**SWANSEA AREA RATEPAYERS’ ASSOCIATION**

**MINUTES FOR MEETING OF November 20, 2018**

1. **CALL TO ORDER and DECLARATION OF CONFLICTS OF INTEREST**

***The meeting was called to order by John Meijer at 7:18. There were no conflicts of interest.***

***Present: Veronica Wynne, Kate Lawson, Nick Singh, Sydney Reimer, John Meijer, Brian O'Rourke , Lindsay Whillans, and William Roberts.***

***Regrets: David Fleming and Sybil Wilkinson.***

***Absent: Glen Gogal.***

***Guests: none***

1. **AGENDA AMENDMENTS and** **APPROVAL**

***November 20, 2018: Moved by William Roberts seconded by Kate Lawson and CARRIED to amend the agenda and deal with the priority items as follows:***

**Priority Items:**

a) Councillor Doucette Appreciation and Councillor Perks Welcome at Dec. 18 meeting? - Executive

b) EYCC or TCC? Discussion for a Response – All Executive

c) 1978-2002 Lakeshore Blvd & Plan of Action Moving forward – Veronica

d) 34 Southport Plaza and the Site Plan Approval Process Next Steps– Veronica & Nick

e) (1926 Lakeshore) Mirabella Community Projects in conjunction with SARA - Bill

f) TLAB Meeting on Friday, November 23. 2018 - Nick

g) Bloor/South Kingsway Intersection Update – Sydney, Brian & Bill

h) Feedback on the Village Playhouse Fundraiser - Kate and Executive

i) Response and Support for the Following:

i) 569-2013 update re without prejudice meeting status (perhaps in camera)

ii) OPA 320 -- status of LPAT decision

iii) Reaching out to other ratepayers for support re 569-2013 --

Status of search for ratepayer contacts -- organizing meeting

j) C of A Applications and OMB Referrals – John and Executive

k) Update, Monitor or Close: John & Executive

➢ Land Use Items in Section 10 from the Minutes/Agenda in October 16, 2018

➢ Other Matters that Need attention from the Minutes/Agenda of October 16, 2018

l) AGM

7. COUNCILLOR ITEMS

8. NEW BUSINESS:

1. **MINUTES AMENDMENTS and** **APPROVAL**

***November 20, 2018: it was moved by William Roberts and seconded by Brian O'Rourke and CARRIED to approve the minutes of October 16, 2018 as circulated.***

1. **EXECUTIVE REPORTS**:
   1. **Membership Report:**

***November 20, 2018:*** ***Membership report deferred. Veronica will send a notice via mail chimp to members reminding them to renew their membership.***

October 16, 2018: It was discussed that the membership report and the treasurer's report differ in the way they handle the PayPal fees and should be reconciled. Kate will adjust the treasurer's reports.

October 16, 2018: Moved by, John Meijer seconded by William Roberts and CARRIED to accept the Membership report as circulated

September 18, 2018: Deferred

June 19, 2018: Moved by William Roberts, seconded by Glen Gogal and CARRIED to accept the report as circulated.

June 19, 2018:Veronica asked if donors who were entitled to memberships had received the memberships. John will review the donors and membership lists and award any missing memberships.

June 19, 2018: Jared has become a new member and wants to help resign our online presence.

* 1. **Fund Raising & Report:**

***November 20, 2018:*** ***Kate reported that based on the ticket stubs collected, 43 were in attendance and sales were 55. Until all money and unsold tickets are returned Kate is unable to provide the final report. Despite good ticket sales attendance was held down because of the rain and the cold.***

October 16, 2018: As we are not sharing the event with the BWVRA we are urged to sell hard!

September 18, 2018: Kate report tickets are ready for the November fundraiser and distributed tickets to the members present.

June 19, 2018: Tickets are now available for the November performance of "Anyone for Murder" at the Village Players. For future consideration Catherina suggested that we host a fund raising party.

* 1. **Treasurer’s Report:**

***November 20, 2018: It was Moved by Kate Lawson seconded by William Roberts to accept the treasurer's report . There was discussion to amend the report to clarify PayPal costs. The report was amended and the motion to accept it was CARRIED.***

October 16, 2018: Moved by, Kate Lawson seconded by Sydney Reimer and CARRIED to accept the report as circulated.

September 18, 2018: It was moved by Kate Lawson and seconded by Sybil Wilkinson and carried to approve the Treasurer's reports as submitted for: May, as amended, and June to August.

June 19, 2018: Moved by Kate Lawson, seconded by William Roberts and CARRIED to accept the report as circulated.

