:00 a.m. to 6:00 p.m., Monday to Friday on the east side of Dunloe Road, from Hawarden Crescent to a point opposite Archer Road, be rescinded;
- (5) parking be permitted for a maximum period of one hour from 9:15 a.m. to 11:30 a.m. and from 1:15 p.m. to 3:00 p.m., Monday to Friday on the east side of Dunloe Road, from Hawarden Crescent to a point 127.5 metres further north;
- (6) parking be permitted for a maximum period of one hour from 8:00 a.m. to 6:00 p.m., Monday to Friday on the east side of Dunloe Road, from a point 127.5 metres north of Hawarden Crescent to a point opposite Archer Road;
- (7) stopping be prohibited on the east side of Dunloe Road, from Hawarden Crescent to a point 127.5 metres further north, from 8:00 a.m. to 9:15 a.m., from 11:30 a.m. to 1:15 p.m. and from 3:00 p.m. to 6:00 p.m., Monday to Friday; and
- (8) appropriate City officials be authorized and directed to take whatever action is necessary to implement the foregoing, including the introduction in Council of any bills that are required.

The Midtown Community Council also had before it a communication (January 20, 2003) from Lisa Cohen, Director, Dunloe Children’s Centre.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report subject to amending recommendation No. (7) by deleting “6:00 p.m.” and replacing it with “4:00 p.m.” so that such recommendation now reads as follows:

“(7) stopping be prohibited on the east side of Dunloe Road, from Hawarden Crescent to a point 127.5 metres further north, from

8:00 a.m. to 9:15 a.m., from 11:30 a.m. to
1:15 p.m. and from 3:00 p.m. to 4:00 p.m.,
Monday to Friday;"

(Clause No. 13, Report No. 1)

**1.14 Introduction of Permit Parking on the North Side
of the East-West Leg of Minho Boulevard, between
Acores Avenue and Shaw Street.
(St. Paul's – Ward 22)**

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on the introduction of permit parking on the north side of the east-west leg of Minho Boulevard, between Acores Avenue and Shaw Street, on an area basis, within permit area 5I, to operate during the hours of 12:01 a.m. to 7:00 a.m., 7 days a week; advising that funds to undertake the necessary signage adjustments in the estimated amount of \$300.00 are contained in the Transportation Services Division 2003 Operating Budget interim appropriations; and recommending that:

- (1) permit parking be introduced on the north side of the east-west leg of Minho Boulevard, between Acores Avenue and Shaw Street, on an area basis, within permit area 5I, to operate during the hours of 12:01 a.m. to 7:00 a.m., 7 days a week;
- (2) Part A of Schedule XXVI (Permit Parking), of Municipal Code Chapter 400, Traffic and Parking, of the former City of Toronto Municipal Code, be amended to incorporate the north side of the east-west leg of Minho Boulevard, between Acores Avenue and Shaw Street;
- (3) parking be prohibited at all times on the south side of the east-west leg of Minho Boulevard, between Acores Avenue and Shaw Street; and
- (4) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction of all necessary bills.

On motion by Councillor Mihevc, the Midtown
Community Council:

- (A) recommended to Council adoption of the
foregoing report as amended, to provide that
4 houses south of Acores Avenue on Shaw
Street also be included; and

- (B) requested the Commissioner, Works and Emergency Services to submit a report to Council with respect to this matter, if necessary.

(Clause No. 14, Report No. 1)

**1.15 Commercial Boulevard Parking on the
Belsize Drive Flank of 1989 Yonge Street.
(St. Paul's – Ward 22)**

The Midtown Community Council had before it a report (December 27, 2002) from the Manager, Right of Way Management, Transportation Services, District 1, reporting on the existing licence for commercial boulevard parking on the Belsize Drive flank of 1989 Yonge Street; advising that there are no financial implications resulting from the adoption of this report; and recommending that this report be received for information.

On motion by Councillor Walker, the Midtown Community Council received this report for information.

(Manager, Right of Way Management, Transportation Services,
District 1; c. Interested Persons – January 24, 2003)

(Clause No. 46(a), Report No. 1)

**1.16 Removal of Southbound Left Turn Prohibition
1857 Leslie Street (York Mills Garden Square).
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 7, 2003) from the Director, Transportation Services, District 3, rescinding the southbound left turn restriction at the driveway access to 1857 Leslie Street (York Mills Gardens Square); advising that all costs associated with the removal of the regulatory signage and modifications to the pavement markings are included within the District 3 Transportation Services Division's Operating Budget; and recommending that:

- (1) prohibitions for southbound left turns at 1857 Leslie Street (York Mills Gardens Square) access, be rescinded; and
- (2) the appropriate by-law(s) be amended, accordingly.

Councillor Flint appointed Councillor Walker Acting Chair, and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report and, further, that coincidental with the removal of the southbound left turn restriction, minor modifications be made to the island to allow for the southbound right turns, to the satisfaction of the Commissioner of Works and Emergency Services.

(Clause No. 15, Report No. 1)

Councillor Flint resumed the Chair.

**1.17 Traffic Calming (Speed Humps): Sandfield Road.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 7, 2003) from the Director, Transportation Services, District 3, reporting on the feasibility and justification of installing traffic calming measures (speed humps) on Sandfield Road; advising that all costs associated with the implementation of the Traffic Management Plan (speed humps), estimated at \$15,000.00, are included as part of the 2003 Capital Budget submission for Traffic Calming Installations; the installation would be subject to competing priorities/ranking and available funding; and recommending that:

- (1) appropriate staff be authorized to conduct a poll of eligible residents on Sandfield Road, between York Mills Road and Misty Crescent/Sagewood Drive and Purling Place, in accordance with the traffic calming policy to determine if the residents of the roadway support the installation of speed humps on the roadway;
- (2) a by-law be prepared and public notice be given pursuant to the Municipal Act and Municipal Class Environmental Assessment Act for the alterations of sections of the roadway on Sandfield Road for traffic calming purposes, described as follows:

The construction of speed humps on Sandfield Road, generally as shown on drawing No. NY-1413 dated June 6, 2002, attached;

- (3) pursuant to the requirements of Schedule B of the Municipal Class Environmental Assessment Act which have been recently enacted as Provincial Legislation, notice of study commencement be given to the Ministry of the Environment, Fire

Services, Emergency Medical Services and the Toronto Police Service and upon approval of a by-law by Council, Notice of Completion be issued; and

- (4) appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction in Council of any bills that may be required.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 16, Report No. 1)

**1.18 Parking Regulation Amendments: Overton Crescent.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 2, 2003) from the Director, Transportation Services, District 3, reporting on amending the existing parking regulations on Overton Crescent; advising that all costs associated with amendments to the parking prohibitions are included within the District 3 Transportation Services Division's Operating Budget; and recommending that Schedule VIII of By-law No. 31001, of the former City of North York, be amended to prohibit parking at anytime on the south side of Overton Crescent, from a point 96 metres north of the northerly limit of Overton Place to a point 153 metres north of the northerly limit of The Donway West.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 17, Report No. 1)

