

FALL 2016

DMRI NEWS

D O N M I L L S R E S I D E N T S I N C .



Photo credit: D.J. Bies, Blue Heron

The Don River stretches almost 38 km in length, flowing south from its headwaters on the Oak Ridges Moraine to the Keating Channel, where it empties into Lake Ontario.

The landscape of the Don River is slowly being regenerated and revitalized, and is home to Don Mills' Blue Heron.



Welcome to the Fall. It's hard to believe that summer is already over.

This summer was a special one. It set all sorts of records for heat and lack of rain – pretty good for many activities but too hot for some. It was especially hard on trees and perennials. Perhaps we will get sufficient rain this fall to help them out.

With the re-development of the Don Mills Centre and the recent applications for four other major developments in Don Mills (Green Belt Drive, former Inn on the Park site on Leslie Street, York Mills Road at Leslie, 12 Mallow Road and 169 The Donway West), many residents are asking how and why this is being allowed to happen.

In addition to these major developments almost every two weeks there is an application before the Committee of Adjustment for amendments to the By-laws to allow the building of new homes or additions that may or may not fit into the character of our neighbourhood.

It is natural to be relatively unaware of these changes within our community until confronted with an application close to one's residence, that appears to be out of the ordinary in the wrong way. In addition, the process leading to these applications is often a mystery.

We cannot stop change but we can influence it in the best interests of our community. To accomplish this we need to understand the processes surrounding the coming changes (City Planning, OMB, ...) and the role we can play in these processes. Within this newsletter we illustrate the role we try to play using the proposed development for the old post office site (169 The Donway West) as an example.

As you will see, influencing development requires hiring expert planners and lawyers from time to time. DMRI is an entirely volunteer organization. We depend on memberships to support our efforts; it is our only source of revenue. We encourage everyone living in or around Don Mills to become a member. (A membership form is included in this newsletter).

We will provide regular email updates to members so please provide your email address.

– Brian Story, President

Our volunteers are the foundation of the DMRI, and we could always use a helping hand.

Currently we are seeking 3 enthusiastic and dedicated volunteers to fill 3 positions on the DMRI Board.

Please contact Brian Story at dmriPresident@dmri.ca if you are interested.

A thorough description of land use in Ontario is on our website for those who wish to understand the complexities. We have tried to illustrate the essentials here.



Planning Act; Official Plan; OMB

- The Planning Act governs land use in Ontario.
- The act establishes the Ontario Municipal Board (OMB).
- OMB is responsible for land use in all municipalities.
- All municipalities have to develop an Official Plan (and update it every 5 years).
- The Official Plan specifies the use of land in the municipality.
- Zones are designated for different uses such as: industrial, employment, retail, residential, and 'mixed use'.
- 'Mixed use' designation includes residential, retail and business such as the Shops at Don Mills.
- Each Municipality also develops its own By-laws
- By-laws define various uses in each designation – for example if an area is zoned residential the By-law limits the type of residential in that area to rental apartments, multiple family homes, single family detached homes, mixed, etc.
- Secondary Plans are sometimes developed for special uses within a small geographic area. There is one for Don Mills.
- The OMB must approve the completed plans.
- Once approved they define land use and building that can be done.
- If a development does not comply with the Official Plan and its By-laws, the owner must apply to modify the By-law. For example: the site at 169 The Donway West is currently approved for an eight story building but the owners are requesting permission for up to 39 stories.
- Such applications are made to the City who can approve or refuse it.
- The City Planning Department reviews each application and makes recommendations to City Council.
- If the application is refused by City Council the applicant can appeal to the OMB.
- Decisions of the OMB are final.



