

HVRA



Harbord Village Residents' Association harbordvillage.com

FYFB



HV residents out for a good cause during Coldest Night of the Year fundraiser for Fort York Food Bank.

Chair's message

Anne Fleming

Crocuses are popping up everywhere and robins are looking fatter than ever. After the winter that wasn't, spring 2024 has started early. Those of you getting your bikes out of storage will be pleased to see the College and Brunswick/Borden lanes being finalized, while upgrades for Harbord are in the

works for later this year. As this goes to print, our cleanup crew is getting ready to tackle the post-winter debris in the parks and alleys.

I will be stepping down as chair this fall after four years of service. I've very much enjoyed meeting and working with my neighbours to create and maintain a liveable community, while recognizing all the little things people do throughout

(cont'd next page)

HVRA 2024 Spring General Meeting: Tues., May 21, 7–9 p.m.

Zoom registration and further meeting details at <https://harbordvillage.com/hvra-spring-general-meeting-tues-may-21-starting-7pm-by-zoom/>

Our guest speaker, Paul Maka of Toronto's Heritage Planning Department, will speak about how HV can ensure the future of its heritage buildings. We will also conduct regular business and present financial and other reports. There will be breakout rooms for area reps to lead discussion of issues important to each area of Harbord Village. We will hear updates from our councillor and MPP. Finally, we will honour our most recent Community Builder Award winners. This is a great way to meet your neighbours, find out what is happening in your community, contribute and be involved. All are welcome to attend but only paid-up HVRA members will be able to vote—so be sure to renew before the meeting! (Check your membership status at harbordvillage.com/membership/—and invite your neighbours to join!)

Harbord Village outside of the residents' association—such as maintaining beautiful and

sustainable gardens and watching out for our more vulnerable neighbours. I'm

proud to live here and look forward to finding my own ways to contribute.

Coldest Night of the Year 2024

Kerry Clare

Photos Fort York Food Bank

February 25 marked the third year that Harbord Village showed up for our neighbours at the Fort York Food Bank as part of their Coldest Night of the Year fundraiser, this time with the ambitious target of raising \$200,000 to serve their clients—because the need is stronger than ever. Once again, Harbord Village South and Harbord Village North engaged in a friendly competition and—thanks to the generosity of so many Harbord Villagers, including some incredibly giving anonymous donors who offered to match funds—we were collectively able to contribute \$28,066 toward Fort York Food Bank's total. In the end, the food bank blew past their target to raise a spectacular \$213,981. Kudos to all of Harbord Village for playing a big role in that success. And yes, in case you were wondering, the South team once again took the Harbord Village fundraising crown!



Thanks to all the many dedicated volunteers who helped make Coldest Night of the Year 2024 a success!

Area reports

Northwest

Kerry Clare & F.M. Morrison

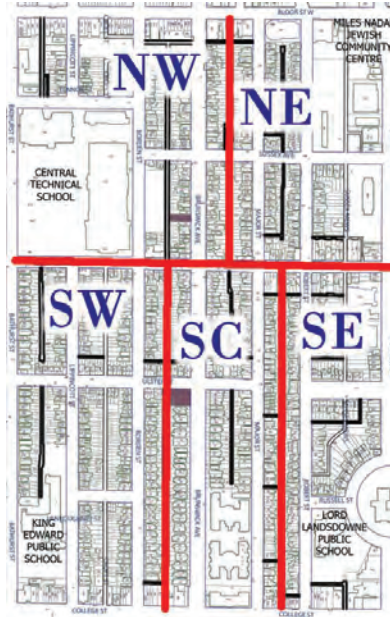
Plenty of sweet things are happening in our area lately! First Narayever Congregation members are back in their revitalized building at 187 Brunswick Ave., Community Swim still runs Saturdays at Central Tech (thanks to the hard work of local volunteers), and we love seeing electric vehicles charging in the Green P Lot on Lippincott St. Our challenges include garbage piling up in laneways behind Bloor St. businesses, as well as extensive (and wrong way!) traffic on Borden and Lennox. We're trying to work with the City for support on these issues.

