

WARD 1 MAJOR DEVELOPMENT APPLICATIONS – FEBRUARY 2009

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
1	1471 Hurontario Street, southeast corner of Pinewood Trail and Hurontario Street	Site Plan application to permit professional, business and administrative offices, including a medical clinic with a maximum GFA of 420 m ² (4,521 sq. ft.).	Site Plan and associated rezoning applications considered by Ontario Municipal Board (OMB) in June/August 2005. Board allowed appeals by applicant permitting use of existing dwelling and a one storey addition for Office uses. There remain some outstanding conditions related to the OMB's approval of the Site Plan application.	SPR 04/068 W1 (Dr. Lorraine & Robert Cytowski) Project Coordinator: John Sakala (ext. 5760)
2	1484 Hurontario Street, northwest corner of Indian Valley Trail and Hurontario Street	Rezoning/Site Plan applications to permit a medical therapy clinic with a maximum GFA of 182.00 m ² (1,959.09 sq. ft.).	Site Plan and associated rezoning applications were considered by Ontario Municipal Board (OMB) in October 2007. Board allowed appeal to the Zoning By-law based on a settlement proposal, however, withheld its order until matters related to site plan are finalized. Based on a Memorandum of Oral Decision by the OMB in December 2008, City to proceed with a motion to dismiss the matter.	OZ 05/025 W1 SP 04/174 W1 (Natalia Zimochod) Coordinator: John Sakala (ext. 5760)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
3	565 Lakeshore Road East, north side of Lakeshore Road East, west of Cawthra Road	OPA/Rezoning/ Subdivision/Site Plan applications to permit 116 townhouse units and 14 mixed residential/commercial units in a common element condominium.	Applications currently inactive. Community meeting held in June 2004. Information Report on OPA/Rezoning considered at Public Meeting of PDC in March 2005. Supplementary Report on applications pending resolution of outstanding matters including issues with Credit Valley Conservation (CVC).	OZ 03/038 W1 SP 04/444 W1 T-M06006 W1 (2025214 Ontario Limited) (Beaverbrook Homes (Lakeshore Village Inc.)) Planner: John Hardcastle (ext. 5525)
4	1361 and 1371 Hurontario Street, east side of Hurontario Street, north of Mineola Road East	Rezoning/Site Plan applications to permit business, professional and administrative offices in 2 buildings with a combined maximum GFA of 660.28 m ² (7,107.4 sq. ft.).	Rezoning application endorsed by Council in July 2008. Implementing Zoning By-law to be scheduled for upcoming Council meeting.	OZ 06/023 W1 SP 06/231 W1 SP 06/232 W1 (Bassem (Sam) and Mabelle Aboumrad) Planner: David Breveglieri (ext. 5551)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
5	1575 Hurontario Street, east side of Hurontario Street, south of Q.E.W.	OPA/Rezoning/Site Plan applications to permit business, professional and administrative offices, including medical offices with a maximum GFA of 487 m ² (5,242 sq. ft.).	Scheduling of community meeting and Information Report to Public Meeting of PDC pending revised submission and resolution of technical issues by applicant.	OZ 06/018 W1 SP 08/073 W1 (Pal I.E. Canada Limited) Planner: David Breveglieri (ext. 5551)
6	212 Lakeshore Road East, north side of Lakeshore Road East, west of Wesley Avenue	OPA/Rezoning applications to permit 19 row dwelling units, 9 of which front onto Lakeshore Road East and include ground level offices.	Applications currently inactive. Community meeting held in June 2006. Information Report considered at Public Meeting of PDC in October 2006. Supplementary Report on applications pending resolution of outstanding matters.	OZ 05/012 W1 (Antorisa Investments Inc.) Planner: John Hardcastle (ext. 5525)
7	94-98 and 100 Lakeshore Road East, north side of Lakeshore Road East, east of Stavebank Road	Rezoning/Site Plan applications to continue to permit commercial uses with a reduced parking standard.	Information Report considered at Public Meeting of PDC on May 1, 2006. Applicant has addressed outstanding technical issues. Supplementary Report scheduled for consideration by City Council on February 25, 2009.	OZ 05/014 W1 SP 07/183 W1 (Maurice and Carol Wong) Planner: David Breveglieri (ext. 5551)