Minor Variances

- A section of the Planning Act deals with Minor Variances such as decreases in front, side or back yard set-backs, and/or increases in height and/or lot coverage.
- Applications for minor variances are referred to the Committee of Adjustment (CoA) – a City appointed committee.
- Once a date for the hearing is established, notification is sent to all residences within 100 metres of the site and a green public notice has to be displayed for two weeks prior to the meeting on the subject site.
- Each application is reviewed by City Planning staff and by the CoA prior to the hearing.
- At the hearing the applicant makes a short presentation followed by those opposing or supporting.
- To be deemed 'minor' the application has to satisfy the committee that it meets all of four tests identified in the Planning Act:
 - (1) The general intent and purpose of the Official Plan is maintained.
 - (2) The general intent and purpose of the By-law is maintained.
 - (3) The variance (s) is considered desirable for the appropriate development of the land and
 - (4) In the opinion of the Committee, the variance(s) is minor.
- If the CoA refuses the application, the applicant can appeal to the OMB.
- At the OMB hearing there is normally evidence from expert witnesses and usually there is legal representation.
- Such hearings normally take one day.



Local Appeal Body (LAB)

- Provincial legislation was changed a few years ago to allow Toronto to establish its own Local Appeal Body (LAB) to deal with appeals of minor variances.
- The LAB should be operating early in 2017.
- LAB members will be from Toronto who should be more sensitive to the issues in Toronto.



What does DMRI do?

- DMRI tries to monitor all requests for development within our area and also all applications to the Committee of Adjustment.
- We actively negotiate with major developers and the City to try and reach agreements that are reasonable.
- But developers have the resources to present expert testimony in all areas of the application at OMB hearings, while the DMRI has to work with limited funds and volunteers in its representations.
- We frequently appear before the Committee of Adjustment, and although most involve opposition to applications we also attend to support applications that we think are beneficial to the community.
- We recognise that the community is now more than 60 years old and that many homes require updating or replacement. We endeavour to ensure that this is done within the parameters of the By-laws.
- We work with local residents in opposing applications when they are not in keeping with the character of our community.



Development Update: 169 The Donway West

- An OMB pre-hearing for the application was held on August 26th at which time it was indicated that the DMRI will be opposing this application as a Party.
- Cadillac Fairview (the applicant) requested that a further pre-hearing be identified to allow consultation between the 'parties' to discuss the issues that would be before the Board with the objective of finding some agreement.
- If no satisfactory agreement is reached the Board has requested that full details of the remaining issues be identified at the next pre-hearing that is scheduled for February 21, 2017.
- Cadillac Fairview is partnering with the development firm Lanterra with the project, and with the new high rise Rodeo condominium that is presently being promoted at the Shops.
- A DMRI working committee has had two meetings with the President and Vice President of this company and will continue to meet with them and with the City to express the community concerns with the density and height of this proposal.
- Any progress on these issues will be reported to the community through emails and through our newsletters to our members.
- Where there is significant change we will organize public meetings.

Should you have any questions or concerns about developments in your immediate area or elsewhere in the community please do not hesitate to contact us.



Out & About:

FALL 2016
COMMUNITY GUIDE

Don Mills Library

SENIORS PROGRAMS

Tea And Movies Fri. Nov. 11, *Nell* (1994), & Fri. Dec. 9, *To Have and Have Not* (1945) at 2:00 pm. Tea and coffee will be served before the movies.

Meditation Hour Sat. Nov. 26, & Sat. Dec. 10, at 12:30 pm - 1:30 pm. Experience the peace and happiness of meditation. Join an instructor from Meditation Toronto for easy stress relieving stretches followed by deep breathing and a relaxing and rejuvenating meditation session. All are welcome regardless of experience level.

Nordic Pole Walking Fri. Oct. 21, at 2:00 pm - 3:30 pm. Nordic Pole Walking (NPW) is a highly effective low-impact aerobic activity that combines the ease of walking and the benefits of an upper body strength training workout using lightweight walking poles.

Power of the Pen Fri. Nov. 4, at 2:00 pm - 3:30 pm. Come prepared to laugh and learn during Elaine's "Power of the Pen" presentation.

Healthy Eating Using Canada's Food Guide Fri. Nov. 18, at 2:00 pm - 3:30 pm. Explore how to eat healthy based on Canada's Food Guide. Presented by Toronto Public Health.

