

Appendix	<u>A</u>
SRPRS	<u>19.067</u>
File(s)	<u>D03-18015</u>

**EXTRACT FROM COUNCIL PUBLIC MEETING
C#10-16 HELD MARCH 30, 2016**

3.2 Request for Comments – Zoning By-law Amendment, Draft Plan of Condominium (Standard) and Site Plan Applications – Althea Clare Anne Poulos – 8905 Bayview Avenue – File Nos. D02-14037, D05-14010 and D06-14104 – (SRPRS.16.048)

Shelly Cham of the Planning and Regulatory Services Department provided an overview of the proposed Zoning By-law Amendment, draft Plan of Condominium (Standard) and Site Plan applications to permit a mixed use development comprised of twenty-two (22) townhouse units and a day nursery building on the subject lands. Ms. Cham advised that staff's recommendation was that the staff report be received for information purposes only and all comments be referred back to staff.

Jim Kotsopolous, 27 Fieldflower Crescent, on behalf of the owners, advised he reviewed the staff report and there were issues that required further discussion between the applicant and staff, including the concerns outlined in the correspondence submitted from the owner of 8929 Bayview Avenue, located directly north of the subject lands, distributed as Agenda Item No. 3.2 1. Mr. Kotsopoulos advised he was in attendance to assist the owners and answer any questions.

Steve Poulos, member of the collaborative design team and representing the owner, reviewed the site location and the current use of the subject lands. He reviewed the proposed development to construct 22 townhomes and a day nursery facility, noting the day nursery facility was safely located at the rear of the subject lands abutting the Anjuman-e-Burhani (Toronto) Mosque. Mr. Poulos advised he was in attendance to receive comments and answer any questions.

Stephen Waqué, Borden Ladner Gervais LLP, representing the owner of Anjuman-e-Burhani (Toronto) Mosque, reviewed the location of his client's property in relation to the subject lands and provided details regarding the Mosque's operations and membership. He provided an aerial rendering to display the surrounding lands, buildings and parking arrangements that exist with neighbouring properties. He advised of outstanding concerns with the applications including incompatibility of the proposed use with the existing character of the area, appropriateness under the Official Plan designation, policy to provide noise and vibration analysis, staff's proposed location of the day nursery, additional

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_____ noted the proposed day nursery borders the existing townhouse development to the eastern edge of the property and advised of concerns related to the location of the proposed playground area, fence height, landscape buffer, noise arising from the outdoor playground, access to the neighbourhood parkette, and the significant loss of trees.

Moved by: Councillor Chan
Seconded by: Councillor Cilevitz

Carried

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