

**Harbord Village Resident's Association
Annual General Meeting
Wednesday October 21, 2015 – 7pm
Kensington Gardens - 45 Brunswick Ave
Minutes**

1. Chairs call to order – Tim welcomed everyone

2. Area caucuses – groups convened to discuss issues and elect area reps.

North East James Murdoch

James Murdoch and Carolee Orme will continue as area reps for NE

- can the city plow the laneways now that bike lanes have to be maintained with smaller plows?
- development on Bloor at Madison – concerns over size
- lack of park space for people and dogs
- happy about upgrades to the tennis court new net and holes filled
- speeding and cars travelling the wrong way on one way streets
- pickup trucks are taking up 1.5 parking spaces – do the permits reflect this?
- does the U of T have a building permit for work inside old post office building?

South Central Marilyn Martin

Marilyn Martin and Margaret Procter will continue as area reps for SC

- garbage in the lanes
- speeding and cars travelling the wrong way on one way streets
- should be promoting safe cycling training with the advent of more bike lanes
- downspouts emptying onto sidewalks will create winter hazard – residents will be asked to remedy

South East Carlo Drudi

Carlo Drudi and Caroline MacFarlane will continue as area reps for SE

- noise from clubs and restaurants on College St are still an issue
- speeding and cars travelling the wrong way on one way streets
- city needs to replace 6 trees in the area and provide maintenance

South West Paula Gallo

Paula Gallo and Jane Perdue will continue as area reps for SW

- traffic and parking – possibly discuss with King Edward school liaison and police
- need action on the burned out building on Ulster – danger and eyesore
- graffiti ruining murals in the area

North West Christian Mueller

Steve Klein and Christian Mueller will continue as area reps for NW

- Brunswick House, will it remain after lease is up. Current stance is no.

- Bloor Street used to have a cross section of merchants, now largely eateries, predominantly Asian fare. Perhaps city mandated rent controls and a limitation on the mix to reduce number of eateries over time
- disgusting garbage in laneways arising from restaurant row
- Mirvish Village presented as this is it...but not city reviewed, e.g. Pedestrian mall on Markham St.

3. Chair's report – Tim remarked that this is the first year in a long time that there is no turnover in board members. Tim asked everyone to help with cleanup at the end of the evening so that HV would not be charged for cleanup.

Silent Auction - the Fall Fair is the biggest annual fundraiser for the HVRA but it was cancelled this year due to inclement weather. We are still running the silent auction as over 60 businesses and restaurants kindly donated some lovely items. Tim thanked Marilyn Martin, Paula Gallo, David Halloran and Wendy Michael Jones for their work in procuring the items. The items were on display along with bid sheets. Online bids will now be taken via email before the last chance to bid during the Pumpkin festival. A location is to be announced but likely in Rasa or the store which used to be Bake Them Pretty.

Pumpkin Festival - Tim announced that we need volunteers for the Pumpkin Festival and he circulated a clipboard for volunteers to sign up to help.

4. Development – Sue Dexter and Joe Cressy

College Street study initiated a couple of years ago is now back on track. There will be a meeting on December 7.

College and Beverly – there are aggressive plans for a 32 story tower on the site where a 6 story building exists. Joe says there is a meeting coming up with neighbouring business and people. There is opposition to this and are looking for something that is more reasonable.

The old CAMH site - at the end of its current lease on the site, the owners are looking for an increase in rent that is not tenable for the tenants. There is a process of renegotiation of the lease and it is in arbitration but there will news next week on the outcome.

Waverley Hotel site – agreed to 15 stories.

Augusta and College – at 333 College and 303 Augusta, there is an 'L' shaped building being proposed. 16 stories on College and 6 on Augusta. The applicants have been asked to adjust their proposal and will make revisions.

Spadina and Sussex – Daniels and the U of T have signed a partnership. They have been in touch with Joe and they have met. The next steps will be a test as to how the U of T will work with the city. They talked about what they want to see. More creative use – not just first year students, no townhouses, family sized units and mixed use. And park space. Next step is working on the proposal – will come back to Joe and HVRA. There will be an open house and then a public meeting.

Honest Ed's - Westbank has filed its application and its massive. There has been and will be plenty of consultation undertaken by the developer and the city through public meetings. City and neighbouring resident associations are part of the Mirvish Village working group along with Councillor Mike Layton. It will be a long process - a year of public meetings.

316 Bloor at Madison – proposed tower sets a terrible precedent. There will be a block plan done in the area along Bloor Street in an attempt to help fight the plan.

Green plan – Jane Perdue and Sue outlined the 3 B's – Birds, Butterflies and Bees plan. It is a plan to green pinch points, laneways and flanking. Initial stage in Croft laneway and ideas will be explored with work starting in the spring. Joe added it's a way of addressing the need for park space and green space. An intern in Joe's office has worked on a 15 page report on greening in HV and it will be released in a week. Transportation and Works departments are on board. There may be money forthcoming to help fund some of the project.

4. Financial report – Carmen presented a positive financial statement for the year. She thanked James and Steve for their work in procuring director's insurance at a good rate. \$16,425 was raised to pay for OMB hearings. The planner was paid and the legal team got the rest. She thanked members for stepping up and contributing. The work of the Oral History and Heritage team garnered 2 - \$500 awards. That money will be for further work by the committee. The Fall Fair was cancelled and we incurred \$1,000 in expenses. She hopes that HVRA can get a credit for next year's fair. She thanked those who have donated to the greening the laneways fund. Tim thanked Carmen for her work.