Southwest

Jane Perdue & Bob Stambula

Street construction has started again, and it feels never-ending! After major disruptions on Borden to install new water infrastructure, roads and sidewalks, crews returned this spring to continue work on properties along Ulster. Very frustrating for residents, car owners and cyclists. Last fall, Croft St. hosted an outdoor party—a fun get-together with neighbours whose properties back onto Lippincott and Borden.

Given the continued interest in alternative housing, our laneways are becoming an important part of the public realm.



South Central

Tania Lewis & Susan McDonald

In October 2023 the City completed pedestrian safety work at Ulster and Brunswick. High-visibility zebra crosshatching was installed for all four crossings, a missing sidewalk cut on the NE corner completed, and clearer vehicle and bike stop lines added. Nevertheless, drivers continue to go the wrong way on Ulster and Major, sparking safety concerns.

Phase 2 of College St. construction is done, with raised bike lanes plus bio-retention planters at Brunswick and at Major. However, the Major St. TTC stop has moved from the east side of Major to the west side, blocking traffic on Major and creating a safety hazard for passengers. After HVRA requests, the City has agreed to monitor the potential safety issue.

Last November work started to preserve the ancient Bur Oak in Hospice Chapel Lane. More details can be found on page 7.

Northeast

Nicholas Provart & Moritz Steinbauer

Exterior cladding at 666 Spadina and U of T's Spadina/Sussex student residence is mostly finished. The noisy hoist bringing material up to the floors should be gone by May 1. After community feedback, the City finalized plans for a new park at the north end of 666 Spadina, which will incorporate native plantings. Sussex between Spadina and Robert is approved to have speed humps installed (TE12.58–April 3rd agenda item). On behalf of several neighbours and working with the City, we got the Esso station to observe its TLAB agreed-upon closing time of 11 p.m. And an abandoned Waste Management bin in Sussex Mews attracting garbage was finally removed. Last, we are seeing if the HV sign at Harbord and Spadina can get a polish—stay tuned!

Southeast

Cathy Merkley & Jody Solomon

HV is seeing lots of renovations and development these days. If you're curious, here's how to find out if new construction has been properly permitted: (1) A door or window should display a building permit. (2) If not visible, you can visit secure.toronto.ca/ApplicationStatus/setup.do?action=init and type in the property address, or variations thereof. (3) If that fails, call 311 for an inspector to come by. This can ensure the safety of adjacent structures, future occupants and the work crew.

Events at a glance

Spring cleanup: April 20

F.M. Morrison & Anne Fleming

Michael Piaskoski



Two dozen hardy volunteers braved the snowy weather on April 20 to attack the debris throughout HV. The mood was good and lots of disgusting litter got picked up for proper disposal. Two lucky recipients won Toronto FC tix donated by Simon Wright, while Harbord Bakery's excellent baked goods revived our weary litter pickers. Many thanks to F.M. Morrison and Michael Piaskoski for organizing, to Wright Real Estate for sponsoring, and of course to our amazing volunteers.

Bloor-Borden Farmers' Market June 5 to Oct. 16

Gus Sinclair

Helen Goldlist



Our 2023 farmers' market was the most successful since our founding in 2008, bringing together

great local food and willing shoppers who make Wednesday "Market Day" in their calendars. You can find a wide variety of treats including freshly picked fruit and veggies in season, meat, poultry and fish, artisanal bread and cheese, prepared foods, frozen treats, wine and beer, and more! All this along with different community interest groups that change weekly, as well as a musical act to add to the convivial atmosphere. So join us Wednesdays 3-7 p.m. to chat with your neighbours and leave feeling refreshed and with wonderful fresh local food in your shopping bags.

Fall Fair: Sept. 8

Anne Fleming

Who can resist the siren call of tasty BBQ, rocking live music, an amazing array of silent auction prizes, bake sale goodies, and fun kids' activities? Join your neighbours at HVRA's annual end-of-summer celebration in Margaret Fairley Park on Sun., Sept. 8, from noon to 6 p.m. The Harbord Village Gardeners and Net Zero Committee, plus NAGS Players, CTS Swim, and other community groups will also be on hand to help you get informed and connected.

Fall AGM: mid-Oct.

Anne Fleming

2023 AGM highlights included board approvals, welcoming Moritz Steinbauer as new NE area rep, and recognizing departing NE reps Michael Jara and Frank Davis, as well as NW area rep Christian Mueller for 12 years of service to the board and countless hours of volunteering for the Fall Fair and other events.

