

Toronto, May 16, 2013

Councillor Peter Milczyn, Chair Planning and Growth Management

Dear Councillor Milczyn,

I am writing to request that Planning and Growth Management Committee (“PGMC”) pass a resolution directing planning staff to complete its review of the owner’s applications in respect of 362 Wallace Avenue in advance of completion of the municipal comprehensive review and to prepare a final report for consideration by PGMC at its meeting on June 20th.

As background, the owner submitted official plan amendment and zoning amendment applications on October 4, 2011. The lands are currently designated as “Employment Areas” but are not included within an Employment District on Map 2 – Urban Structure.

At its meeting on November 8, 2012, PGMC endorsed the preliminary assessment of staff that these lands should be partially converted through redesignation to *Neighbourhoods* with a *Core Employment Areas* designation applied to the lands along the western boundary abutting the Georgetown rail corridor.

At its meeting on January 5, 2012, PGMC considered a preliminary staff report regarding these applications and directed staff to schedule the community consultation meeting as soon as possible and before completion of the municipal comprehensive review. A community consultation meeting has been held.

The planning process for the applications can and should conclude in advance of the municipal comprehensive review. The Ontario Municipal Board and the Courts have already found that the proposed redesignation of lands designated as “Employment Areas” that are not within an Employment District does not represent a conversion and can proceed in advance of a municipal comprehensive review.

Please find attached motions for consideration by PGMC. Given the merits of these applications, the length of time they have been with the City and the fact that they do not represent a conversion under the Growth Plan, it is only fair and equitable for a final report to come forward for consideration at a statutory public meeting and eventually by City Council.

Sincerely,

Ana Bailao, City Councillor Ward 18