1. **Expenses, Approvals & Payment:**

***November 20, 2018: It was Moved by Veronica Wynne and seconded by Kate Lawson to pay the insurance premium of $908. It was noted that this is a substantial increase and we should look for a cheaper alternative***

October 16, 2018: None.

September 18, 2018: It was moved by Kate Lawson and seconded by Glen Gogal and CARRIED to approve the following expenses $160.01 for the Town Hall including $114 for the mailbox and $27.60 plus tax for copies.

June 19, 2018: Moved by William Roberts, seconded by Sydney Reimer and CARRIED to approve $192.10 to John for the newsletter and stamps.

1. **NEW MEMBERS and GUESTS (10-15 minutes each including Q & A)**

***November 20, 2018: None***

October 16, 2018: None

September 18, 2018: Gary Browne, interested Community member.

June 19, 2018: Gary Browne, interested community member, and the 1978 Lake Shore working group: Catherina Namaste, Mahsa kheradpay, Omid Mafi, Jared Goldberg, Louis Cattapan.

June 19, 2018: Carolyne Ordys, neighbour of 41 Beresford. Carolyne was concerned about the size of the development at 41 Beresford and the tree on the property. Councillor Doucette said that she will send a letter to the developer requesting a meeting with the neighbours. Councillor Doucette asked Carolyne to notify her if the developer did not have the meeting. We expressed concerns about the extensions at the front and rear as the front extension disturbs this streetscape and the 17 m. Limit has just been reinforced.

June 19, 2018: Guests from the 1978 Lake Shore working group: Catherina, Masha, Omid, Jared, Louis:

Veronica reported that we had a meeting with the 1978 Lake Shore working group to discuss the setup of the Save Swansea fundraising site to be used for the 1978 Lake Shore fund, future campaigns and current and ongoing needs. Veronica stressed that SARA would own the site.

The setup and operation of the site was discussed. it was agreed that SARA would have the password and would be responsible for the site's content and there would be separate buttons for donating to the current 1978 account and other SARA accounts.

June 19, 2018: Moved by William Roberts, seconded by Glen Gogal and CARRIED to obtain the domain "@Swansea.ca", control the content, setup PayPal usage, and to assign responsibility for managing the domain to: Jared, Julia, Omid, John, Veronica and Nick , And to set up a fund in trust within SARA's accounts for money collected for the 1978 Lake Shore campaign.

It was agreed that John will have separate buttons for donations to "SARA" and for "Save Swansea", in two days.

It was reported that Diane Sitler, the City Planner responsible for the 1978 development has not responded to requests for a meeting with the NXT group. Veronica will assist with convening a meeting.

1. **CURRENT MATTERS: (Chair and Members to identify & discuss only items that need attention)**
   1. **2442 Bloor W. (Humber Odeon) & Plaza Corp. Redevelopment:**

September 18, 2018: Veronica reported: At the PHC on Sept 5, Arbor Memorial and Dennis Maslo, Self Representing, are taking their issues to a full Hearing set for February 2019 We are remaining on as a Party along with the BWVRA and are registered on the Procedural Order as ‘not opposing’ rather than as supporting. The lawyer for the Developer asked Bill if we would be bringing any witnesses. Bill left the door open by saying ‘only if necessary’. Since I sent out the Mail Chimp e-mail on August 8 saying that we would need $30 000 to go to a contested Hearing, we received 4 immediate donations of $100 each August 9 – 11. In early September we received $150 from Elizabeth T of 15 Windermere for Humber Odeon and $200 for the Save Swansea fund. She has indicated that if we did not need this money for the Humber Odeon, we should give it to the Save Swansea fund. Janice T also sent a further $50 for HO to include a SARA membership for 2019. I will deliver the cheque to Kate. I will be sending out an e-mail to the Community this coming week describing our position, our continuance as a Party and the rationale for retaining the funds until these issues are resolved. I will circulate the letter before e-mailing it out. William Roberts reported that he attended the pre-hearing and that the city supported the new proposed plan, we did not have the money to continue to fight for further improvements so we are on record as not opposing the new plan.

September 18, 2018: It was moved by Sydney Reimer and seconded by Kate Lawson and CARRIED to confirm our activities over the summer as reported and to approve our role as party to the proceedings.

September 18, 2018: It was moved by Glen Gogal and seconded by Lindsay Whillans and CARRIED to authorize Veronica Wynne to send out an email on the status of the case.