University Rosedale MPP Jessica Bell and Ward 11 Councillor Dianne Saxe gave updates. Area reps heard attendees' concerns. The Community Builder Award was given to Bloor Borden farmers' market.

Scott Mission Chief of Staff Shyla Machanda Reynolds gave a moving presentation about how to help support our homeless neighbours. See harbordvillage.com/hvra-agm-wed-oct18-7to9pm/. Meeting minutes can be found at harbordvillage.com/about/hvra-board-minutes/.

Pumpkinfest: Nov. 1

Anne Fleming

Can a carved pumpkin create a neighbourhood spirit? It can if it's lit up and joined by hundreds of its companions along a busy street! Our annual post-Halloween event each November 1 not only features the hidden talents of many residents, it also brings together new and long-time community members as they come out to admire the orange glow in the dark of late fall.

Pumpkinfest 2023 was fortunately a clear and dry evening and the sidewalks of Harbord Street were packed with folks of all ages, many excitedly finding their own creations on display. Harbord Bakery and Her Father's Cider provided snacks and drinks, while Gus Sinclair and band serenaded the crowd. Even people passing through in their cars were taken by the spectacle. "I'm so glad to be a part of this!" exclaimed volunteer photographer Peter. We are too! Special thanks to Neil Wright of the Harbord BIA for co-organizing and to team leaders Anne Fleming, Susan McDonald, James Murdoch, and Rosalinda Furlani. We hope to see you out again this fall! See more photos at [flickr.com/photos/194186229@No7/albums/72177720312529566/page1](https://www.flickr.com/photos/194186229@No7/albums/72177720312529566/page1).



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A roadblock for home retrofits

Tim Grant

Our three-year-old project faced a major challenge in February, when the federal government cancelled the Canada Greener Homes grant program. For now, you can't submit a new application for retrofit grants.

Fortunately, all is not lost. \$40,000 interest-free loans are still available from the Canada Greener Homes Loan program. This financing will enable eligible homeowners to undertake the same kind of retrofits eligible under the Greener Home grant program—but without the rebates. And homeowners who have previously been approved can continue to retrofit their homes and earn rebates from the program.

By the time you read this, the federal government may have announced a new program that will offer greater support to low-income households. If this new program launches sometime this year, it will be a significant improvement over the now cancelled program, which only served those who could afford to spend thousands and then wait a year to receive rebates for part of the cost.

So, what to do if you have not yet applied to the Greener Homes program? First, continue with your retrofit planning, including getting quotes from contractors. Second, consider implementing some of the less expensive—but highly effective—retrofit projects such as air sealing and duct sealing. These small steps can ultimately have a big impact on a home's energy efficiency. Replacing a gas stove with an induction stove is another good option and one that will significantly improve air quality in your kitchen. Hopefully, the *new* Greener Homes program will continue to provide subsidies for more expensive retrofits such as heat pumps and rooftop solar systems.

We have not kept track of how many residents in Harbord Village have purchased induction stoves, heat pumps or heat pump water heaters over the past three years. My estimate is that



Tim Grant

Home fitted with heat pump.

there are now 100–200 induction stoves in our neighbourhood and almost as many heat pumps. The latter will likely double in number over the next 12 months. As the number of gas appliances in our neighbourhoods reduces, the air around us will become cleaner, and our children's future will become more secure. (For details about many retrofit opportunities, visit www.harbordvillage.com/netzero)

Tim Grant is chair of HVRA's Net Zero Neighbourhoods Committee.

The oldest tree in Toronto?

