



ARECA
(Avenue Road Eglinton Community Association)
www.areca.info

Celebrating 20 years working on behalf of the community 1988-2008.

ARECA has been functioning since the 1970s, but was incorporated in 1988.

YONGE & EGLINTON CENTRE

ARECA directors recently met with Neil Cresswell Manager Planning North District City of Toronto to discuss Planning and Development issues occurring within the ARECA boundaries. Of considerable concern is the news that the North West corner of Yonge and Eglinton is once again being considered for enclosure. RioCan, the new owners of the Y/E Centre, have produced preliminary ideas for the centre including the exterior front patio which is classified as landscaped open space. According to the 1968 By-Law governing the development of the north-west corner of Yonge St and Eglinton Ave West there was an original requirement to have 66,000 square feet of landscaped open space. This has since been reduced to just over 40,000 square feet due to the encroachment of subsequent development on this site.

Mr Cresswell confirmed that landscaped open space can be provided on rooftops to meet the By-Law requirement. ARECA is concerned that the ground level open space could be enclosed as part of RioCan's development plans and that the required landscaped open space could be provided in less desirable areas such as rooftops.

Any proposed additions to the Yonge/Eglinton Centre will require relief from the existing By-Law. ARECA believes that each proposed development at this corner should not be considered in isolation and has written to the Chief Planner, Gary Wright, to have the Planning Department complete the Yonge/Eglinton study. This study was started years ago and its purpose is to look at the entire area so that good planning and development can be assured for this major intersection. The TTC lands to the south will be developed and along with the Minto towers will have a tremendous impact on this intersection.

MONTGOMERY AVENUE APARTMENT PROPOSAL

ARECA actively voiced its objection to an application to re-designate a section of Montgomery Avenue to an 'apartment neighbourhood'. ARECA continues to

support the current City of Toronto Official Plan. North York Community Council unanimously turned it down. The developer, Top of the Trees Development, did not wait for City Council to vote on this proposal and has taken the application to the Ontario Municipal Board (OMB).

DOGS OFF LEASH

Councillor Stintz's office has advised that a preliminary study by City staff indicates that Eglinton Park is not suitable for a "Dogs off Leash" area.

RIO CAN LIGHT

The Councillor's office has asked the Building Department and Municipal Standards to review the light at the top of the RioCan building. Local residents continue to refer to the light pollution from the sign.

Note that Saturday, June 14 is **Environment Day in Eglinton Park** - sponsored by Councillor Walker.

ARECA is a volunteer community association representing the views of residents in matters that affect our community in North Toronto. ARECA represents the area bounded by Eglinton Avenue West, Yonge Street, Roselawn Avenue, Avenue Road, St Clements Avenue and Chaplin Road. If you live in the ARECA area please contribute to your community association. To donate, send a cheque for \$20 (\$10 seniors) for 2008, along with your name, address and phone number to Avenue Road Eglinton Community Association, c/o 23 Elwood Boulevard, Toronto M4R 1B8. Note if you wish to receive fax or email updates from ARECA please include these with your details or email us at information@areca.info.