June 19, 2018: Veronica reported that the developer has submitted new plans to the LPAT . following our meeting with the developer we had expected a follow-up meeting but the developer was not willing to meet and in a phone call with Veronica said that they were not making any changes as per our meeting.

We will be meeting with BWVRA on July 27th to prepare for the OMB meetings.

Councillor Doucette asked about the sticking points which are, generally: the angular planes (particularly at the east end), the unjustified extra 6m in height, hydrological questions, and the shadow study.

* 1. **Southport Plaza/34 Southport, Next Steps with the Chief Building Official:**

***November 20, 2018: Greg Byrne at the Chief Building Office has responded to Veronica's message and says he will be happy to meet with the parties however incoming Counselor Perks' office said he cannot meet regarding the matter until after December 3rd. Veronica has updated the South Swansea Neighborhood Committee.***

October 16, 2018: Veronica reported that she and Nick attended a meeting of the South Swansea Neighbourhood Committee on September 27th and it was well attended by representatives of all the involved Condominium Boards except for 1 Ripley. Unfortunately many of the representatives were not familiar with the OMB ruling and were hoping to address matters that had already been settled or which we only have observer powers. One Board has engaged the services of their own geotech consultant to drill water holes to "keep the developer honest". Another Board has sent out their own letter of issues and engaged a lawyer to pursue them. The attendees were informed of Veronica's dogged pursuit of the required pre and post construction studies and the need for unity and possibly funds. So, while somewhat scattered in focus the attendees agreed that a united voice was preferred and SARA will continue to represent the Committee. SARA agreed to continue to; pursue the pre and post condition surveys, pursue the consideration of LMV by the CBO as the geotech consultant, and to gather the SSKC member issues for inclusion in a submission to the CBO. Veronica reports that she had, since Sept 27, requested a list of member issues but none had been forwarded as of today. The members agreed to examine the developer's site plan submissions to see if there are any changes or issues.

October 16, 2018: it was agreed by consensus that because of the time lapse and numerous management changes, Veronica will request a meeting of the SSKC and the CBO to establish clarity on the next steps.

September 18, 2018: Veronica reported: After three years of sending in the request for input and progress on the Site Plan Approval Process and going through 6 different teams at the Chief Building Official’s office, I finally got a response from them. The Developer has put in for a Site Approval for the construction of one building (26 floors) and all the underground parking. At the end of July, I was in touch with Frank of the CBO offices-he is the Manager and everything will go through him. Greg B is the Planner on the file now and he made me a hard copy of the Geo Engineering Report. They both were on holidays in August and I renewed the communication in the first week of September. Frank’s intention is to follow the original directions provided by Diane Damiano and send out the invitation to be involved to all the buildings (Interested Parties). He is also getting an independent review of the Geo Study submitted by the Developer. He gave me reason to be optimistic that all our buildings would be included in the pre and post condition surveys. He was actually surprised that that was our expected outcome. In conversation with Nick this morning, Monday, we confirmed the plan of action to respond to Frank and also have a meeting with the other buildings. My Board of Directors has agreed that we can hold this meeting in our Party Room on Sept 27 at no cost to us. The letter as written requests SARA to be ‘an interested party’, that LVM/Englobe would be one of the companies that would be asked to quote on doing the independent review and reaffirms that all the surrounding buildings identified in M. MacKay’s commissioned letter from us would be included in the pre and post condition surveys of the Site Plan Approval.

September 18, 2018: It was moved by William Roberts and seconded by Nick Singh to authorize the South Swansea neighborhood committee to continue to deal with 34 Southport and to report back to SARA.

* 1. **1926 Lakeshore Blvd and Site Plan Involvement:**

June 19, 2018: Veronica reported that the South Swansea Neighborhood Committee met with the developer on June 18th. The developer reviewed changes that were made at the request of the city; the building was moved slightly, additional landscaping was added including the installation of a bike share rack, in addition the developer added balconies. The developers also said: that they wouldn't be looking to get a building permit in November, that currently 50% of the first phase of the building is sold and that sales are going well enough that they may build both phases at once, and the showroom will be open in July. They assured us that they recognized that SARA would be involved in the site plan. They said that the traffic study money must come from the section 37 as it was agreed to.