**1.19 40 km/h Speed Limit: Old York Mills Road.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 2, 2003) from the Director, Transportation Services, District 3, reporting on reducing the speed limit on Old York Mills Road to 40 km/h; advising that all costs associated with the implementation of 40 km/h speed zone on Old York Mills Road are included within the District 3 Transportation Services Division's Operating Budget; and recommending that By-law Number 31878, of the former City of North York, be amended to reduce the speed limit on Old York Mills Road, between Yonge Street and York Mills Road, to 40 km/h.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No 18, Report No. 1)

**1.20 Parking Prohibitions: Highland Crescent.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 3, 2003) from the Director, Transportation Services, District 3, reporting on amending the parking regulations on Highland Crescent; advising that all costs associated with the amendment of the parking regulations are included within the District 3 Transportation Services Division's Operating Budget; and recommending that Schedule VIII of By-law No. 31001, of the former City of North York, be amended to prohibit parking from 9:00 a.m. to 3:00 p.m., Monday to Friday, on both sides of Highland Crescent, from the southerly limit of York Mills Road to the northerly limit of Beechwood Avenue.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No.19, Report No. 1)

1.21 Keewatin Avenue, South Side, in the Vicinity of John Fisher Public School – Request for an Adjustment in the Hours of Operation of the Ten Minute Maximum Pick-up/Drop-off Areas. (Don Valley West – Ward 25)

The Midtown Community Council had before it a report (December 16, 2002) from the Director, Transportation Services, District 1, reporting on increasing the mid-day hours of operation within the ten minute maximum parking area and increase pick-up and drop-off opportunities in the vicinity of John Fisher Public School; advising that funds to undertake the necessary signage adjustments in the estimated amount of \$200.00 are contained in the Transportation Services Division 2003, Operating Budget interim appropriations; and recommending that:

- (1) the existing times of operation of the “ten minute maximum Pick-up/Drop-off area” on the south side of Keewatin Avenue, from a point 72 metres east of Yonge Street to a point 75 metres further east, be adjusted to operate for a maximum period of ten minutes from 8:00 a.m. to 9:00 a.m., 11:15 a.m. to 1:15 p.m. and from 3:00 p.m. to 4:00 p.m., Monday to Friday;
- (2) the existing prohibited parking times on the south side of Keewatin Avenue, from a point 72 metres east of Yonge Street to a point 75 metres further east, be adjusted to operate from 12:00 midnight to 8:00 a.m., 9:00 a.m. to 11:15 a.m., 1:15 p.m. to 3:00 p.m. and from 4:00 p.m. to 12:00 midnight, Monday to Friday; and at anytime on Saturdays and Sundays; and
- (3) the appropriate City officials be authorized and directed to take whatever action is necessary to implement the foregoing, including the introduction in Council of any Bills that are required.

Councillor Flint appointed Councillor Walker Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 20, Report No. 1)

**1.22 Amendments to Parking Regulations
Wicksteed Avenue, between Laird Drive
and Brentcliffe Road.
(Don Valley West – Ward 26)**

The Midtown Community Council had before it a report (November 19, 2002) from the Director, Transportation Services, District 1, seeking approval to prohibit parking on the north side of Wicksteed Avenue, between Laird Drive and Brentcliffe Road; advising that funds in the amount of \$300.00 associated with the installation of appropriate signs are contained in the Transportation Services Division 2003 Operating Budget interim appropriations; and recommending that:

- (1) the existing “60 minute maximum, 8:00 a.m. to 4:00 p.m.” parking regulation on the North side of Wicksteed Avenue, between Brentcliffe Road and a point 61 metres east of Laird Drive, be rescinded;
- (2) a “No Parking Anytime” parking regulation be enacted on the north side of Wicksteed Avenue, between Brentcliffe Road and a point 61 metres east of Laird Drive; and
- (3) the appropriate City officials are requested to take whatever action is necessary to give effect to the foregoing, including the introduction in Council of any Bills that are required.

On motion by Councillor Pitfield, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 21, Report No. 1)

**1.23 Poll Results: Croydon Road – Parking
Regulations on Croydon Road.
(St. Paul’s – Ward 21)**

The Midtown Community Council had before it a report (December 3, 2002) from the City Clerk, providing results following polling of residents to determine majority support with respect to rescinding the maximum one-hour, 8:00 a.m. to 7:00 p.m., parking regulation on Croydon Road; advising that funds associated with rescinding the one-hour parking regulation on Croydon Road, estimated at \$100.00, are contained in the Transportation Services Division, 2001 Operating Budget interim appropriations; and recommending that consideration and direction be given by Midtown Community Council.

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The Midtown Community Council also had before it a communication (January 20, 2003) from Karen G. Anthony.

On motion by Councillor Mihevc, the Midtown Community Council recommended to Council that:

- (1) the Uniform Traffic By-laws Nos. 196-84 and 2958-94 be amended to rescind the maximum one hour 8:00 a.m. to 7:00 p.m. parking regulation on Croydon Road;
- (2) Toronto Police Services be requested to monitor and enforce the parking regulations on Croydon Road at all times; and
- (3) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

(Clause No. 22, Report No. 1)

**1.24 Poll Results: Introduction of Overnight
On-Street Permit Parking on the South
Side of Moore Avenue – from a Point
33 m West of Bayview Avenue to a Point
104.5 m West thereof.
(Don Valley West – Ward 26)**

The Midtown Community Council had before it a report (January 6, 2003) from the City Clerk, reporting on the results of a poll conducted of residents on Moore Avenue, from a point 33 m west of Bayview to a point 104.5 m further west thereof, regarding the introduction of overnight on-street permit parking on the south side of Moore Avenue; advising that there are no financial implications resulting from the adoption of this report; and recommending that Midtown Community Council consider the poll results and determine whether or not to introduce overnight on-street permit parking on the south side of Moore Avenue, from a point 33 m west of Bayview Avenue to a point 104.5 m further west thereof.

On motion by Councillor Pitfield, the Midtown Community Council recommended to Council that:

- (1) the existing no parking restriction from 4:00 p.m. to 6:00 p.m. on the south side of

Moore Avenue, from a point 33 metres west of Bayview Avenue to a point 104.5 metres further west thereof be rescinded; and

- (2) a new Schedule F to former East York By-law No. 20-96 be approved to establish 24 hour permit parking on Moore Avenue, from a point 33 metres west of Bayview Avenue to a point 104.5 metres further west thereof, be added to this Schedule; and
- (3) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto, including the introduction of all necessary bills.