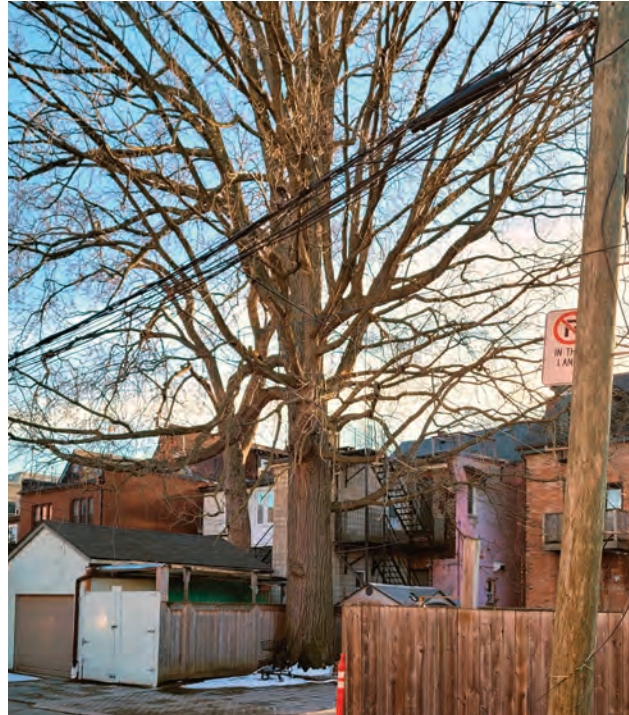
Gus Sinclair (from notes by Tim Grant)

The magnificent bur oak on Chapel Hospice Lane (south of Ulster, between Major and Brunswick) is possibly the oldest tree in Toronto. It was likely 150 years old before the first houses were even built on Brunswick and Major, placing its birthdate in the early 1700s!

Recently, however, the tree was experiencing stress, as up to 70% of its roots were paved over in the last 30–40 years. So last fall, an ad hoc committee of HV residents headed by Tim Grant and Susan McDonald decided to take action and confer with City staff for solutions. The latter offered helpful advice and agreed to put into the City's 2024 budget the funds needed to replace a paved area immediately surrounding the tree with permeable pavers. This is slated to take place this summer.

The committee also contacted contractors to replace some of the pavement of four parking pads closest to the tree with permeable pavers. Initial quotes came in at a steep \$27,000, but with further investigation a quote of \$14,000 came from Enviro-Loc Interlocking Ltd., a "greenish" company. They and their materials supplier offered to deeply discount their services, no doubt aware that they would benefit from the publicity. This lower cost gave the project a fundraising target that was more reasonable, although still ambitious.

The work needed to be done before winter, so the committee had only three weeks to raise money. With a concerted effort, they contacted HV residents via email and flyers distributed to all 1,600 houses, asking for donations. Fortunately, Scadding Court Community Centre was willing to accept the donations and provide tax receipts. This provided a big incentive to donors. The donations came in steadily. Eventually, the goal was reached and exceeded, with \$17,000 raised! The contractor completed the work by mid-November, at which point the tree began to enjoy increased access to rainwater and nutrients for the first time in years. The



Gus Sinclair



Tim Grant

Todd Irvine applying compost tea.

remaining funds will be used this spring for a couple of treatments of a specially brewed compost tea.

If you have yet to walk down Chapel Hospice Lane, please do so at your next opportunity. You will be surprised how large and handsome the bur oak is. While there, give thanks to its longevity, the support of the homeowners whose parking pads were retrofitted and the many people whose donations make it likely the bur oak will enjoy at least another 50 years.

Planning & Development

Carolee Orme & Susan Dexter

Photos Ian MacKenzie

Premier Ford’s latest target is heritage protection in Toronto. By authority of Ontario Bill 23, the heritage listings on some 4,000 city buildings will expire on Jan. 1, 2025—a mere nine months away. This is a perfect storm: a province seeking development, with no regard for history, meets a Heritage division of City Planning that has always been starved for staff. The stopgap of listing heritage buildings to protect them from demolition, giving staff time to move to full protection of designation, has been removed. But they can still be designated directly—a time-consuming, research-heavy process—and that’s where the community can step in.

City Heritage and HVRA have begun work on the design of a multi-year citizen-based campaign to equip Heritage with the exhaustive research and information needed to quickly designate threatened buildings in future.

Our heritage districts in the village—Brunswick, Willcocks-Spadina, and Robert Street. with flanking streets to Spadina—were community-driven. They remain safe, while 50 neighbourhood properties, embracing 83 street addresses will be vulnerable.

These include virtually all Victorian main street buildings on the north side of College between Spadina and Bathurst. Additional buildings include Lord Lansdowne School, Knox Church, Brunswick House, the Gallanough block on Bloor on the opposite side of Brunswick, the Bank of Commerce building at the corner of Lippincott, and a scattering of specific houses, among others.