Bad Singer Fri. Nov. 25, at 2:00 pm - 3:30 pm. Author and journalist Tim Falconer - a self-confessed "bad singer".

ADULT PROGRAMS

Photographing Architectural Change in Toronto Wed. Oct. 26, at 6:30 pm - 8:00 pm. Documentary photographer Peter MacCallum will begin his illustrated talk

For complete event information, visit: dmri.ca



or follow us on facebook:
facebook.com/DMRI81

by showing how Toronto's first official photographer, Arthur Goss, documented our city's rapid development between 1911 and 1940. Please call the Library to register.

The Future of Memory: Edward Fisch, Holocaust Survivor. Wed. Nov. 2, at 1:30 pm. Edward Fisch will speak of his experiences.

The Boeing B-29 Superfortress: A 'Heavy Bomber' for the Pacific War. Thurs. Nov. 3, at 2:00 pm - 3:00 pm.

Medicine by Design. Wed. Nov. 9, at 7:00 pm - 8:00 pm. Stem cells, special cells first discovered in Canada, offer avenues to treat—and perhaps cure—devastating and costly illnesses.

Artists on the Edge: Creative Madness Thurs. Nov. 17, at 6:30 pm - 8:00 pm. Creativity and madness have often been linked in the public's mind.

The University Women's Club North York

We are a diversified group of about 230 women with a variety of interests and talents. We meet on the last Monday of the month at St. Bonaventure Parish Centre. Guests are always welcome. Check our website for details about the club.
<http://www.uwcnorthyork.ca>

Women In Film – The Pre-Censorship Era Mon, Oct. 31, with writer, broadcaster and film critic, Kevin Courrier.

Community And Social Services Issues Mon. Nov. 28, with Dr. Helena Jaczek, minister of community and social services.

Churches

CHURCH OF THE ASCENSION (ANGLICAN)

Daytime Badminton Keep fit and have fun playing daytime badminton. We play Mon. at 10:00 am - 12:00 pm and Thurs. at 1:30 pm - 3:30 pm. New members welcome.

Lunch and Entertainment - Café 65 \$7 1st & 3rd Wednesday Each Month - at 12:00 pm - 2:00 pm – Lunch at noon

Fran Townsend - "Vera Lynn Show" - Wartime Songs. Wed. Nov. 2

Lianne Harris speaks about "The Roaring 20's". Wed. Nov. 16

Music for the Christmas Season – Plans underway. Wed. Dec. 7

CHURCH OF OUR SAVIOUR (ANGLICAN)

Every Sunday Services at 8:30 am & 10:00 am. Sunday School during 10 o'clock service.

Every 4th Tuesday of the month, Our Saviour conducts an Anglican service at the Revera Retirement Residence, 8 The Donway East at 2:30 pm.

Annual ACW Christmas Bazaar Sat. Nov. 5, at 10:00 am - 1:00 pm. Home baking, raffles, costume jewellery, New to You treasures, books, etc.

Remembrance Service Sun. Nov. 6 at 10:00 am.

Advent Services Sun's Nov. 27 to Dec. 18 at 8:30 am & 10:00 am.

Carol Service in December - date TBD

Christmas Eve Sat. Dec. 24, Family service at 4:00 pm, Late service 11:00 pm.

Christmas Day Sun. Dec. 25, at 10:00 am service only.

New Year's Day Sun. Jan. 1, at 10:00 am service only.

FOR COMMUNITY CONTACT INFORMATION, PLEASE VISIT THE DMRI.CA

DONWAY BAPTIST CHURCH

Family Night Every Wednesday evening from 6:30 pm - 8:30 pm. Dinner: \$5.00 per adult or \$10.00 per family.

Group Activities Every Age For further information, please call or email the church.

Shape Up For Life! This is a Fitness and Toning Program for Women and Men. Every Mon. & Wed. at 9:15 am - 10:15 am. (Doors open at 9:00 am) at the Church. Contact the church or N. Henry at 416 391 2652.