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8	1505 Hurontario Street, east side of Hurontario Street, north of Pinewood Trail	Rezoning/Site Plan applications to permit an increase in the maximum permitted GFA from 200 m ² (2,152.8 sq. ft.) to 383 m ² (4,122.7 sq. ft.) and to permit residential uses in combination with the existing office use.	Information Report considered at Public Meeting of PDC on June 26, 2008. Supplementary Report on Rezoning application endorsed by Council on September 10, 2008. Implementing Zoning By-law scheduled for adoption by Council on February 11, 2009.	OZ 06/010 W1 SP 06/124 W1 (Kieran Concannon) Planner: David Breveglieri (ext. 5551)
9	33 Hurontario Street, east side of Hurontario Street, north of Lakeshore Road East	Site Plan application to permit a 7 storey, 150 unit seniors' apartment building.	Awaiting resubmission to address comments/concerns identified by staff through review of application.	SP 08/106 W1 (F.S. Port Credit Limited) Planner: Ben Phillips (ext. 5751)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
10	2315 Loreland Avenue, South of Dundas Street, east of Dixie Road	Request to Remove "H" (Holding) Provision/Site Plan application to permit a 280 mW gas fired electrical generation facility.	Applications considered by Ontario Municipal Board (OMB) in July 2007. Board allowed applicant's appeals, ordering City to prepare site specific OPA/Zoning By-law and to continue to process site specific development applications towards their ultimate approval. In July 2007, Ministry of Environment (MOE) rendered its decision denying requests for a full environmental assessment of project. Resolution of technical matters and issuance of final orders by OMB outstanding.	H-OZ 05/004 W1 SP 05/251 W1 (Eastern Power/Greenfield South Power Corporation) Planner: John Hardcastle (ext. 5525)
11	2303, 2311 and 2323 Stanfield Road, north side of Queensway West, east of Stanfield Road	Site Plan application to permit 7 two storey industrial buildings (3 of which are connected), plus 2 buildings identified as future development with a total GFA of 16,982.61 m ² (182,805.27 sq. ft.).	Application currently inactive. Awaiting resubmission to address comments/concerns identified by staff through review of initial submission.	SP 07/027 W1 (2065515 Ontario Inc. & 2068898 Ontario Inc. (Moldenhauer Developments) Planner: Nicole Pettenuzzo (ext. 5512)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
12	1629 Blanefield Road, south of Q.E.W., west of Cawthra Road	Rezoning application to permit 8 detached dwellings on a common element condominium (CEC) private road.	Community meeting held on June 27, 2007. Information Report considered at Public Meeting of PDC on May 26, 2008. Scheduling of Supplementary Report pending resolution of outstanding technical matters by applicant.	OZ 07/006 W1 (Tupelo Investments Ltd.) Planner: Nicole Pettenuzzo (ext. 5512)
13	1125 & 1135 Haig Boulevard, east side of Haig Boulevard, north of CNR tracks	OPA/Rezoning applications to permit 58 condominium dwelling units; 54 of which are townhouses & 2 semi-detached dwellings on a private road & 2 freehold detached dwellings fronting onto Haig Boulevard.	Community meeting held on September 30, 2008. Scheduling of Information Report to Public Meeting of PDC pending resolution of technical issues by applicant.	OZ 07/019 W1 (Weldan Properties (Haig) Inc.) Planner: John Hardcastle (ext. 5525)
14	1430 Hurontario Street, west side of Hurontario Street, south of Indian Valley Trail	OPA/Rezoning/Site Plan applications to permit office uses and residential uses in the existing dwelling with a maximum GFA of 466.6 m ² (5,022.6 sq. ft.).	Scheduling of community meeting and Information Report to Public Meeting of PDC pending submission of revised concept plan for further consideration.	OZ 07/021 W1 SP 07/259 W1 (Kris and Beata Kratiuk) Planner: David Breveglieri (ext. 5551)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