(Clause No. 23, Report No. 1)

**1.25 Technical Workshop – Elimination of Duplicate/Triplicate Street Names.
(All Wards)**

The Midtown Community Council had before it a report (December 12, 2002) from the City Surveyor, Works and Emergency Services, requesting that the Midtown Community Council appoint a representative to participate in the Phase I technical workshop in connection with the elimination of Duplicate/Triplicate Street Names; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the Midtown Community Council appoint one representative to participate in the Phase I public workshop (January 30, 2003) for technical stakeholders in connection with the elimination of duplicate and triplicate street names in Toronto; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Walker, the Midtown Community Council:

- (1) appointed Councillor Flint as its representative to participate in the Phase 1

public workshop (January 30, 2003) for technical stakeholders in connection with the elimination of duplicate and triplicate street names in Toronto; and

- (2) authorized and directed the appropriate City officials to take the necessary action to give effect thereto.

(City Surveyor, Works and Emergency Services; c. Councillor Flint – January 24, 2003)

(Clause No. 46(b), Report No. 1)

**1.26 Residential Demolition Application
59 Snowdon Avenue.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (January 7, 2003) from the Deputy Chief Building Official and Director of Building, reporting on a demolition application for 59 Snowdon Avenue; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council approve the demolition of the subject residential building with the following conditions:

- (a) that a replacement building is erected on the site not later than two (2) years from the day demolition of the existing building is commenced, and
- (b) that, on failure to complete the new building within the time specified, the City Clerk shall be entitled to enter on the collector's roll, to be collected in like manner as municipal taxes, the sum of twenty-thousand (\$20,000) for each dwelling unit contained in the building in respect of which the demolition permit is issued, and that such sum shall, until payment, be a lien or charge upon the land in respect of which the permit demolish the residential property is issued.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 24, Report No. 1)

**1.27 Request of Fence Exemption
16 Woodthorpe Road.
(Don Valley East – Ward 34)**

The Midtown Community Council had before it a report (October 30, 2002) from the Acting North District Manager, Municipal Licensing and Standards and Court Services, considering a request by the applicants, Carl and Marjorie Michailoff for an exemption from the City of Toronto Municipal Code Chapter 447 Fences in order to erect a wooden lattice fence/screen approximately 2.67 metres (8'9") in height by 4.73 metres (15'6") in length; advising that there are no financial implications resulting from the adoption of this report; and recommending that the application not be approved.

The Midtown Community Council also had before it a communication (September 20, 2002) from Carl Michailoff, submitting a request for a height exemption.

Carl Michailoff appeared before the Midtown Community Council in connection with the foregoing matter and submitted photos and a written brief.

On motion by Councillor Minnan-Wong, the Midtown Community Council recommended to Council an exemption from the City of Toronto Municipal Code Chapter 447 Fences be approved in order to erect a wooden lattice fence/screen approximately 8 feet in height (measured from the ground) by 15 feet, 6 inches in length, and that the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

(Clause No. 25, Report No. 1)

**1.28 Request for Approval of a Variance from
Chapter 297, Signs, of the Former City of
Toronto Municipal Code for an Illuminated
Fascia Sign, for Identification Purposes,
on the Front Elevation of the Building at
2512 Yonge Street – 902060, 02-154298.
(Eglinton Lawrence – Ward 16)**

The Midtown Community Council had before it a report (December 11, 2002) from the Director, Community Planning, South District, reviewing and making recommendations on a request by Doug Jakkett with Signage Systems on behalf of Enterprise Rent-A-Car for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code to permit, for identification purposes, an illuminated fascia sign at the

above noted location; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the request for a variance be approved to permit, for identification purposes, an illuminated sign to be located on the front elevation of the building at 2512 Yonge Street; and
- (2) the applicant be advised, upon approval of a variance, of the requirement to obtain the necessary sign permit(s) from the Commissioner of Urban Development Services.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 26, Report No. 1)

1.29 Request for Approval of a Variance from Chapter 297, of the former City of Toronto Municipal Code, to Permit a Roof Sign at 746 St. Clair Avenue West 902076, 02-187775. (St. Paul's – Ward 21)

The Midtown Community Council had before it a report (December 5, 2002) from the Director, Community Planning, South District, reviewing and making recommendations on a request by Sid Catalano, Pattison Outdoor Advertising, for Filippo and Cathy Rocca, for approval of a variance from Chapter 297, Signs, of the former City of Toronto Municipal Code, to permit a roof sign at the above noted location; advising that there are no financial implications resulting from the adoption of this report; and recommending that the request for a variance to permit a roof sign at 746 St. Clair Avenue West be refused.

On motion by Councillor Mihevc, the Midtown Community Council recommended to Council that the request for a variance to permit a roof sign at 746 St. Clair Avenue West be approved, subject to the following conditions:

- (1) the removal of the sign at 696 St. Clair Avenue West;

- (2) Pattison Outdoor Advertising installing the top lighting in such a way as to minimize the reflection;
- (3) the removal of the pedestal sign at 743 St. Clair Avenue West; and
- (4) Pattison Outdoor Advertising providing the City of Toronto with funds in the amount of \$10,000.00 to be allocated to the local community.

(Clause No. 27, Report No. 1)

1.30 Request for Approval of Variances from Chapter 297 of the Former City of Toronto Municipal Code for a Ground Sign at 3143 Yonge Street 902065, 02-165681. (Don Valley West – Ward 25)

The Midtown Community Council had before it a report (November 19, 2002) from the Director, Community Planning, South District, reviewing and making recommendations on a request by Jassie Khurana for Lawrence Park Residences Corp. for approval of variances from Chapter 297, Signs, of the former City of Toronto Municipal Code, to permit an illuminated ground sign at 3143 Yonge Street; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the request for variances be approved; and
- (2) the applicant be advised, upon approval of the variances, of the requirement to obtain the necessary sign permits from the Commissioner of Urban Development Services.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 28, Report No. 1)

**1.31 241 Joicey Boulevard – Request to
Remove One City Owned Tree.
(Eglinton Lawrence – Ward 16)**

The Midtown Community Council had before it a report (December 16, 2002) from the Commissioner, Economic Development, Culture and Tourism, responding to a request for the removal of one City owned tree situated on the City road allowance adjacent to 241 Joicey Boulevard; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) Midtown Community Council deny the request for the removal of the one subject City owned tree at 241 Joicey Boulevard; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Rita Silvestri appeared before the Midtown Community Council in connection with the foregoing matter.

On motion by Councillor Mihevc, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 29, Report No. 1)

**1.32 58 Lytton Boulevard – Removal of
One Privately Owned Tree.
(Eglinton Lawrence – Ward 16)**

The Midtown Community Council had before it a report (December 31, 2002) from the Commissioner, Economic Development, Culture and Tourism, advising that an application for a permit to remove one 33 cm diameter pyramidal beech tree, on private property has been filed by Mr. Derek W. Welsh of Authentic Tree Care, agent for the owners, Rainer and Virginia Zimm, 58 Lytton Boulevard, Toronto, Ontario, M4R 1L3; advising that there are no financial implications resulting from the adoption of this report and recommending that:

- (1) Midtown Community Council deny the request for the removal of one privately owned tree at 58 Lytton Boulevard; or
- (2) Midtown Community Council approve the request for the removal of one privately owned tree at 58 Lytton Boulevard.