* 1. **2265-79 Bloor W. Site Plan Approval Process**
  2. **1908 – 1920 Bloor Street West connection to 2265-79 Bloor West**
  3. **Harmonized City Wide By-Law 569-2013/ OMB PL 130592/Healthy Neighbourhoods**

***November 20, 2018: Bill Roberts reported on proposed changes to by law 569 - 2013.  
  
It was moved by Veronica Wynne and seconded by Brian O'Rourke and carried that William Roberts is directed to oppose the amendments as they are excessive.***

October 16, 2018: No news

September 18, 2018: Bill reported that he and Terry Mills attended the meeting with City Planning and there will be a further meeting in the next coming weeks. Issues are expect to be: how to measure height and front lot setbacks. There is a need to confer with other Associations on these City wide matters. (See 10, h)

June 19, 2018: Bill reported that he attended mediation on our behalf and on the matter of what is "mediate context", it refers to buildings in the immediate block and the blocks on either side. It was also determined that through lots that front on a major street may receive more intense development but more thought is required for through lots that do not front on major streets. There are still other issues.

June 19, 2018: Moved by Kate Lawson, seconded by Veronica Wynne and CARRIED to pay $150 per day to Bill for his two days spent at mediation of this matter as our representative carried. NB Bill Roberts was absent from the room during the moving of, discussion about, and voting on, the above motion.

* 1. **Coordination of the 4 x Ratepayers Association:**
  2. **West End Ratepayer Groups – Heritage Designation Effort**
  3. **Bloor West Avenue Study:**

June 19, 2018: Veronica reported that she spoke at the Community Council meeting against the suggested conversion of properties in the Swansea secondary plan into mixed-use properties as part of the Bloor Street Avenue. The community council approved more consultation, working group meetings, and public meetings before the final report which should include OPA recommendations and guidelines.

* 1. **Promoting SARA and Membership Recruitment:**

October 16, 2018: John will look for our last promotional brochure.

September 18, 2018: Gary suggested that we should review our message and mandate.

June 19, 2018:Gary and Jared express interest in membership recruitment.

June 19, 2018: Moved by Nick Singh, seconded by Veronica Wynne and CARRIED to add Jared, Gary, Janice and Lindsay to the membership Committee.

* 1. **AGM: speaker, notify politicians and media, nominating committee, refreshments**

***November 20, 2018: suggested speaker for the AGM is Richard Florida an urban designer. His availability will be taken into consideration for setting the date of our AGM hopefully in May or June.***

* 1. **Development Permit System Appeal:**
  2. **Moccasin Trail in Maud Montgomery Park:**
  3. **Swansea Town Hall Sidewalk Sale:**
  4. **Ratepayers' Associations and the agreement for funds collected for the Save Our Village Fund:**
  5. **Traffic Study at Bloor Street W and South Kingsway:**

***November 20, 2018: Sydney made a presentation regarding Nick's concerns that were expressed in his email regarding the Jane/ Bloor intersection and traffic problems there. Sydney updated her presentation with a closer look at that intersection.  
  
November 20, 2018: It was moved by Sydney Reimer and seconded by Kate Lawson and carried for Sydney to send the summary highlights of her presentation to the City's traffic engineer and request a meeting for a full presentation.***

October 16, 2018: Sydney presented a very effective graphic examination, based on the principals of the National Association of City Transport Officials (NACTO), of the troubled intersection at Bloor St. W. and the South Kingsway. The presentation demonstrates how the complexity of the intersection creates hazards and how creating a second intersection at Old Mill Dr. will simplify the intersection to create better traffic flow and most importantly improve safety.

October 16, 2018: Moved by, Sydney Reimer seconded by Veronica Wynne and CARRIED to write a letter to the new ward Councillor informing the councillor of the commitment by the City to engage a third party consultant to study the intersection and ask for a presentation meeting with the consultant.

* 1. **Mid Rise Guidelines & Performance Standards Recommendations Report**:
  2. **South Kingsway/Mossom Intersection:**
  3. **Closure/Merger of 12th Division Police Station** **(Trethewey Dr. and Black Creek):**
  4. **Swansea Legion Hall Redevelopment:**
  5. **2259 Bloor:**
  6. **Pathway between Palisades and Ellis:**
  7. **Swansea Safety Meeting:**
  8. **Riverside Drive Redesign:**

September 18, 2018: Sydney reported that there was a meeting with the transportation department this summer. It has been suggested that traffic lights be installed on Bloor Street and Riverside Drive. It is felt that a traffic light will encourage drive through traffic along Riverside and increase traffic on Mossom Avenue. all of the suggestions that were proposed by the city have failed the planning standards. The neighborhood committee has submitted the city's plan to a third party consultant for review and they are awaiting the report.

September 18, 2018: It was moved by Nick Singh and seconded by Sydney and CARRIED to form a subcommittee on Sydney, Bill and Brian to deal with intersection issues.