DONWAY COVENANT UNITED CHURCH

Parents & Tots (Ontario Early Years Centre) Tues. & Thurs. mornings at 9:30 am - 11:00 am. No registration required.

English as a Second Language Conversation Group. Every Wed. starting Sept. 14 in the C.E. wing at 1:30 pm - 3:30 pm.

Coffee and Conversation Every 1st & 3rd Fri. of the month in the Living Room of The Donway Covenant U.C. at 2:00 pm - 4:00 pm.

Soup & Movie Nights are back starting Wed. Nov. 2nd and running every Wed. night from 4:00 pm or 7:00 pm until Nov. 16. Please call church office for details and reserve your seat, 416 444 8444.

Music on the Donway presents: Millan & Faye presents: The Opera! Sat. Nov. 19, at 7:30 pm. For tickets call 416-444-8444.

JUBILEE UNITED CHURCH

Open Doors for Prayers Open Doors for Prayers. Every Wed. from Oct. 5 to Dec. 28 at 4:30 pm - 6:30 pm. The time is just for you and God.

Ultior Worship. Wed. Nov. 2 at 7:30 pm, Mon. Nov. 21 at 8:30 pm. A smaller, less formal and more intimate worship service.

Community Table Dinner Sat. Nov. 12 at 6:30 pm. A free dinner is prepared and served for anyone in the community.

Donor Clinic Jubilee Fri. Dec. 23 at 3:00 pm - 7:00 pm.

Brookbanks Grannies Fashion Show Sat. Oct. 22 at 7:00 pm. In support of the Stephen Lewis Foundation's Grandmothers to Grandmothers campaign. \$20. Tickets available at <https://www.eventbrite.ca/e/an-evening-of-elegance-tickets-27399848685> or by phone: 416 951 1856.

Men's Breakfast Sat. Oct. 29 & Sat. Nov. 26 at 8:30 am - 10:30 am. Plan to join us for a simple and enjoyable breakfast for a nominal cost.

Lecture: Prehistoric Beginnings of Homo Sapiens and the Human Phenomenon Wed. Nov. 2 at 1:00 pm. What delineates Homo Sapiens from its predecessor species, Homo Erectus? How do the Neanderthals fit into human prehistory? Presenter: Dr. Becky Sigmon Cost of series \$20 or individual lectures \$8. Register at 416 447 6846 or admin@jubileeunited.ca.

ArtCraft Show and Sale Fri. Nov. 4 at 12:00 pm - 7:00 pm. & Sat. Nov. 5 at 10:00 am - 4:00 pm. Admission is \$3 or 2 for \$5 and children under 15 free. Proceeds support Jubilee's work in the community.

Shush Free Church Sun. Nov. 6 & Sun. Dec 4 at 4:30 pm - 5:15 pm. A worship service for children, their friends and families.

Lecture: The Bayeux Tapestry, a Living History Wed. Nov. 9 at 1:00 pm. Dr. Dugan's talk deals with the story of the Bayeux Tapestry. \$8. Register at 416 447 6846 or admin@jubileeunited.ca.

Lecture: A Journey through the Land of the Kami - A History of Japan through its Art Wed. Nov. 16 at 1:00 pm. An introduction to the history of the Japanese islands through the

development of its various art forms. Presenter: Dr. Max Dionisio \$8.

Lecture: Frank Sinatra – His Life in Music Wed. Nov. 23 at 1:00 pm. The story of Frank's music from his first recording to his last. Presenter: Mr. Rob Fogle.

Advent Service Sun. Nov. 27 at 10:30 am. We begin our look at the Christmas story.

Multiple Myeloma Support Group Sat. Dec. 3 at 2:00 pm. Our group consists of cancer patients and their caregivers who meet to further their knowledge of this cancer. For additional information, contact Don Hunter, 416 759 6348 or Dave McMullen, 905 648 5146.

Advent Service Sun. Dec. 4, 11 & 18 at 10:30 am. We continue our look at the Christmas story.

The Toronto Choristers Christmas Concert Tues. Dec. 6 at 7:30 pm. Christmas music and seasonal carols presented by this 100-voice choir.