Rainer Zimm appeared before the Midtown Community Council in connection with the foregoing matter.

On motion by Councillor Mihevc, the Midtown Community Council directed that the aforementioned report be submitted to Council without recommendation.

(Clause No. 30, Report No. 1)

**1.33 56 Haslemere Road – Removal of
Two City Owned Trees.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (December 20, 2002) from the Commissioner, Economic Development, Culture and Tourism, providing information regarding a request from the owner of 56 Haslemere Road, to consider the removal of two (2) 30 cm diameter Colorado blue spruce trees from the City boulevard; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) Midtown Community Council deny the request for the removal of two City-owned Colorado blue spruce trees located at 56 Haslemere Road; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

George Tolomiczenko appeared before the Midtown Community Council in connection with the foregoing matter.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council the approval of the request for tree removal, subject to:

- (1) the applicant paying up to \$600.00 for the removal cost and \$400.00 for the replacement cost, for a total of up to \$1,000.00;
- (2) the applicant planting one 70 mm replacement tree, to the satisfaction of the

Commissioner, Economic Development,
Culture and Tourism.

Councillor Flint resumed the Chair.

(Clause No. 31, Report No. 1)

**1.34 170 Dawlish Avenue – Removal of
One City Owned Tree.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (December 20, 2002) from the Commissioner, Economic Development, Culture and Tourism, providing information regarding a request from the owner of 170 Dawlish Avenue, to consider the removal of a 28 cm diameter Colorado blue spruce tree from the City boulevard; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) Midtown Community Council deny the request for the removal of one City-owned Colorado blue spruce tree located at 170 Dawlish Avenue, or
- (2) Midtown Community Council approve the request for the removal of one City-owned Colorado blue spruce tree located at 170 Dawlish Avenue conditional on:
 - (i) the applicant paying for the value of the Colorado blue spruce tree, and for all associated removal and replacement costs, the total of which is \$2,523.00;
 - (ii) the subject tree not being removed until permitted construction and/or demolition related activities in accordance with plans commence and warrant destruction of the tree;
 - (iii) the applicant planting at this location to the satisfaction of the Commissioner of Economic Development, Culture and Tourism, one 70 mm tree to replace the subject tree, and one 70 mm tree to replace the Norway Maple tree that is scheduled to be removed by City staff;
 - (iv) the applicant furnishing a two-year renewable guarantee for the proposed tree plantings, in the form of a letter of credit/certified cheque for \$1,176.00 to cover the costs of replacement and maintenance of the two 70 mm trees planted on City property; and

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- (3) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

The Midtown Community Council also had before it a communication (January 7, 2003) from Mark Hartley Landscape Architects, forwarding a proposed front garden design for 170 Dawlish Avenue.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended that Council approve the request for the removal of one City-owned Colorado blue spruce tree located at 170 Dawlish Avenue conditional on:

- (i) the applicant paying removal costs of \$350.00 and replacement costs of \$425.00 for a total of \$775.00; and
- (ii) the applicant planting at this location to the satisfaction of the Commissioner, Economic Development, Culture and Tourism, one 70 mm tree to replace the subject tree.

Councillor Flint resumed the Chair.

(Clause No. 32, Report No. 1)

**1.35 87 Heathcote Avenue – Request of
Remove One City Owned Tree.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (December 17, 2002) from the Commissioner, Economic Development, Culture and Tourism, responding to a request for the removal of one City owned tree situated on the City road allowance adjacent to 87 Heathcote Avenue; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) Midtown Community Council deny the request for the removal of the one subject City owned tree at 87 Heathcote Avenue; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council the approval of the request for tree removal, subject to:

- (1) the applicant paying \$350.00 towards associated removal and replacement costs;
- (2) that if a replacement tree is deemed necessary, the applicant planting one 70-mm tree to the satisfaction of the Commissioner of Economic Development, Culture and Tourism; and
- (3) the applicant applying for and receiving a curb cut from the Commissioner, Works and Emergency Services.

Councillor Flint resumed the Chair.

(Clause No. 33, Report No. 1)

1.36 203 The Bridlepath – Request to Remove One City Owned Tree. (Don Valley West – Ward 25)

The Midtown Community Council had before it a report (December 16, 2002) from the Commissioner, Economic Development, Culture and Tourism, reporting on a request for the removal of one City owned tree situated on the City road allowance adjacent to 203 The Bridle Path; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) Midtown Community Council deny the request for the removal of the one subject City owned tree; and
- (2) the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council deferred consideration of this matter sine die.

Councillor Flint resumed the Chair.

(Commissioner, Economic Development, Culture and Tourism; c.
Councillor Flint; Interested Persons – January 24, 2003)

(Clause No. 46(c), Report No. 1)

**1.37 2 The Bridlepath – Hubert Page House
Alterations to a Heritage Property
Designated Under Part IV of the
Ontario Heritage Act (TPB2002-054).
(Don Valley West – Ward 250)**

The Midtown Community Council had before it a report (January 3, 2003) from the Commissioner, Economic Development, Culture and Tourism, regarding alterations proposed for the Hubert Page House, located at 2 The Bridal Path, which is designated under Part IV of the Ontario Heritage Act; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the alterations, as shown in Attachment No. 5, to the designated property located at 2 The Bridle Path be approved; and
- (2) the appropriate City Officials be authorized and directed to take the necessary action to give effect thereto.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 34, Report No. 1)

**1.38 North Toronto Memorial Arena
Appointment to the Board of Directors.
(Eglinton Lawrence – Ward 16)**

The Midtown Community Council had before it a communication (October 25, 2002) from the Manager, North Toronto Memorial Arena, advising that the North Toronto Hockey Association has changed their representative on the North Toronto Arena Board.

On motion by Councillor Walker, the Midtown Community Council recommended to Council that Tim Aikenhead be appointed to the Board of Directors of North Toronto Memorial Arena, to replace Susan Krausz as the North Toronto Hockey Association nominee, for a term of office expiring November 30, 2003 and until his successor is appointed.