June 19, 2018: Sydney reported that the Riverside Group has acquired reviews from three independent design experts who all agree that Riverside Drive is, in effect, being redesigned as a cut through down to the Lakeshore. in Sydney's opinion the city is deliberately ignoring all good planning design policies such as Vision Zero and is determinedly deaf to the community complaints such as the unwanted sidewalk that is also being installed on the wrong side of the road and the erosion of the historic look that is at odds with the proposed city style curbs. Sydney was advised that they should hire an environmental law firm to consider legal action if there are safety issues that are not being addressed.

* 1. **2115 to 2117 Bloor Street – Community Council Meeting:**
  2. **Speeding on South Kingsway:**

June 19, 2018:Councillor Doucette reported that traffic speed data from the temporary speed signs on South Kingsway is being assessed.

* 1. **Face book Account:**
  2. **Blanket Speed Limits for Swansea Streets**
  3. **High Park Mega Development Projects**
  4. **Official Plan Amendment 320 - Neighbourhood Policies**

***November 20, 2018: Bill Roberts reported that procedural matters had gone before the OMB hearing which was attended by Eileen Denny and that the board decision is pending.***

October 16, 2018: Bill reported that there was a hearing on October 10-11th and he will ask the City for an update on the proceeding.

September 18, 2018: William Roberts reported that at mediation, which included George Belza and Swansea Area Ratepayers Association proposing wording changes, the committee accepted the wording changes and they will strengthen the Citywide policies. There will be formal meetings at the LPAT expected to last 2 days.

* 1. **Short Term Rentals/Air B'NB City Consultation**
  2. **1978-2002 Lake Shore Blvd. (Joyco Station)**

***November 20, 2018: Veronica Wynne reported that Lewis of the Community Working Group was not happy about the position of the Urban Design panel and wants to write in opposition to the panel. It was agreed by consensus that this was not a good idea. The group wants to continue their presentations but not with the emphasis on raising money. Their emphasis seems to be on community involvement and activism. It was agreed that it must be communicated to the group that they need to prepare for the upcoming Community Council meeting because the RULES governing the TLAB only allow documents submitted at the Community Council to be considered at the TLAB proceedings. To that end they need to start raising funds in the amounts of approximately $8,000 for the Community Council meeting and if it goes further $50,000 for the TLAB hearings. We will try to set dates for a meeting with the group for early December.***

October 16, 2018: Veronica reported that the group has been fundraising with the condo boards and while donations are forthcoming most boards could be more generous. They attended the Urban Design Panel at which Veronica handed out the group's list of issues and were very pleased with the Panel's responses to the issues. Veronica and Catherina took notes of the Panel's suggestions for later use. The panel was not supportive of the developer's lot covering footprint, building orientation, respect for view corridors, relationship with parkland and green space, traffic problems and retail proposal. They also raised a concern about the grading of the property. Our group will be making further presentations to condo boards on Oct 18th and 25th.

September 18, 2018: Veronica reported: I have spent the summer attending meetings with various buildings, with Sarah Henstock, Diane Silver of City Planning, and with the Developer’s Team supporting and in the company of the Community Group. Bill also attended the meeting with the Developer’s Team. Summary of Outcomes:

• The meeting with Dev. Team went well. Bill reported that the developer was not happy with the Community fundraising events as they felt it was in bad faith to be fundraising and discussing issues with them. It was pointed out to the developer that they were not respecting the two-time density that was the as-of-right density for the property..

• About a month later, Jeff of Dev. Team called me to say that they were going to work with City planning because of the Petition Surveys that had been sent around by the Community. Evidently Diane Silver was upset at the volume and she sent a copy to them which set the reaction in motion.

In the company of Mahsa, Catherina and Lewis, I met with Sarah Henstock (Manager) and Diane Silver Planner in July. It was definitely a reality check for the trio as to how the City saw the development happening in terms of planning. I had to intervene to identify the ‘go to the wall’ issues such as the below strata height, point towers with a 750 m² floor plate, no residential car exits or entrance off Windermere, no slab feature beyond the 21-metre allowance of the Tall building guidelines. In terms of the last feature, Sarah wanted to know what they could do within the triangular aspect of this ‘iconic’ piece of land!! She also said that traffic would not be a deciding factor in the size or construction of this development. She was astonished to hear that the plan included the idea of extending the curb on Windermere and cutting down on one lane. Leads me to believe that they haven’t examined it too closely yet. She also brought up Mirabella and was using it as a wedge between the Community and SARA. I had brought along the OMB decision to show references in the 1926 development. Diane was really interested in it and got quite excited about the references in the Section 37!