5. Board member Bob Stambula gave us an update on the work at Central Tech. Bob recognized the amount of work put in by board members Wendy Smith and Sue Dexter, our planner, legal firm, Joe Cressy, Ceta Ramkhalawansingh and Adam Vaughan. Although the OMB mediation didn't achieve the outcome we wanted, we got what we could. The dome is not as large as was planned. There is more access to the property than was proposed - 98% access to the track. Anytime the dome is not up – residents have access to the end zones which will be good places for kids. All this information is on the website. There will be a provision for a contribution of money for underprivileged kids to have access and to the swim program. The parkette at Bathurst and Harbord will also be an added benefit. The City will replace the fencing which will be move inside the trees line along Bathurst. The dome will only be allowed to stay up 6 months of the year. There has been nothing resolved about remediation of the rest of the property around the school. Parking study was to be released. The city has provided for free parking on Bathurst for dome users and at the Borden lot. A facilities management committee will review the parking issues every three months. Relations with the proponent is positive and the school board.

When the lease expires in 20 years, ownership will revert to the school board. It was suggested that action should be taken now to ensure that this will not be deemed private land at that time and end up being used for development.

Joe mentioned that the city has no intention of buying the land surrounding the school. He said they don't want to sell but its public land anyway. The city has recently agreed to review properties before they are put up for sale by the school board.

The contaminants in the soil to the north of the school con have been identified as lead, arsenic and cadmium. Further soil testing has to be done. Sue mentioned that remedial work is estimated to cost \$250K so a shared cost agreement would be the way to go.

6. Board Elections – Tim introduced the chair of the Constitution committee, Celia Denov to handle the election of directors for the Harbord Village Resident's Association for 2015/16 . She proposed the slate of candidates as follows:

Tim Grant - Chair

Rory Gus Sinclair - Past Chair

Eva Janecek - Secretary

Carmen Gauthier – Treasurer

Margaret Procter - Communications pro tem

Gail Misra – Membership

There were no challenges.

Leslie Thompson moved, seconded by Robert Bell that the current slate be accepted.
Carried.

Sue Dexter stood for the position of U of T liaison

There were no challenges.

It was moved by Curt Oliver and seconded by Marilyn Martin that Sue continue in her role.
Carried.

Robert Stambula stood for the position of Development

It was moved by David Booz and seconded by Steve Klein that Robert remain in his position.
Carried.

7. Guest speaker – due to a sudden illness, our guest speaker for the evening, Jessica Walters on Toronto's Noise bylaw sent her regrets. In her place, Bob Stambula let us know that the bylaw is under review as MLS learned the bylaw is out of date, is confusing and is not enforceable. Although the number of fines issued has doubled from 8 to 16. All anyone can do at this time is monitor as we don't have noise enforcement. Bob mentioned that the restaurants and bars in the area contribute greatly to the noise problem. Complaints to 311 take up to 5 days for reply. Police often do not respond. Offenders are rarely charged. Tim mentioned that HVRA's Disruption committee was one of our most popular with residents as not only clubs were a problem but rooming houses as well. We had police, alcohol and gaming officers, and the fire department all say they were handcuffed due to the lack of staff to handle complaints. The city has good fines but there is no enforcement which is desperately needed.

8. Ward 20 report – Councillor Joe Cressy reiterated that it's an enforcement issue with noise and there is a need for greater staffing.

Speed limits – all downtown side streets in the old city of Toronto are now going to be 30km zones. This was passed in June and it will be rolled out over year and a half.

Jets - there will be no jets at the island airport. Any changes to the tri-partite agreement has to have the agreement of all parties and with the election, there is no chance of those changes in the agreement. Technically, the city needs to vote but there would be no point.

Study - study under way on King and Spadina neighbourhood. A huge rise in the rate of people now living in the area creating massive density and infrastructure may no have kept up. But the City is funding 2/3 of the cost of a YMCA centre on Richmond west of Spadina.

Refugees - it was announced recently that the City has established a resettlement program fund of a million dollars for the expected refugees from Syria. It will help sponsoring agencies and groups like the initiative on Major Street and other sponsors by providing services for refugees.

College Brunswick parkette – the agreement is done and the lease is confirmed and the tender is out and work will happen next year. Margaret Fairley Park was supposed to happen this fall. There was a Request for Quote issued with a 300K cap on quotes. Quotes came in but were too high. Joe and his staff scrambled to find the extra money. It's expected to break ground in the spring with completion set for later in the year.

Bloor bike lane pilot project – from Shaw to Avenue road in the spring of 2016. There is a Bikes on Bloor working group and there will be a public meeting and charrette to discuss the plan and get ideas. The Bloor Annex BIA and Koreatown BIA will do their own impact on business studies. Joe thinks that the bike lanes will be good for business. Marilyn asked about impact on parking on Bloor for handicapped permits. Joe said that there is ample parking close by but handicapped privileges will have to be studied as it was with the design of the Richmond and Adelaide bike lanes.

Patio - it has been determined that patio at THR restaurant on Harbord is illegal. There is no permit for the patio and the city has charged them and they will have to remove it. They are welcome to apply for a permit but so far, appear to have been unwilling apply. He explained that if a restaurant is sold, the liquor license can be transferred but not the patio license. There have been no applications for the former site of Loire restaurant at Major and Harbord.

Joe and Tim were asked about parking changes around Lord Lansdowne School on Robert. So far the issue has been dropped but Tim thinks a new proposal will eventually come and when it does there will be a public meeting.

9pm adjournment