(Clause No. 35, Report No. 1)

**1.39 Preferred Strategy and 25-Year Implementation
Plan for the City of Toronto Wet Weather Flow
Management Master Plan.**

The Midtown Community Council had before it a communication (December 9, 2002) from the City Clerk, forwarding Clause No. 23 contained in Report No. 15 of The Policy and Finance Committee, headed “Preferred Strategy and 25-Year Implementation Plan for the City of Toronto Wet Weather Flow Management Master Plan” which was adopted, as amended, by the Council of the City of Toronto at its regular meeting held on November 26, 27 and 28, 2002. [The Community Council noted it was requested to forward their comments to the Commissioner, Works and Emergency Services]

The Midtown Community Council also had before it the Wet Weather Flow Management Policy.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council requested the Commissioner of Works and Emergency Services to:

- (a) with respect to Combined Sewers:
 - (i) prepare a list of all areas where

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storm and sanitary sewers are known to be connected and report to Works Committee on the cost of conducting dye testing in those neighbourhoods;

- (ii) report to Works Committee on a plan with a time line and cost estimates to separate the sewer lines;

- (b) with respect to Downspout disconnections:

report to the Works Committee on the feasibility of:

- (i) inspectors of new homes ensuring that downspouts disperse rainwater over affected property;
- (ii) all City inspectors (Building, By-law, Public Health, Fire, Water main relining, etc.) being empowered to report to Water and Waste Water Services on downspouts that direct water underground;
- (iii) the City contacting owners of all such reported downspouts and requesting that the downspouts be disconnected and water dispersed overland on the owner's property;
- (iv) follow-up inspections being done by Property Standards inspectors to ensure that the disconnection has occurred; and
- (v) staff reporting to the Works Committee on the compliance results and, if necessary, on the possibility of instituting a system of fines for non-compliance.

(Commissioner, Works and Emergency Services, - January 24, 2003)

(Clause No. 46(d), Report No. 1)

**1.40 Requirement for Irrigation Systems for
Trees Planted on City Boulevards.**

The Midtown Community Council had before it a communication (December 12, 2002) from Councillor Mihevc, recommending that:

- (1) all re-zoning and/or site plan approvals hereafter, within the Midtown Community Council area include, at the applicant's expense, an irrigation system with automatic timer where three or more trees are planted on the City's right-of-way or boulevard;
- (2) such an irrigation system be to the satisfaction of the Commissioner of Works and Emergency Services, including requirements to maintain in good order and operational; and
- (3) that City officials be authorized and directed to take the necessary action to give effect thereto.

On motion by Councillor Mihevc, the Midtown Community Council recommended to Council that:

- (1) all re-zoning and/or site plan approvals for commercial, institutional, or multi residential properties, hereafter, within the Midtown Community Council area include, at the applicant's expense, an irrigation system with automatic timer where three or more trees are planted on the City's right-of-way or boulevard;
- (2) such an irrigation system be to the satisfaction of the Commissioner of Works and Emergency Services, including requirements to maintain in good order and operational; and
- (3) City officials be authorized and directed to take the necessary action to give effect thereto.

(Clause No. 36, Report No. 1)

1.41 Final Report – Application to Amend the Official Plan and Zoning By-law and for Site Plan Approval 58, 60, 63, 68 Orchard View Boulevard - 439 and 441 Duplex Avenue – Brydale Developments (Orchard View) Inc. 202020, TD CMB 2002 0014.

Councillor Flint declared an interest in this matter in that her son's place of business is located within the boundary of the official notification area.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

The Midtown Community Council had before it a report (December 12, 2002) from the Director, Community Planning, South District, recommending refusal of an application to amend the Official Plan and the Zoning By-law and for Site Plan approval for a 17-storey, 185-unit apartment building at 58, 60, 64, 68 Orchard View Boulevard, 439 and 441 Duplex Avenue; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) City Council refuse Official Plan and Zoning By-law Amendments and Site Plan Approval Application No. 202020;
- (2) the City Solicitor, the Commissioner of Urban Development Services and any other appropriate staff be authorized and directed to oppose any appeal of Council's refusal of the applications to the Ontario Municipal Board;
- (3) if the applicant appeals Council's refusal of the applications to the Ontario Municipal Board, the Commissioner of Urban Development Services be requested to hold an information meeting in the community to discuss the application and to notify owners and tenants within 120 metres of the site and the Ward Councillor; and
- (4) City Officials be authorized and directed to take the necessary actions to give effect thereto.

The Midtown Community Council also had before it the following communications:

- (i) (January 15, 2003) from Alexa Samuels;
- (ii) (January 15, 2003) from George Sherwood;
- (iii) (January 15, 2003) from Michael Sahota;
- (iv) (January 15, 2003) from Tom Cohen;

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- (v) (January 16, 2003) from Patrick Flynn;
- (vi) (January 14, 2003) from Wendy Steepe;
- (vii) (January 17, 2003) from Anita Millar, Co-ordinator, Stanley Knowles Housing Co-operative Inc.;
- (viii) (January 17, 2003) from Adam J. Brown, Brown Dryer Karol;
- (ix) (January 17, 2003) from Betty Hatt, Stanley Knowles Housing Co-operative Inc.;
- (x) (January 17, 2003) from Anita Millar, Co-ordinator, Stanley Knowles Housing Co-operative Inc.;
- (xi) (January 17, 2003) from Marie –Josee Remillard;
- (xii) (January 17, 2003) from Jill Eagleson and Garth Myers;
- (xiii) (January 17, 2003) from Alan Lysaght;
- (xiv) (January 19, 2003) from Jay Waterman;
- (xv) (January 19, 2003) from Terry Mills, Co-Chair, Oriole Park Development Committee;
- (xvi) Petition with approximately 9 signatures expressing opposition to the aforementioned application;
- (xvii) (January 20, 2003) from Fay Aldridge;
- (xviii) (January 20, 2003) from Valerie Rackow;
- (xix) (January 16, 2003) from Elsie J. White;
- (xx) (January 20, 2003) from Ann Hoffman Jaffary;
- (xxi) (January 21, 2003) from George D. Milbrandt, Co-Chair, FoNTRA;
- (xxii) (January 10, 2003) from Eric Stevenson, President, Foxbar Neighbourhood Association;
- (xxiii) (January 20, 2003) from B. Kikuchi;
- (xxiv) (January 17, 2003) from Helen G. Oakes; and

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(xxv) (January 21, 2003) from Councillor Anne Johnston.

Raymond David, Planner, gave a brief presentation.

The following persons appeared before the Midtown Community Council in connection with the foregoing matter:

- Robert Warren, and submitted a written brief;
- Betsy Kikuchi, and submitted a written brief;
- Don Weitz, Stanley Knowles Housing Co-operative Inc.;
- Tom McDonnell, and submitted a written brief;
- Patrick Smith, Avenue Road/Eglinton Community Association, and submitted a written brief;
- Lawrence Herber;
- Adam J. Brown, Solicitor, Brown Dryer Karol, on behalf of the applicant; and
- Michael Muller.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 37, Report No. 1)

1.42 Final Report – Application for Part Lot Control – 39 Greenbelt Drive – Plan 66M-2365.

The Midtown Community Council had before it a report (January 2, 2003) from the Director, Community Planning, North District, requesting exemption from part lot control in order that 80 townhouse dwelling units (Phase II) may be conveyed into separate ownership; the application also includes the request for a renewal of exemption in order that 22 townhouse dwelling units previously exempt from part lot control (Phase I) may continue to be conveyed into separate ownership; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) the application be approved;
- (2) the City Solicitor be authorized to introduce the necessary Bills in Council to give effect to recommendation 1;
- (3) the by-law respecting Phase II shall expire two years from the date of enactment;

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- (4) the by-law respecting Phase I shall expire one year from the date of enactment; and
- (5) the appropriate City Officials be authorized and directed to register the By-law(s) on title.