• What SARA needs to do is take the lead role in this development in conjunction with a separate communication with the City. This (community)group, while they have done a mountain of research, needs SARA’s depth of OP expertise and strategic savvy to take on the communication lead with the City or the Developer. I am meeting with them at their meeting with their buildings on Tuesday Sept.18 and will draft a summary of this meeting with their input.

June 19, 2018: A meeting with the developers has been scheduled for July 11th or 12th at the developer's request. Swansea insisted it would include the working group. It is expected that here will be no planning report until the new year. As per the conditions of sale the hydro equipment currently on the property must be moved before any construction begins and failure to remove the equipment would allow the new owner to force the City to buy the property back.

* 1. **Pedestrian Island at Lake shore and Ellis Ave.**
  2. **Provincial election candidates debate:**
  3. **Airport Noise Mitigation:**
  4. **Laneway Housing OPA**

June 19, 2018: Bill reported that the language proposed by planning and growth committee is intended to mirror the permission in the provincial language however the planning and growth language is problematic as it extends Second Suites to ancillary structures where the provincial language allows for secondary Suites in either the main building or an ancillary structure but not both. The planning and growth language also allows for definitions to include" in-law apartments" or "granny Suites" which are terms that describe temporary uses. June 19, 2018: Moved by William Roberts, seconded by Sydney Reimer and CARRIED that Bill will write Planning and Growth regarding our suggestions.

* 1. **Air B'NB Complaint: 15 Beresford has complained that 11 Beresford is being used as a mini hotel and the owner is not a resident at this address.**
  2. **Community Council Boundary Change:**
  3. **Seniors Programs**
  4. **Local Improvement Project:**

***November 20, 2018: William Roberts reported that his draft letter has been sent out to our Board Members and he is waiting for a response before sending it.***

***November 20, 2018: It was moved by Veronica Wynne and seconded by Kate Lawson and CARRIED to approve the letter in principle.***

October 16, 2018: William Roberts will send a response to the developer as per our June 19, 2018 motion.

September 18, 2018: William Roberts will send a response to the developer as per our June 19, 2018 motion.

June 19, 2018: The Mirabella developer asked us about a local improvement project.

June 19, 2018: Moved by David Fleming, seconded by Sydney Reimer and CARRIED to

tell the Developer we have the following projects in mind: "Village of Swansea" street signs, improvements to Swansea Mews, and improvements to local parkettes.

* 1. **KPMG review of the Committee of Adjustment:**

October 16, 2018: It was agreed by consensus that John would write our new ward councillor to ask for the process regarding, and access to, the review of the COA.

June 19, 2018:The City is trying to transform the planning process and has hired KPMG to do a review of the COA procedures such as the radius for notices. The Councillor provided KPMG with John's contact information for our perspective.

* 1. **Dissolution of Build Toronto:**

June 19, 2018: In response to discussion about the sale of the 1978-2002 Lake Shore, Councillor Doucette said that Build Toronto has been replaced with a Board that will consult with Community groups in regards to land it is considering for sale and that the prime focus of the group is to look for space within the currently City owned stock so that they can reduce the leasing of extra space.

* 1. **City of Toronto Elections:**

October 16, 2018: The Candidates for Councillor meeting was a standing room only event. Eight candidates attended which resulted in each question taking at least ten minutes to answer thus limiting the number of questions that could be put. This caused some disappointment for those who submitted questions which were not put. There was a suggestion that other meetings were "better".

September 18, 2018: The date for the candidates debate will be October 11th pending any further developing issues on the election.  
 John will email Bloor West Village residents Association regarding co-hosting in mayoral debate.

June 19, 2018: Moved by William Roberts, seconded by Veronica Wynne and CARRIED that the "All Candidates Meeting" for councillors should take place between the mid to end of October 2018

* 1. **Ward Boundaries:**

***November 20, 2018: The city is returning to the reallocation of wards to Community Councils which was begun before the elections and before the elimination of 19 wards. Our position as to which Community Council or ward Swansea should be grouped with was discussed.***

***November 20, 2018: it was moved by William Roberts and seconded by Veronica Wynne and CARRIED that we are agreeable to whatever works for an equal work load and good governance. John will write a letter.***

1. **NEW BUSINESS:**
2. **How to deal with a 25 member City Council:**

October 16, 2018: It was discussed that, as incumbent Gord Perks said, with the largest citizen to councillor ratio in the democratic world the importance of citizen engagement through associations like SARA will grow significantly and we should work on our engagement with our communities. The establishment of ward councils was discussed but until the possibility is fleshed out its operation is uncertain at this time.