By the January deadline, City Heritage may be able to designate 50 buildings city-wide, leaving around 3,900 buildings unprotected.

Communities can certainly fill the gap to assist the City to protect that limited number now and bank research for quick designations when buildings are threatened in future.

With the pro bono services of Lynne DiStefano, an international heritage expert, HVRA has assessed our listed buildings. We intend to provide the City



A gem of a house in the village.

with accurate research needed for quick designation and to use our experience to help the City and other neighbourhoods to protect the heritage we cherish.

* * *

Discussions among neighbours, the developers and the church continue on the Knox Church proposal at 630 Spadina. The major sticking point continues to be the 18-storey south building that includes both church and rental uses. There is strong consensus there is too much building on too little space. St. Volodymyr Institute (620 Spadina) is also working on plans for a new Ukrainian Centre and could well share these concerns.



Most buildings in the Victorian high street along College could lose their listings.



There are three development sites within a block of this listed Uno Prio apartment complex at 666 Spadina.



The Gallanough block takes in a good portion of Bloor west of Brunswick.



Even the Lillian Smith Library on College, east of Spadina, would be stripped of its heritage designation.

Community Builder Award: fall 2023

60 Borden St Neighbourhood Group

Anne Fleming

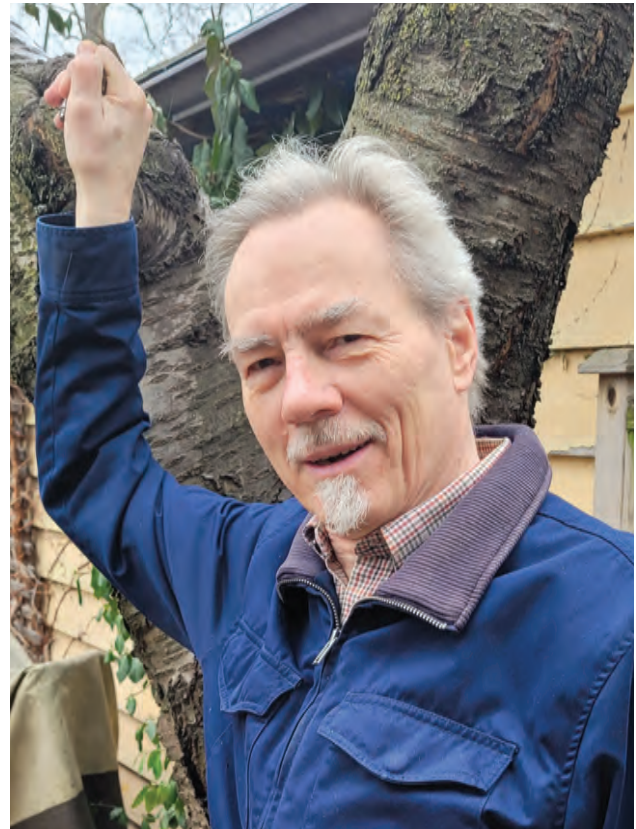
60 Borden St. is familiar to many in Harbord Village as a supported multi-tenant dwelling (i.e., rooming house) that houses vulnerable tenants. While most tenants are peaceful, some experience crises and make life difficult for those who live in and around the building. In addition, there was a sharp decline in proper building management. The situation at 60 Borden became dire by the summer of 2022. After trying unsuccessfully to appeal to the landlord and manager, neighbours on Borden, Vankoughnett and Lippincott gathered to resolve the crisis, which involved loud disruptions, vandalism, and physical assault. They also knew that if the chaos was spilling into the streets, the residents of the building must be suffering even worse.

They were able to get in touch with a sympathetic person at City Hall and, by thoughtfully but persistently bringing the grave shortcomings of the residence to City inspectors and licensing departments, were able to get a long-overdue inspection and eventually fresh management into the property. Fast forward almost two years and things have turned around significantly. One of the managers brought in from Fred Victor has now created a new management company to run the building, and tenants are finally getting the respectful housing, food, and support they deserve—and the neighbourhood is mostly quiet again. The story is ongoing, but the power of quiet persistence has made a huge impact on everyone involved. We would like to recognize our neighbours for making a difference in their neighbourhood.