On motion by Councillor Minnan-Wong, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 38, Report No. 1)

**1.43 Preliminary Report – Application for a
Plan Subdivision – K.P. Isberg Construction
Inc. – 49 Country Lane – TD SUB 20020001.
(Don Valley West – Ward 25)**

The Midtown Community Council had before it a report (November 28, 2002) from the Acting Director, Community Planning, North District, providing preliminary information on the above-noted application and seeking Community Council's directions on further processing of the application; advising that there are no financial implications resulting from the adoption of this report; and recommending that notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

Anton Kikas was present during discussion of this matter.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council adopted the foregoing report and referred same to Clerk's and Planning staff for action.

Councillor Flint resumed the Chair.

(Acting Director, Community Planning, North District; c. City Clerk Planning File; Interested Persons – January 24, 2003)

(Clause No. 46(e), Report No. 1)

**1.44 Preliminary Report – Application to Amend
the Official Plan and Zoning By-law
Plzacorp Investments Ltd.
912, 930 and 940 Mount Pleasant Road
102032, TD CMB 2002 0012.
(Don Valley West – Ward 22)**

The Midtown Community Council had before it a report (December 15, 2002) from the Director, Community Planning, South District, providing preliminary information on an application to amend the Official Plan and Zoning By-law to permit a residential development consisting of a 6 to 7 storey building fronting on Mount Pleasant Road and an 18-storey building at the rear of the site, and to seek Community Council's direction on the further processing of the application, including a community consultation meeting; advising that there are no financial implications resulting from the adoption of this report; and recommending that:

- (1) staff be directed to schedule a community consultation meeting together with the Ward Councillor;
- (2) notice for the community consultation meeting be given to landowners and residents within 120 metres of the site; and
- (3) notice for the Public Meeting under the Planning Act be given according to the regulations under the Planning Act.

On motion by Councillor Walker, the Midtown Community Council adopted the foregoing report and referred same to Clerk's and Planning staff for action.

(Director, Community Planning, South District; c. City Clerk
Planning File; Interested Persons – January 24, 2003)

(Clause No. 46(f), Report No. 1)

**1.45 Application for the Removal of a Holding
Zone – 45 Greenbelt Drive – Don Greenbelt
Developments Inc. TD ZBL 2002 0006.
(Don Valley West – Ward 34)**

The Midtown Community Council had before it a report (January 7, 2003) from the Acting Director, Community Planning, North District, reporting on a request to remove the Holding Zone for the lands zoned RM6(84-2)(H) on the south end of the property at

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45 Green Belt Drive; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council:

- (1) defer the applicant's request for the removal of the H symbol from 45 Green Belt Drive (RM6(84-2)(H)) for the period of one year to allow for the completion of the ongoing Don Valley Corridor Study; and
- (2) request Urban Development Services to submit a report recommending transportation options for the property at 45 Green Belt Drive following the completion of the Don Valley Corridor Study.

The Midtown Community Council also had before it the following Resolution by Councillor Minnan-Wong:

WHEREAS, Don Green Belt Developments Inc. has made a request to remove the Holding Zone for the lands zoned RM6(84-2)(H) on the south end of the property at 45 Green Belt Drive,

WHEREAS the applicant and City staff have agreed that the request be deferred for a period of one year to allow for the completion of the ongoing Don Valley Corridor Study,

WHEREAS the applicant has requested by letter dated January 6, 2003, that they agree not to appeal to the Ontario Municipal Board in order to obtain Council's support for a date which the Holding symbol will be lifted or the property be expropriated. The applicant requests that this decision be made by Council prior to December 18, 2003 or as soon thereafter as possible.

IT IS THEREFORE RESOLVED that the following recommendations be added to the report dated January 7, 2003:

- “(3) Staff report directly to Council in January 2004, either recommending the lifting of the Holding symbol or the expropriation of the property and that
- (4) If City Council does not make a decision to expropriate the subject lands, staff be directed to bring forward the appropriate by-law to lift the holding zone at the January 2004 meeting.”

The Midtown Community Council also had before it a communication (January 17, 2003) from Adam J. Brown, Brown Dryer Karol.

Adam J. Brown, Brown Dryer Karol, was present during discussion of this matter.

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On motion by Councillor Minnan-Wong, the Midtown Community Council recommended to Council that:

- (1) the applicant's request for the removal of the H symbol from 45 Green Belt Drive (RM6(84-2)(H)) be deferred for the period of one year to allow for the completion of the ongoing Don Valley Corridor Study;
- (2) Urban Development Services be requested to submit a report recommending transportation options for the property at 45 Green Belt Drive following the completion of the Don Valley Corridor Study;
- (3) staff report directly to Council in January 2004, either recommending the lifting of the Holding symbol or the expropriation of the property; and
- (4) if City Council does not make a decision to expropriate the subject lands, staff be directed to bring forward the appropriate by-law to lift the holding zone at the January 2004 meeting.

(Clause No. 39, Report No. 1)

**1.46 Final Report – Application to Amend Zoning
By-law 7625 – IRE-Yonge Developers Inc.
4155 Yonge Street – TD ZBL 2002 0002
and UDSP-94-121.
(Don Valley West – Ward 25)**

At this point in the proceedings, the Midtown Community Council held a statutory public meeting and notice was given in accordance with the Planning Act.

The Midtown Community Council had before it a report (December 11, 2002) from the Acting Director, Community Planning, North District, reviewing and recommending approval of an application to amend the Zoning By-law to permit a three year extension on a temporary public parking lot located on the south east corner of Yonge Street and

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William Carson Crescent; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council:

- (1) amend the Zoning By-law of the former City of North York substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 5;
- (2) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required; and
- (3) before introducing the necessary Bills to City Council for enactment, the applicant is required to obtain site plan approval under Section 41 of the Planning Act from the Director, Community Planning, North District. Such approval shall address the requirements of the Works & Emergency Services Department as noted in their memorandum dated September 4, 2002 (refer to Attachment 4).

Steve Forrester, Planner, gave a brief presentation.

Councillor Flint appointed Councillor Mihevc Acting Chair and vacated the Chair.

On motion by Councillor Flint, the Midtown Community Council recommended to Council adoption of the foregoing report.

Councillor Flint resumed the Chair.

(Clause No. 40, Report No. 1)

**1.47 Final Report – Application to Amend Zoning
By-law No. 7625 – 3055 Bathurst Street
The Shmuel Zahovy Israeli School of
Metropolitan Toronto – TD ZBL 2002 003
(Eglinton Lawrence – Ward 16)**

At this point in the proceedings, the Midtown Community Council held a statutory public meeting and notice was given in accordance with the Planning Act.