**8. COUNCILLOR DOUCETTE ITEMS:**

1. **Site Plan for 2265 Bloor St. W. : See 6(d)**
2. **1926 Lakeshore blvd. W. : See 6(c)**
3. **34 Southport St. : See 6(b)**
4. **2259 Bloor St. W. : See 6(w)**
5. **Avenue Study for Bloor West Village : See 6(i)**
6. **Humber Theatre 2442 Bloor St. W. : See 6(b)**
7. **Community Issues: Swansea Safety Meeting : See 6(z)**
8. **Park Site at The Queensway and Ellis Ave. :**
9. **Construction Problems on South Kingsway :**
10. **City Budget :**
11. **Leaves and snow removal**
12. **Housing**
13. **Halloween Road Closures**
14. **1987 to 2002 Lakeshore Boulevard West**
15. **Swansea Mews Homework Club:**

p)  **Local Robberies:**

**9. LAND USE ITEMS: (Chair & members will identify and discuss only the items that need attention.)**

**a. New Items**

**b. Previous Items**

1. **86 Deforest (Tree House):**
2. **44 Ellis Park**
3. **100 South Kingsway:**
4. **20 Deforest**
5. **79 Mayfield: *November 20, 2018: was approved at COA but it was reduced.***
6. **91 Beresford**
7. **57 Beresford**
8. **17 Mayfield**
9. **288 Ellis Ave**
10. **50 Kennedy Ave.**
11. **34 Beresford Ave.**
12. **16 Willard Gardens:** Committee Of Adjustment application: 1) front yard setback from2.88m to2.51m, 2)side yard setback from0.9m to 0.59m, 3) side yard setback for platform without walls from 0.9m to 0.62m 4) side yard setback for eaves from 0.3m to 0.13m 5) front yard soft landscaping from 75% to 41.17% 6) one parking space to none. This is one of the few home on this dead end street that has not exploded into a lot covering overbuild. By comparison 16 Willard Gdns. is not doing much that has not already been approved for the Neighbours. However the current problems with flooding have given added need to respect the soft landscaping bylaws. We need to object to that.
13. **37 Riverside Cres.:** Committee Of Adjustment application: To legalise an illegal build that previously went to the COA. 1) Height from 7.2m to 7.77m to 8.28m 2) First floor maximum height; from 1.2m to 1.37m above grade. This appears to be an abuse of process and there is no justification for the need for the extra heights.
14. **44 Ellis:** Committee Of Adjustment application: 1) too much GFA; from 3.5 to 5.2 , 2) Side yard setback; from 1.2 to 0.9, 3) too high; from 7.2m to 10m, 4) too many floors from 2 to 3  5) too much and too many roof top patios; from 4m2 to 19.8m2 + 4.78m2 Object.
15. **46 Beresford:** Committee Of Adjustment application: This application seems to be missing the variance for an integral garage, 1) too much GFA; from 0.6 to 0.98, 2) too high; from 9m to 10.5m 3) not enough floor space within 4m of first floor;  from10m2 to 2.5m2.
16. **69 South Kingsway:** Committee Of Adjustment application: This application involves sixteen variances some of which either ignore the relevant bylaw completely or forcefully disregards its intent.

September 18, 2018: this application was opposed. At the COA hearing it was proposed to reduce the height and the main walls were lowered. The COA approved a new plan to reflect the above changes but the copies of the plans are pending.

June 19, 2018: The Planning department wrote a report strongly recommending a deferral to allow the applicant to revise the plan to more closely resemble the official plan and by-law provisions. The matter was deferred at the request of the applicant. No notice of the adjournment was provided by either the applicant or the COA to persons who wrote in.

1. **41 Beresford.**

September 18, 2018: was approved by the COA.

June 19, 2018: Moved by William Roberts, seconded by Kate Lawson and CARRIED to oppose.

1. **7 Riverside Cres.**

June 19, 2018: It was agreed by consensus that Sydney will follow up with the neighbours.

1. **35 Worthington:**

September 18, 2018: was approved by the COA.

1. June 19, 2018: Moved by William Roberts, seconded by Brian O'Rourke and CARRIED to oppose the length, building height and main wall height.
2. **209 South Kingsway:**

September 18, 2018: No neighbours objected.

June 19, 2018: it was agreed that this application needed more investigation.