Community Builder Award: spring 2024

Christian Mueller

Gus Sinclair



Gus Sinclair

The list of volunteer work that Christian has undertaken in Harbord Village is exhausting to look at. Here's just a sampling of the things he has done: Brunswick/Sussex planter box caretaker (several years), Central Tech Community Swim volunteer, Coldest Night of the Year donor/walker, Harbord Village Clean Up Day (several years), Harbord Village Oral History Project, Harbord Village Pumpkinfest (several years), Harbord Village Traffic Safety Audit, HVRA Fall Fair (permits, etc., for 10 years), HVRA Yard Sale (several years), HVRA survey manager (two online surveys), The Postman (musical theatre staged in front yard), Tranzac Club member and volunteer (several years), and HVRA Board (Northwest rep for 12 years), from which he has only recently stepped down.

This is the record of a serious volunteer hero who richly deserves the HVRA Community Builder Award.

Please support our one-of-a-kind local businesses

Food

AiFam
 Akai Sushi
 Aki Donburi
 Almond Butterfly
 Annex Espresso Bar
 Aunt Lucy's
 Auntie Uncle
 Bampot House of Tea
 BellyBuster Subs
 Beyond Banh Mi
 Bombay Roti
 Burger's Priest
 Burrito Bandidos
 By The Way Cafe
 Casa Lugo
 Chuan Noodle
 The Chulo
 Cobs Bakery
 Cong Caphé
 Cora Pizza
 Crafty Coyote
 Cuppa Tea
 The Cups
 Daily Dumpling Wonton
 Dessert Kitchen
 La Diperie
 Doner-Chi
 Dreyfus Restaurant
 Eat BKK
 El Rancho
 Emmer
 Eva's Original
 Fancy Franks
 Fantasy Kitchen
 Fat Burger
 Found Coffee
 Free Times Café
 Fresca Pizza
 Freshii
 Fresh Kitchen
 The Fry
 Future Bistro
 Fuwa Fuwa
 Gazale
 George's Deli & BBQ
 Green Room
 Gully Indian
 Hacienda
 Happy Burger
 Harbord Bakery
 Harbord Fish & Chips
 Harbord House
 Her Father's Cider Bar
 Hogtown Vegan

Indian Desire
 Insomnia
 Istanbul Shawarma
 Japan Sushi
 Jerk King
 Jjin Toast
 Kensington Bakery
 Kenzo Noodle House
 Kibo Sushi
 Kinka Izakaya
 Knockout Chicken
 Kung Fu Tea
 La La Bakery
 Lebanese Garden
 Little Jerry
 Ma Maison
 Magic Noodle
 MagiCurry
 Majestic Shawarma
 Mallo Coffee Bar
 Manic Coffee
 Matha Roti
 Mean Bao
 Mezcalero
 Mi'Hito Sushi
 Mr. Tonkatsu
 Monkey Sushi
 Myeongdong Gyoza
 Nadège
 Nang Saigon
 New Generation Sushi
 Nora Shawarma
 Ohiru Café
 Old K
 Osmow's
 Parquet
 Paupers Pub
 Pedaal
 Pho HaNoi
 Piano Piano
 Pig Out BBQ
 Pita Land
 Pizza Ceo
 Pizza Gigi
 Pomegranate
 Quetzal
 Ramen Isshin
 Rasa
 St. Louis Wings
 Scottybons Caribbean
 Sheherzade
 Shelby's Shawarma
 Shuyi Tealicious
 Slanted Door
 So Famous
 Sue Fung's Dim Sum

Sushi Maido
 Sushi on Bloor
 Tagpuan
 Taste Bender
 Tenon Vegan Sushi
 Thindi Cafe
 Think IT Cafe
 Toby's Pub & Eatery
 Victory Cafe
 Vietnam Lovely Noodle
 Voodoo Child
 The Wheel
 Woojoo Bunsik
 Yasu Sushi
 YGO Lab
 Yogurty
 Zaad Mediterranean
 Zafoon

