



PETER MILCZYN
COUNCILLOR, ETOBICOKE - LAKESHORE WARD 5



GETTING THINGS DONE FOR ETOBICOKE - LAKESHORE

NOTICE OF COMMUNITY OPEN HOUSE

Date: Tuesday, February 2, 2010
Place: Etobicoke Civic Centre, 399 The West Mall
Meeting Rooms 1 and 2 (lower level)
Time: 6:30 pm
Re: 1 Valhalla Inn Road, Committee of Adjustment
Application A505/09 EYK

In 2008, City Council approved a rezoning application for 1 Valhalla Inn Road (the Valhalla Hotel site) which would permit the redevelopment of the lands for apartment residential uses. The approved zoning by-law, which was enacted in December 2008 proposes three apartment buildings on the site and permits a maximum gross floor area of 75,000 m² and a maximum Floor Space Index of 3.25. The built form envisioned by the Zoning By-law is shown in Figure 1.

Since the approval of the rezoning application, the lands have been sold and are now under the ownership of Dorsoduro Development Corporation. The new owner has submitted an application to the Committee of Adjustment proposing to vary the approved zoning for the lands. The new owner proposes to comply with the gross floor area and density permissions of the existing zoning by-law, but to vary the organization of the permitted development from the built form shown on Schedule B of the Zoning By-law. The built form envisioned by the new owner includes three residential apartment buildings and townhouses on the site and is shown in Figure 2.

Figure 1 – Existing Zoning By-law Schedule

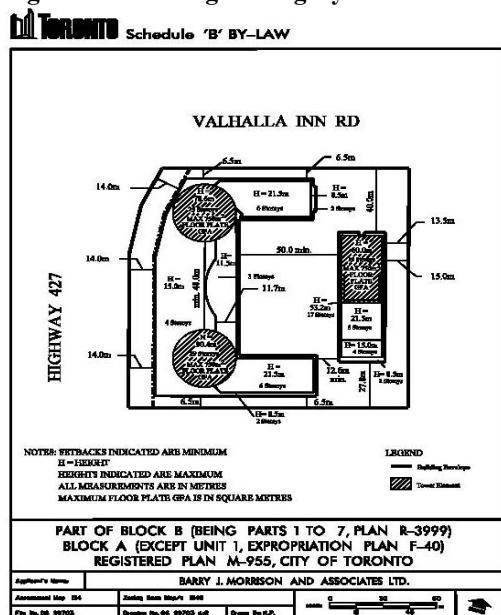
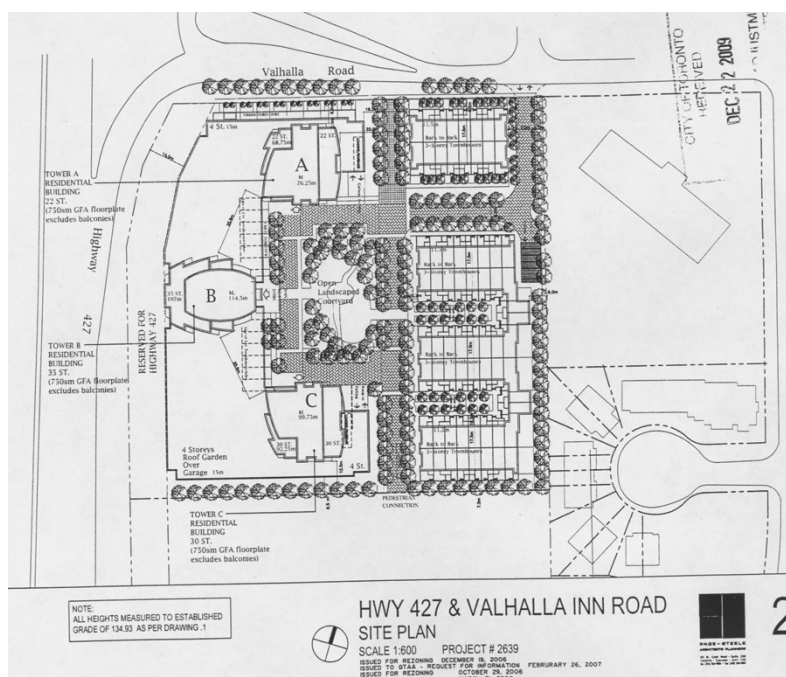


Figure 2 – Proposed Built Form



The Committee of Adjustment application will consider application A505/09 EYK at its meeting of February 4, 2010.

On February 2, 2010 I will be hosting a community meeting for the new owners to present and explain their proposal to the community prior to the Committee of Adjustment application being heard.

If you are unable to attend and have any questions or concerns, please feel free to contact my office.

Peter Milczyn

TELEPHONE: 416-392-4040 | FACSIMILE: 416-392-4127
 EMAIL: COUNCILLOR_MILCZYN@TORONTO.CA