15	1191 Cawthra Road & 720 Atwater Avenue, southeast corner of Atwater Avenue and Cawthra Road	Site Plan application to permit 66 condominium townhouse dwelling units.	Final Site Plan approval pending satisfactory resolution of technical issues.	SP 08/037 W1 (Morguard Corporation) Planner: John Hardcastle (ext. 5525)
16	150 Lakeshore Road East, north side of Lakeshore Road East, east of Hurontario Street	Site Plan application to permit renovation of existing car wash building to convenience store and addition of an automatic car wash and gas bar.	Awaiting resubmission to address comments/concerns identified by staff through review of application.	SP 08/051 W1 (Pioneer Petroleum Management Inc.) Planner: John Hardcastle (ext. 5525)
17	91-93 & 99 Lakeshore Road East and 42 Port Street East, southeast corner of Lakeshore Road East and Elizabeth Street South	OPA/Rezoning applications to permit a 4 storey retail commercial/office building and a 10 storey, 56 unit condominium apartment building with street level retail commercial uses.	Notice of receipt of complete applications sent to surrounding landowners in June 2008. Community meeting held on June 26, 2008. Information Report on applications considered at Public Meeting of PDC on February 2, 2009. Scheduling of Supplementary Report pending resolution of technical issues by applicant.	OZ 08/009 W1 (Centre City Capital Limited & William G. James) Planner: Ben Phillips (ext. 5751)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
18	1500, 1546, 1554 Dundas Street East, south side of Dundas Street East, east of Dixie Road	Site Plan application to permit commercial development consisting of several free-standing retail buildings with a maximum GFA of 33 612.63 m ² (361,815 sq. ft.).	Comments on initial submission sent to applicant outlining technical issues that need to be addressed in next submission.	SP 08/132 W1 (1212765 Ontario Limited & 1212763 Ontario Limited) Planner: David Breveglieri (ext. 5551)
19	12 Elmwood Avenue North, west side of Elmwood Avenue North, north of Lakeshore Road East	Rezoning application to permit conversion of existing building to a duplex dwelling.	Application deemed complete on January 30, 2009 and Notice of receipt of complete application sent to surrounding landowners on February 13, 2009. Circulation of application to affected departments/agencies pending.	OZ 08/019 W1 (Nigel & Phyllis Briggs) Planner: David Breveglieri (ext. 5551)
20	1439, 1451 Lakeshore Road East and 1013, 1017 Deta Road, northeast corner of Lakeshore Road East and Deta Road	OPA/Rezoning applications to permit 47 stacked townhouse dwellings, inclusive of 5 live-work units.	Applications deemed complete on February 9, 2009 with Notice of receipt of complete applications to surrounding landowners pending. Scheduling of community meeting pending circulation of applications and receipt of comments from affected departments/agencies.	OZ 09/001 W1 (Queenscorp (Lakeshore) Inc.) Planner: John Hardcastle (ext. 5525)

SITE #	GENERAL LOCATION	PROJECT DESCRIPTION	STATUS	PROJECT/FILE # AND CONTACT
21	321 Lakeshore Road West & 7 Maple Avenue South, south side of Lakeshore Road West, between Pine Avenue South and Maple Avenue South	OPA/Rezoning applications to permit commercial development consisting of a new Shoppers Drug Mart/ medical office and bank with total GFA of 2 164.38 m ² (23,297.95 sq. ft.). Site Plan application is only for Shoppers Drug Mart/ medical office on easterly portion of site.	Site Plan application for Shoppers Drug Mart /medical office submitted in October 2008; comments on initial site plan submission sent to applicant. OPA/ Rezoning application just submitted as of February 10, 2009; Notice of receipt of complete application and circulation to affected departments/agencies pending.	OZ 09/002 W1 SP 08/212 W1 (Pelican (Lakeshore) Commercial Inc.) Planner: David Breveglieri (ext. 5551)