Retail & other

Alex Cuts
 Altima Dental
 Annex Hotel
 Annex Mart
 Annex Photo
 Augusta Pharmacy
 Bakka Phoenix Books
 Barber Shop
 BAZAAR
 Beguiling Comics
 Bloor Dental
 BMV Books & Cafe
 Boom She Said
 Canada Computers
 Caversham Booksellers
 Clay Design
 CL Hair Salon
 College Home Hardware
 College Street Optical
 Common Sort Apparel
 Comrades Barber
 Curbside Cycle
 The Copy Place
 The Curl Ambassador
 Dental Smiles
 A Different Booklist
 Duke Barbershop
 Elite Image
 Emissions Records
 Fenster Gallery
 Freedom Mobile
 Fuzz Wax Bar
 Glass Monocle Optical
 Grippid Publishing
 Harbord Convenience
 Harbord Dentistry
 Hot Docs Cinema
 Inti Crafts
 Jump+
 Juxtapose
 Kim's Hair Fashion
 King's Landing Barber
 Knifewear
 Knob Hill Cleaners
 Kwesiya Apparel/Decor
 Lite Mind Clinic
 Little Island Comic
 Massage Addict
 Midoco Art Supplies
 Miles Nadal JCC
 Mosaic Yoga
 Ollie Quinn Optical
 Penguin Pickup
 Peter's Garage
 Pet Valu
 Piya's Boutique
 Press Internationale
 Rag Doll Vintage
 Randolph Academy
 Raxlan Pharmacy
 Repair & Run
 Relocation
 The Rock Store
 The Runners Shop
 Silver ArrowBarbershop
 Sivananda Yoga
 Spence Gallery
 Sphinx Pilates
 Spirit of Math
 Starbank Convenience
 Stephanian Antiques
 Stop'n'go Convenience
 Studio 79
 Sutherland Chan
 Tafelmusik
 Tangle Gallery
 The Ten Spot
 Things Japanese
 Threading Experts
 Three Cent Copy
 312 Optical
 Thunderstruck Books
 Top Cuts
 Tranzac Club
 Urbane Cyclist
 Wiener's Home Hardware
 Wright Real Estate
 XBow Barber

HVRA committees

Board search/ nomination

Find at least one candidate for each vacant board position before the AGM.

Communications

Oversee the newsletter, website, e-blasts.

Gardening

Enhance HV with personal and public gardening initiatives.

Heritage

Document and preserve the unique architectural history of HV.

Membership

Grow and nurture HV membership.

Parents' consultation

Focus on issues of interest to area parents.

Safe Streets

Work on community-based solutions for pedestrian safety related to traffic.

Net Zero Carbon

Help homeowners reduce their carbon footprint.

To learn more or join, contact search@harbordvillage.com.

HVRA Board 2022–23

<i>Chair</i>	Anne Fleming	chair@harbordvillage.com
<i>Past chair</i>	Gus Sinclair	chair@harbordvillage.com
<i>Treasurer</i>	Lena Mortensen	treasurer@harbordvillage.com
<i>Secretary</i>	Karen Laurence	secretary@harbordvillage.com
<i>Membership</i>	Rosalinda Furlani	membership@harbordvillage.com
<i>Webmaster</i>	Nicholas Provart	web@harbordvillage.com
<i>UoF liaison</i>	Sue Dexter	asusan.dexter@gmail.com
<i>NE reps</i>	Nicholas Provart Moritz Steinbauer	arearepne@harbordvillage.com
<i>NW reps</i>	Kerry Clare FM Morrison	arearepnw@harbordvillage.com
<i>SC reps</i>	Tania Lewis Susan McDonald	arearepsc@harbordvillage.com
<i>SE reps</i>	Jody Salomon Cathy Merkle	arearepse@harbordvillage.com
<i>SW reps</i>	Jane Perdue Bob Stambula	arearepsw@harbordvillage.com

HVRA membership & renewal form

Name New Renewal

Address

Telephone..... Email.....

Please check one:

- Voting member (individual) \$15
- Enthusiastic member \$30
- Fanatical member \$60

Payment can be made online at <https://harbordvillage.com/membership>.

Or mail a cheque payable to *Harbord Village Residents' Association* at HVRA, PO Box 68522, 360A Bloor Street West, Toronto M5S 1X1.

This newsletter is produced semi-annually, for the area bounded by Spadina to Bathurst, Bloor to College. HVRA thanks Anne Kerekes as managing editor, Anne Fleming as assistant, Jane Auster and Margaret Procter for copy-editing, and Ian MacKenzie for his patience and layout skills.