

Swansea Outlook

Volume 41 – Number 2

Newsletter of the Swansea Area Ratepayers' Association

September, 2014

(<http://www.swanseratepayers.ca>)

EXECUTIVE MEETINGS

Please note that Executive meetings are public and held normally on the third Tuesday of each month, excluding July and August. Due to seating limitations, kindly contact the Executive before attending.

Your executive as of the date of this letter: Nick Singh - Past-President; John Meijer, President; Keith Dicks, Ian McIsaac - Vice-presidents; K. Lawson - Treasurer; D. Fleming - Secretary; John Meijer - Membership Chair; Directors: Gared Daniel, William (Bill) Roberts, E. Elson, S. Wilkinson, V. Wynne, Andrew Reitknecht and Brian O'Rourke

The SARA Executive still needs volunteers to help with various duties. Persons interested should contact the President and, if they wish, attend our Executive Meetings to help understand what is involved.

2265 BLOOR (AT DURIE) DEVELOPMENT PROPOSAL

A new condo has been proposed for 2265 Bloor Street West through to 2279 Bloor Street West. This stretch of property is on the south side of Bloor starting at Durie Street (across from Queen's Pasta) and stretching to the flower shop just before the Bloor Street Meat Market. It calls for an 8 story mixed use building comprised of 83 residential dwelling units as well as 1200m² of non-residential office and retail.

The developer has appealed to the OMB for permission to proceed, and SARA was involved in the meeting of the Etobicoke-York community council where the City motioned to send a City lawyer and planner to oppose the development at the OMB, as well as to ask for adjournment until a Bloor West Village area study can be completed.

Nevertheless, it appears the community must be prepared to defend itself against this proposal and so SARA is working together with the other local resident associations, under the Save Our Village banner (www.saveourvillage.ca) to raise funds for an OMB fight. Please consider donating to support this effort.

Lawn signs supporting "Save Our Village" are also available, please contact SARA or www.saveourvillage.ca.

Below is a rough sketch outlining the scale of the proposed development.



MUNICIPAL ELECTION DEBATES SARA will be co-hosting separate election debates for both the Councilor's and Mayor's positions. Save the dates! The details are as follows...

Councilor Candidates Debate – Sep 30, 7:30pm,

Swansea Town Hall, Rousseau Room. Doors open at 7:00pm. Co-hosted with the Old Mill Community Association and High Park Residents Association.

Mayoral Candidates Debate – Friday, Oct 3, 7:00pm,

Runnymede United Church. Co-hosted with the Bloor West Village Residents Association.

Hope to see you there!

2217 BLOOR (AT HARCROFT) DEVELOPMENT PROPOSAL

A preliminary community consultation was held Aug 20 at Swansea Town Hall, by the developer, Main and Main, of the site at 2217 Bloor. SARA was in attendance, and the developer sought input on its plans for ground level retail, with residential condos above. No concrete plans are yet available.

1926 LAKESHORE (4 POINTS SHERATON) DEVELOPMENT

There was a mediation held during the summer in which the South Swansea Neighbourhood Committee, the developer Carterra, and the City participated and reached a settlement which was approved by the OMB. SARA was involved, and supported the local community's interests. The proposal is for two 35 storey towers above a 5 floor podium and a minimum 315 sq m of commercial/retail at grade, and a reduction in density and below grade parking. The applicant originally sought two towers of 42 and 48 storeys. The community benefits include parkland improvements and section 37 funds.

MEMBERSHIP If you haven't already, please renew your membership now for calendar year 2014.

THE FOLLOWING ARE THE FEES for 2014 (unchanged):
Single membership standard \$12.00 senior \$10.00
Family membership standard \$14.00 senior \$12.00
Business membership \$20.00

Note: A Senior is anyone 60 plus.

Please contact John Meijer to renew, or visit the new website at www.swanseratepayers.ca to pay via credit card / PayPal.

Membership forms may also be sent to SARA, c/o Swansea Town Hall, Box 103, 95 Lavinia Avenue, Toronto, M6S 3H9.

SARA FUNDRAISER NOV 2014 AT THE VILLAGE PLAYHOUSE

SARA's annual fundraiser will be held on the preview night of the Village Playhouse production of "Strictly Murder", on **Thursday Nov 6, 2014, 8:00pm**. Tickets are \$18/ea., and are available from the SARA Executive. Don't miss out on a fun evening in support of SARA!

