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Tracking Status

- This item was considered by [Toronto and East York Community Council](#) on February 23, 2016 and was adopted with amendments.

☐ Toronto and East York Community Council consideration on February 23, 2016

TE14.33	ACTION	Amended		Ward:27
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Preliminary Report - 59-71 Mutual Street - Zoning Amendment Application and Rental Housing Demolition Application

Community Council Decision

The Toronto and East York Community Council directed that:

- Staff schedule a community consultation meeting for the lands at 59-71 Mutual Street, which includes the provision of light refreshments and, when required, childcare and accessibility resources including sign language interpretation at the sole cost of the applicant, together with the Ward Councillor.
- Notice for the community consultation meeting be given to landowners and residents within 120 metres of the site, and to additional residents, institutions and owners to be determined in consultation with the Ward Councillor, with any additional mailing costs to be borne by the applicant.
- Notice for the public meeting under the Planning Act be given according to the regulations of the Planning Act.

Origin

(December 18, 2015) Report from the Director, Community Planning, Toronto and East York District

Summary

This application proposes to redevelop the site at 59-71 Mutual Street with a 32-storey residential tower. The project is proposed to contain 275 dwelling units and a total gross floor area of 17,524 m². The proposed building would have a height of 100.5 metres including the mechanical penthouse. The proposal also includes 3 levels of underground parking containing 57 parking spaces.

This report provides preliminary information on the above-noted application and seeks

Community Council's directions on further processing of the application and on the community consultation process. It is anticipated that a Community Consultation meeting will be held in the second quarter of 2016. Staff anticipate submitting a final report on the application to Community Council in the fourth quarter of 2016. This target date assumes that the applicant will provide all required information in a timely manner.


Background Information

(December 18, 2015) Report from the Director, Community Planning, Toronto and East York District - 59-71 Mutual Street - Zoning Amendment Application and Rental Housing Demolition Application - Preliminary Report
(<http://www.toronto.ca/legdocs/mmis/2016/te/bgrd/backgroundfile-90013.pdf>)

Communications

(February 17, 2016) Letter from Cynthia A. MacDougall, McCarthy Tetrault LLP, on behalf of St. Michael's Hospital (TE.Supp.TE14.33.1)
(<http://www.toronto.ca/legdocs/mmis/2016/te/comm/communicationfile-58917.pdf>)

Source: Toronto City Clerk at www.toronto.ca/council

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