The Midtown Community Council had before it a report (December 11, 2002) from the Acting Director, Community Planning, North District, reviewing and recommending approval of an application to amend the Zoning By-law for a 3 storey addition to the existing building; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council:

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- (1) amend the Zoning By-law 7265 for the former City of North York substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 4;
- (2) authorize the City Solicitor to make such stylistic and technical changes to the draft Zoning By-law Amendment as may be required; and
- (3) before introducing the necessary Bills to City Council for enactment, require the applicant to:
 - (i) obtain site plan approval for this application from the Acting Director, Community Planning, North District; and
 - (ii) convey or cause to be conveyed to the City of Toronto for a nominal cost, free and clear of all encumbrances, a widening measuring 3.44m in perpendicular width along the entire frontage (Bathurst Street) of the property.

The Midtown Community Council also had before it the following communications:

- (i) (December 9, 2002) from Adam J. Brown, Brown Dryer Karol;
- (ii). (January 7, 2003) from Carrol Mackay;
- (iii) (January 13, 2003) from G.M. Belkin and Toby Belkin;
- (iv) (January 20, 2003) from G.M. Belkin;
- (v). (January 20, 2003) from Clare Neuman;
- (vi) (January 20, 2003) from M. Goldstein;
- (vii) (undated) from Charlotte Krossel; and
- (viii) (undated) from William Krossel.

Ellen Standnet, Planner, gave a brief presentation.

Adam J. Brown, Solicitor, Brown Dryer Karol, appeared before the Midtown Community Council in connection with the foregoing matter on behalf of the applicant.

On motion by Councillor Walker, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 41, Report No. 1)

**1.48 Final Report – Application to Amend Zoning
By-law No. 1-83 – 203, 205, 207 Raglan Avenue
Owner: 1428823 Ontario Limited
TD CMB 2002 0011.
(St. Paul’s – Ward 21)**

At this point in the proceedings, the Midtown Community Council held a statutory public meeting and notice was given in accordance with the Planning Act.

The Midtown Community Council had before it a report (December 17, 2002) from the Director, Community Planning, West District, reviewing and recommending approval of an application to amend the Zoning By-law No. 1-83 to permit three pairs of semi-detached dwellings on the subject lands; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council:

- (1) amend the City of York Zoning By-law No. 1-83 substantially in accordance with the draft Zoning By-law Amendment attached as Attachment No. 6;
- (2) authorise the City Solicitor to make stylistic and technical changes to the draft Zoning By-law Amendment as may be required;
- (3) require the owner to obtain Site Plan Approval under Section 41 of the Planning Act to require the following along with any other matters as the City deems appropriate:
 - (a) provide and maintain a minimum of one parking space per dwelling unit;
 - (b) eliminate the existing Raglan Avenue and Claxton Boulevard curb cuts, which are no longer required, and restore the public right-of-way to City of Toronto standards, at no cost to the City;
 - (c) provide a continuous sidewalk to the full extent of the site to City of Toronto standards, at no cost to the City;
 - (d) provide and maintain adequate on-site, rodent proof, storage facilities for garbage and recyclable materials generated between collections;
 - (e) apply, prior to the issuance of a building permit, to the Commissioner of Works and Emergency Services for revised municipal numbering;

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- (f) submit, prior to the issuance of a building permit, a site servicing, grading and drainage plan and a stormwater management report for the review and approval of the Commissioner of Works and Emergency Services;
- (g) register a covenant against the title making all future owners, of any severed lot on the site, jointly responsible for the maintenance of the mutual driveway, including winter maintenance;
- (h) provide, prior to the issuance of a building permit, cash-in-lieu of parkland in accordance with the Planning Act and payment of development charges;
- (i) sign an Undertaking, which may include, among other matters the securing of financial guarantees in respect of the facilities, works and matters required by the Undertaking; and
- (j) provide a landscaping plan detailing curbing, walkways, grading and plant materials to the satisfaction of the Urban Development Services.

The Midtown Community Council also had before it a communication (December 28, 2002) from Linda Dawn Pettigrew.

Steve Daniels, Planner, gave a brief presentation.

The following persons appeared before the Midtown Community Council in connection with this matter:

- Unto Kihlanki, on behalf of the applicant, Liberty Development Corporation;
- Frank Gabourel; and
- Adrian Spring.

On motion by Councillor Mihevc, the Midtown Community Council recommended to Council adoption of the foregoing report.

(Clause No. 42, Report No. 1)

1.49 Final Report – Application to Amend the Official Plan and Zoning By-law 438-86 – 1430 Yonge Street St. Clair Inc. 302010, TD CMB 2001 0008. (St. Paul’s – Ward 22)

The Midtown Community Council had before it a report (December 18, 2002) from the Director, Community Planning, South District, reviewing an application to amend the

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Official Plan and the Zoning By-law for a 16 storey apartment building with retail uses at grade at 1430 Yonge Street and recommending that the City Solicitor and staff be instructed to support the amendments at the upcoming hearing before the Ontario Municipal Board; advising that there are no financial implications resulting from the adoption of this report; and recommending that City Council:

- (1) support the revised application to amend the Official Plan and Zoning By-law for 1430 Yonge Street, as shown substantially on the plans submitted by Page and Steele Architects-Planners date stamped November 29, 2002;
- (2) authorize the City Solicitor and other City staff, as required, to attend at the upcoming Ontario Municipal Board hearing and support the application;
- (3) authorize the execution of a Section 37 Agreement and any other agreements required to implement the proposed development and provide the benefits in accordance with the conditions contained in this report;
- (4) authorize staff to take any actions required to implement approval of this development; and
- (5) authorize the City Solicitor to request the Ontario Municipal Board to withhold any Order until a revised Section 37 Agreement and, if necessary, a Site Plan Agreement/ Undertaking for the applicant's site have been entered into and the form of the Official Plan and Zoning By-law amendments has been determined as satisfactory to the City Solicitor.

The Midtown Community Council also had before it the following communications:

- (i) (January 15, 2003) from Claire and Thomas Allen;
- (ii). (January 17, 2003) from Anne Tait;
- (iii). (January 18, 2003) from John McGinnis, President, Deer Park Ratepayer's Group;
- (iv) (January 20, 2003) from Ann Geddes, General Manager, The Badminton and Racquet Club of Toronto;
- (v) (January 20, 2003) from Phyllis Mayeda;
- (vi) (January 21, 2003) from George D. Milbrandt, Co-Chair, FoNTRA;
- (vii) (January 17, 2003) from Anne. D. Morrison;
- (viii) (January 17, 2003) from Anne Tait; and

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(ix) (January 2, 2003) from Mike Everard, Principal, Augusta National Inc.

Brian Gallagher, Planner, gave a brief presentation.