SARA WEBSITE Please visit <http://www.swanseratepayers.ca> to view our newly redesigned website with blog capabilities - posts and comments, and credit card membership payment processing.

SWANSEA TOWN HALL Memberships for the Town Hall Association are always available at the Town Hall for only \$2/year

ANNUAL GENERAL MEETING – The 2014 Annual General Meeting was held on Wednesday, June 4 with **Supt. Heinz Kuck**, 11 Division Toronto Police, as the speaker. He spoke on community engagement, graffiti eradication, and his fundraising efforts, among other topics.

CORRA – CORRA is involved at the moment with matters including the Development Permit System, the Island Airport, the Consolidated Zoning bylaw, Official Plan review, and more.

RENNIE PARK GARAGE SALE – “Treats and Treasures” was held indoors at Swansea public school on Apr 26th.

SWANSEA LEGION – was sold to a private individual for their own use. Currently, the owner is envisioning a private residential unit on the main and upper floors, and a yoga studio in the lower floor, contingent upon zoning changes which are being sought.

HERITAGE CONSERVATION DESIGNATION – SARA worked with other local ratepayer groups and the city councilor on a Heritage designation which is awaiting review.

ZONING BY-LAW HARMONIZATION / OFFICIAL PLAN REVIEW
SARA is appealing the City’s Zoning By-Law harmonization, and monitoring the Official Plan review.

SWANSEA MEMORIAL LIBRARY AND FRIENDS OF THE LIBRARY – Please continue to visit our Library! With our support, the usage of the Library keeps growing; this only helps to protect this community resource. Spread the word; there are children’s programs and you can order your books for convenient pick up at our branch.

LIBRARY HOURS ARE:

Monday: Closed
Tuesday: 10:00 A.M. - 12:00 & (*) 1:00 - 6:00 P.M.
Wednesday:1:00 - 8:00 P.M.
Thursday: 10:00 A.M.-12:00 & (*) 1:00 - 6:00 P.M.
Friday: Closed
Saturday: 10:00 A.M. 5:00 P.M.
Sunday: Closed
(*) closed for lunch from 12:00 - 1:00 P.M. Tuesday & Thursday
Friends of Library contact: G. Dubauskas at 416 - 762 -6413.

COMMITTEE OF ADJUSTMENT/ PLANNING MATTERS – SARA continues to monitor all minor variance applications in Swansea which go before the Committee of Adjustment. This is to ensure their appropriateness and desirability for the neighbourhood and community. Below are some recent applications of interest:

90 South Kingsway– The application was approved at its second Committee of Adjustment hearing, with modification of the front yard parking which was objected to by SARA.

52 South Kingsway – is now under construction.

70 Lavinia – this property has been sold to a new owner

304 South Kingsway - This is the building at the top of South Kingsway at Mossom Road. There is concern that the building has been turned into a rooming house. City Planning has not been effective at inspecting the building. SARA is pursuing the matter.

83 Morningside Ave – this is going before Committee of Adjustment on Oct 2. SARA is looking into the large number of variances requested.

SOUTHPORT PLAZA

Nick Singh agreed to chair SKNC, who plan to meet in October. There remain concerns over i) retail and ii) geotechnical studies. SKNC is looking to fundraise \$500 for a geotechnical peer review. SARA also has some concern over lack of information on site plan progress

William (Bill) Roberts / John Meijer: Editors
Nick Singh: Advisory Committee

SARA 2014 Membership Application Form

Yes, I want to renew/join SARA as a:

- Individual Membership \$12.00 / \$10.00 Senior
- Family Membership \$14.00 / \$12.00 Senior
- Business/Organization \$20.00

Please indicate if:

- New Member Renewing Member

Please note that memberships are for a one year term: January->December

Name

Company/Organization

Address

Suite/Apt/Unit Number

City

Province Postal Code

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Area Code Telephone Number

Email Address

Yes, I want to get involved and help with:

- Membership Committee Chair
- Special Events Board of Director
- Fundraising Community Liaison
- Web Content Media Relations
- Other – specify

Payment:

Please make your cheque payable to the:

Swansea Area Ratepayers Association

Please send this completed form along with your cheque to:

Swansea Area Ratepayers Association, c/o John Meijer,
Membership Chair, 16 The Palisades, Toronto ON M6S 2W8

* note - for convenience, membership payments are also accepted at www.swansearatepayers.ca