1. **245 Riverside Dr.**

September 18, 2018: was approved by the COA.

1. **15 Durie**

September 18, 2018: was approved by the COA.

**10.COMMUNITY ORGANIZATIONS:**

**(Chair & members will identify and discuss only the items that need attention.)**

* 1. **High Park Resource Group**
  2. **Community Police Liaison Committee**

October 16, 2018: John will ask Sybil if it is possible for her to submit a report.

* 1. **Swansea Community Recreation Centre and Rennie Park**
  2. **Swansea Memorial Library and Friends of the Library:**
  3. **Swansea Public School**

October 16, 2018: Bill Roberts reported that the award ceremony in June was not as well run as in the past and SARA was not recognised as the sponsor for our awards. It is recommended that next year we enquire into the planned presentation procedure beforehand.

June 19, 2018: The awards ceremony will be on Tuesday July 27th. Bill and Sybil will present our SARA sponsored awards.

* 1. **Swansea Town Hall Board of Management**
  2. **J.T. Bonham Residences**
  3. **CORRA:**

***November 20, 2018: Veronica Wynne reported that she has reached out to Hans to help organize a meeting of ratepayer groups so that SARA can report on changes to by-law 569 - 2013 and to get their feedback.  
  
November 20, 2018: It was moved by Brian O'Rourke and seconded by Sydney Reimer and carried for Veronica to send out invitations to the many community associations as possible for a meeting on January 12th at 2 p.m. The presentation is to be based on the memo edited by Nick Singh prepared by Bill Roberts.***

October 16, 2018: The contact list has been partially completed. It was discussed that there is a need to have some dialogue before December 2018. Veronica will look for a date and a place for a meeting.

September 18, 2018: It was reported that SARA needs to discuss the bylaw harmonisation matters with other City associations (See 6, f ) so Glen, Sydney and Brian volunteered to help put together a contact list so that a meeting can be organized to update CORRA members on the progress of the meetings with the city.

**11. ITEMS BEING MONITORED:**

**(Chair & members will identify and discuss only the items that need attention.)**

* 1. **Windermere by the Lake**
  2. **Humber Odeon Developments See 6a.**
  3. **Red Oak initiative.**
  4. **2500 Bloor Street West – Tridel Development**
  5. **Five Year Review of Official Plan**
  6. **Runnymede Fire Station Closure**
  7. **YIMBY (Yes In My Back Yard):**
  8. **Local Appeal Body for the City of Toronto**

***November 20, 2018: Nick Singh reported that there is a TLAB update meeting coming up on Friday December 14th 2018 and if anyone can attend on our behalf they're welcome to do so.***

* 1. **Former Joyco Station:**
  2. **Ukrainian Festival and Bloor Street Closures**
  3. **Swansea Traffic Study**
  4. **South Kingsway Ramps**
  5. **Leaves and snow removal (See 8)**
  6. **Harmonization of Cash in Lieu Fees for Parking**
  7. **Have Your Say / Parks and Recreation Facilities Master Plan**
  8. **Park Lawn / Lake Shore Area Transportation Master Plan**
  9. **57 Lavinia: See 9, b**
  10. **1990 and 2114 Bloor Street West**
  11. **2117 Bloor Street West / 19 Harcroft** – ongoing
  12. **Swansea Public School Graduation Plaques etc.**
  13. **Lobbyist Registration List for Not-for-Profit Organizations:**

1. **LONG TERM MONITOR FOR FUTURE ACTION:**

**(Chair & members will identify and discuss only the items that need attention.)**

1. **Booking of Swansea Town Hall Rooms for SARA Meetings in 2019:**

***November 20, 2018:The dates for the 2019 meetings were agreed by consensus to be the third Tuesday in every month and it was agreed by consensus that the December meeting would be Tuesday, December 10th. John will send the dates to Carol at the Town Hall and to the members of the executive.***

1. **State Farm Insurance Policy:**
2. **Waterfront Master Plan and Western Beaches:**
3. **AGM: speaker, notify politicians and media, nominating committee, refreshments:**
4. **Procedures for visitors and guests at Executive meetings**
5. **Pot Luck for the December 2017 Executive**
6. **Swansea Town Hall Side Walk Sale & Events Template**
7. **NEXT MEETING: *November 20, 2018:*** ***It was moved by William Roberts and seconded by Veronica Wynne and carried to move our December meeting to Tuesday December 18th 2018 at the Swansea Town Hall. Counselors Doucette and Perks will be invited by John to attend our December meeting.***
8. **ADOURNED:** **9:40pm**