



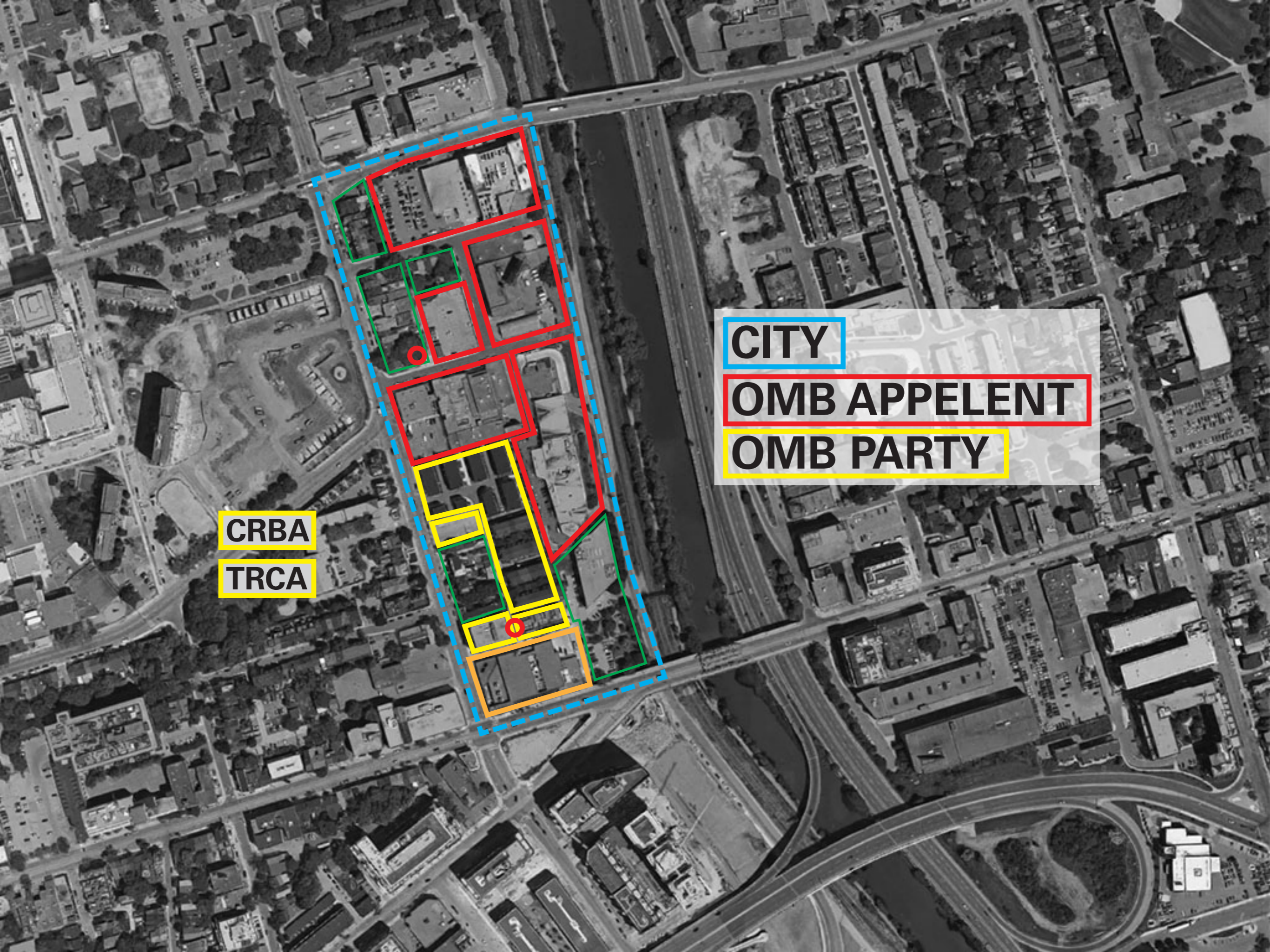
**SECONDARY
PLAN AREA**

QUEEN RIVER SECONDARY PLAN

TIMELINE

(2011 - 2016)

Community Advisory Meeting 1	Feb	2011	<i>PUBLIC CONSULTATION</i>
Community Advisory Meeting 2	April	2011	
Community Consultation (draft)	June	2012	
Status Report Approved T&EYCC	Nov	2012	
Community Workshop	Jan	2013	
Community Consultation (draft)	May	2014	
Statutory Public Meeting T&EYCC*	Jan	2015	<i>CITY APPROVAL</i>
Adopted by City Council*	Feb	2015	
Enacted as By-Law	April	2015	
APPEALED TO OMB*			<i>OMB APPEAL</i>
OMB Pre-Hearing	Oct	2015	
<i>OMB Mediation</i>	<i>Dec</i>	<i>2015</i>	
<i>OMB 2nd Pre-Hearing</i>	<i>March</i>	<i>2016</i>	
<i>OMB Hearing</i>	?		
<i>OMB Final Outcome</i>	?		
<i>Adopted by City Council</i>	?		



CITY
OMB APPELANT
OMB PARTY

CRBA
TRCA

CRBA ISSUES

No studies of the cumulative impact of large scale developments

The plan does not address existing River St properties

The plan lacks specificity/requirement for:

- protecting existing character
- what is compatible development
- enhancements to the public realm
- impact on heritage buildings
- local parks and publically accessible open space
- physical connections to the Lower Don Trail
- view corridors/connection to the Don Valley
- pedestrian access & street design

Safety and Security issues (overlooking, access)

Ensure Section 37 benefits stay in plan area

No traffic study to support increase density on roads and laneways

NEXT STEP - MEDIATION

CITY OF TORONTO

to file a mediation application

APPELLANTS

Scolozzi (2-4 Labatt Ave, River St)

Ron Palmer (overall plan)

Sherman Brown (Audi)

Goodmans (1-25 Defires)

Goodmans (77 River St, 7 Labbat Ave)

Overland (Mercedes)

PARTIES

Vinegar Lofts

Corktown Mews

Malt House Mews

41-43 River St

CRBA

TRCA

(Toronto Humane Society)