

ISSUE DATE:  
**JUNE 24, 2011**



PL101201

Ontario Municipal Board  
Commission des affaires municipales de l'Ontario

Kingston Road Development Corporation has appealed to the Ontario Municipal Board under subsection 22(7) of the *Planning Act*, R.S.O. 1990, c. P. 13, as amended, from Council's refusal or neglect to enact a proposed amendment to the Official Plan for the former City of Toronto to redesignate lands municipally known as 580, 590 and 592 Kingston Road to permit a six-storey, 47-unit apartment building  
Approval Authority File No. 09 192003 STE OZ  
O.M.B. File No. PL101201

Kingston Road Development Corporation has appealed to the Ontario Municipal Board under subsection 34(11) of the *Planning Act*, R.S.O. 1990, c. P. 13, as amended, from Council's refusal or neglect to enact a proposed amendment to Zoning By-law 438-86, as amended, of the former City of Toronto to rezone lands respecting 580, 590 and 592 Kingston Road to permit the infill residential redevelopment comprising a 47-unit apartment building  
O.M.B. File No. PL101285

IN THE MATTER OF subsection 41(12) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended

Referred by:	Kingston Road Development Corporation
Subject:	Site Plan
Property Address/Description:	580, 590 and 592 Kingston Road
Municipality:	City of Toronto
OMB Case No.:	PL101201
OMB File No.:	PL101163

**APPEARANCES:**

<u>Parties</u>	<u>Counsel</u>
Kingston Road Development Corporation	A. Stewart
City of Toronto	P. Phan
Friends of Glen Davis Ravine	J. Croome

**MEMORANDUM OF ORAL DECISION DELIVERED BY J. E. SNIEZEK ON  
JUNE 15, 2011 AND ORDER OF THE BOARD**

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**Introduction**

Kingston Road Development Corporation (the Appellant) filed a rezoning that has been appealed to the Board. The request was accompanied by applications to amend the Official Plan and a request for site plan approval. The Board held its first Prehearing Conference on the matter March 21, 2011 that scheduled a further Prehearing

Conference June 15, 2011. The Board also scheduled a Settlement Hearing for July 13<sup>th</sup> and 14<sup>th</sup> and a full hearing was reserved for August 8 – 12, 2011.

### **Recent Developments**

The Appellant delayed the preparation of the final Hydrogeological Study pending further monitoring and the Stormwater Management Plan that also required additional work. The delayed studies resulted in a delayed response by the City and The Friends of Glen Davis Ravine.

### **The Position of the City**

The City proposed that the Settlement Hearing be converted to a TCC in order to prepare a status report given the tardiness of the Hydrogeological and Stormwater Management Studies. The hearing date could be converted to a settlement hearing.

### **Friends of Glen Davis Ravine**

The Friends of Glen Davis Ravine should prepare a response to the studies and plans as soon as possible.

### **Disposition**

The goal of the process should be a settlement not a hearing. In order to facilitate that goal, the Board sets a Prehearing Conference by Telephone Conference Call for July 13, 2011 at 9:00 a.m. The telephone numbers for the conference call are 416-212-8012 and 1-866-633-0848 and the conference code is 4779874 #. No further notice will be given.

The Parties may wish to consider a request to have this matter mediated.

This Member will continue to case manage the matter subject to the requirements of the Board's Hearing Calendar.

So Orders the Board.

"J. E. Sniezek"

J. E. SNIEZEK  
MEMBER