The following persons appeared before the Midtown Community Council in connection with the foregoing matter:

- Bill Davis, President, Summerhill Residents' Association;
- Timothy Crooks;
- Fred Dharamshi, President, Yonge-St. Clair Business Association;
- Josephine Atri, and submitted a written brief;
- Peter Carey;
- Mike Everard, Augusta National Inc., on behalf of Catholic Cemeteries, Archdiocese of Toronto;
- Connie Roveto, President, Metropolitan Toronto Condominium Corporation No. 773;
- Helen Cox, Bretton Place Tenants Association;
- Andrew Kidd, Badminton and Racquet Club of Toronto;
- George Milbrandt, Federation of North Toronto Residents' Association (FoNTRA)
- Stanley M. Makuch, Solicitor, Cassels, Brock & Blackwell, on behalf of the applicant;
- Howard Joy; and
- Helen Faver.

The Midtown Community Council recommended to Council that:

- (1) the application to amend the Official Plan and Zoning By-law No. 438-86 for 1430 Yonge Street be refused; **(moved by Councillor Walker)**
- (2) the City Solicitor be instructed to attend the Ontario Municipal Board hearing to oppose any upcoming appeal; **(moved by Councillor Walker)**
- (3) the City Solicitor be authorized and directed to retain such outside consultants as she deems necessary; **(moved by Councillor Walker)**
- (4) the Commissioner of Works and Emergency Services be authorized and directed to retain

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outside consultants to conduct an independent traffic impact study, such study to include a pedestrian count, and the results thereof to be reported to the City Solicitor and to the Midtown Community Council; **(moved by Councillor Walker as amended by Councillor Pitfield)**

- (5) the Ontario Municipal Board be advised that City Council would consider favourably a residential application revised to include, but not be limited to, the following:
- (a) 3 metre front yard set-backs;
 - (b) a maximum of 4 storeys at the Yonge Street frontage;
 - (c) an additional 2 storeys stepped back from Yonge Street and then rising to a maximum of 33 metres keeping to no more than a 45 degree plane from the top of the fourth storey;
 - (d) gross floor area 4.5;
 - (e) full access and egress to Yonge Street;
 - (f) subject to site plan approval;
 - (g) compliance with the City's parking by-law requirements for multiple residential condominiums;
 - (h) an agreement with the cemetery as outlined in a communication (January 20, 2003) from the Principal, Augusta National Inc.;
 - (i) the Section 37 Agreement and all other applicable legislative and required approvals; and

- (j) all other applicable legislative and required approvals as outlined in the December 18, 2002 staff report.
(moved by Councillor Flint)

(Clause No. 43, Report No. 1)

**1.50 2195 Yonge Street – Ontario Municipal Board Decision.
(St. Paul’s – Ward 22)**

The Midtown Community Council had before it a communication (October 31, 2003) from the City Solicitor, reporting on the Ontario Municipal Board decision in this matter; advising that financial and other benefits that will accrue to the City pursuant to Section 37 of the Planning Act are described in the “Background” and “Comments” sections of this report; and recommending that the report (October 31, 2002) of the City Solicitor be received for information.

The Midtown Community Council also had before it the following:

- (i) Clause No. 1 contained in Report No. 5 of the Midtown Community Council, entitled “Other Items Considered by Council” and consisting of Item (m), entitled “2195 Yonge Street – OMB Case (St. Paul’s – Ward 22)” which was struck out and referred back to the Midtown Community Council for further consideration; and
- (ii) communication (January 21, 2003) from George Milbrandt and Jay Waterman, Co-Chairs, FoNTRA.

The following persons appeared before the Midtown Community Council in connection with the foregoing matter:

- George Milbrandt, Federation of North Toronto Residents’ Association (FoNTRA); and
- Patrick Smith, Avenue Road/Eglinton Community Association.

On motion by Councillor Walker, as amended by Councillor Mihevc, the Midtown Community Council recommended to Council that:

- (1) the aforementioned report from the City Solicitor be received;

- (2) the Commissioner of Urban Development Services, in consultation with appropriate City officials be requested to submit a report to Council, through the Midtown Community Council, such report to provide a thorough analysis of any economic benefit to the City as a result of approving the development at 2195 Yonge Street; and
- (3) as a result of several recent Ontario Municipal Board decisions and to provide Council with greater accountability and local control, Council request the Provincial government to institute major changes to both the Ontario Municipal Board and its process.

(Clause No. 44, Report No. 1)

1.51 Appointments to the Agnes Macphail Award Selection Committee.

The Midtown Community Council had before it a confidential communication (January 3, 2003) from Gordon Crann, Agnes Macphail Committee, submitting a confidential report regarding the appointment of two community members to the Agnes Macphail Award Community Selection Committee.

The Midtown Community Council recommended to Council adoption of the confidential report.

(City Council; c. Gordon Crann, Agnes Macphail Committee - January 27, 2003)

(Clause No. 46(g), Report No.1)

1.52 Naming of New Park – “Garrison Creek Park”

On motion by Councillor Mihevc, the Midtown Community Council requested the Commissioner of Economic Development, Culture and Tourism to submit a report to its February 20, 2003 meeting, in accordance with the City’s park naming policy, on

the appropriateness of affixing the name, “Garrison Creek Park”, which is the choice of the community and the Garrison Creek Steering Committee, to the new City park located in the Hydro One corridor, between Ossington and Shaw, north of the CN rail tracks.

(Commissioner, Economic Development, Culture and Tourism –
January 24, 2003)

(Clause No. 46(h), Report No. 1)

**1.53 Attendance of City Staff at the Ontario
Municipal Board – 20 Lewes Crescent.**

The Midtown Community Council recommended to Council adoption of the following Resolution by Councillor Flint:

“WHEREAS on July 25, 2002 the Midtown Committee of Adjustment refused an application by the owner of 20 Lewes Crescent to enable a back sloping driveway and below grade garage; and

WHEREAS the owner has appealed this decision to the Ontario Municipal Board; and

WHEREAS there is a previous Ontario Municipal Board decision on the property to allow a number of variances after an arrangement was reached with nearby residents (but no back sloping driveway and below grade garages); and

WHEREAS a new owner built the current home using these variances but then proceeded to build a below grade garage, contrary to the issued building permit and contrary to the previous agreement with residents; and

WHEREAS below grade garages are not allowed in the former North York and a Stop Work Order was issued; and

WHEREAS, contrary to other former municipalities, Planning staff no longer write staff reports;

WHEREAS notice of the Ontario Municipal Board hearing date was received December 18, 2002 (after the last Toronto Council meeting); and

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WHEREAS the Ontario Municipal Board hearing date is scheduled for January 29, 2003 (before the next Toronto Council meeting);

THEREFORE BE IT RESOLVED THAT City Legal and Planning staff be authorized to defend the Committee of Adjustment decision at the Ontario Municipal Board; and

BE IT FURTHER RESOLVED THAT staff attend the Ontario Municipal Board hearing on January 29, 2003 to request an adjournment until after February 4, 5 and 6, 2003 Council meeting.”

(Clause No. 45, Report No. 1)

The Midtown Community Council recessed at the following times:

recessed: 12:50 p.m.
resumed: 2:10 p.m.

The Midtown Community Council adjourned its meeting at 5:56 p.m.

Chair