Carols by Candlelight Sun. Dec. 11 at 7:30 pm. A celebration of sacred Christmas music and Carol singing by the Jubilee choir.

Caroling on the Labyrinth Tues. Dec. 13 at 7:30 pm. Join us for your favourite carols outdoors! Hot drinks to follow.

Christmas Eve Children's Service Sat. Dec. 24 at 4:30 pm. Music, story and "church" for the younger, more fidgety among us (and their family and friends).

Christmas Eve Service for All Ages Sat. Dec. 24 at 7:30 pm. A service of singing and celebrating the sacred story of Jesus' birth.

Christmas Communion Service Sat. Dec. 24 at 11:00 pm. A quiet gathering to end the day.

Christmas Day Service Sun. Dec. 25 at 10:30 am. "Come As You Are" Worship Service – Come in your PJs and relaxed

CONTINUED ON NEXT PAGE ...

clothing for an informal worship service. Coffee and breakfast pastries will be served.

PARKWOODS UNITED CHURCH

U.C.W. Annual Christmas Candlelight Service Mon. Nov. 28 at 7:30 pm.

Annual Senior Choir Christmas Concert "Can You Hear the Christmas Bells?" Sun. Dec. 11 at 3:00 pm.

Blue Christmas Service. Tues. Dec. 20 at 7:30 pm. A service of comfort and hope for those who are grieving or are lonely at this time of year.

Family Christmas Eve Service with Communion. Sat. Dec. 24 at 7:30 pm.

Christmas Day/Sunday Worship Service. Sun. Dec. 25 at 10:00 am.

Healthy Heart & Body Balance (Moderate Intensity) Sept. 1 to Dec. 22 at 10:00 am. to 11:00 am. Gentle Fitness (Low Intensity).

FREE Exercise Classes every Tuesday and Thursday courtesy of Better Living Health and Community Service. Classes held at 83 Parkwoods Village Drive, Activity Room.

Watercolour Art Classes Every Wednesday from Sept 21 to Nov 23, 10:00 am to 12 pm with art instructor Melinda Calway. \$60.00/person for 5 classes.

ST. MARK'S PRESBYTERIAN CHURCH

Annual Holly Bazaar and Tea Sat. Nov. 12 at 11:00 am - 2:00 pm. Purchase Christmas crafts and decorations, books, knitting, attic treasures, and home baking. Then enjoy a full lunch including homemade soup for \$9.

Christmas Fanfare and Pot Luck Sun. Dec. 4 at 4:00 pm - 5:00 pm. Pot luck supper to follow.

There are a number of Christmas celebrations and gatherings at St. Mark's. Please check the website or call the Church for further info.



Development Update (cont'd):

Moccasin Trail/ Greenbelt Drive

As reported in our last Newsletter the OMB hearing has been set for May 2017 and a further pre-hearing was held on October 14.

Mallow Road School Site

Following the Bankruptcy of Urbancorp, the site has been sold to another developer. We believe that Greenpark has purchased the site but this has still to be confirmed. We will continue to monitor this situation to see what proposals they bring forward.

York Mills/Leslie

This proposal will be going to the OMB on January 10th. A three day OMB hearing has been set for January 10th 2017. Discussions with Minto have been ongoing and some reduction in the number of townhouses has been offered which will mean that the green space facing York Mills Road would remain intact. As this development is on our border and in the area of the Leslie/ York Mills Association we are awaiting the outcome of a community meeting that is being held to get feed-back from the community on this proposal. We continue to work closely with our colleagues on this application.

Leslie and Eglinton

A pre-hearing conference was held regarding this application and resulted in a deferral of the application to another pre-hearing conference which is scheduled for February 07, 2017 so that further discussions can take place between the City and the developer with the objective of reaching an agreement. Should no agreement take place a date of June 19th has been set for the actual hearing. The Board of the Carrington Condominiums will be a Party at the OMB hearing. The City has indicated that it is opposed to the application as it currently stands. We will be working closely with the Carrington representatives as they prepare for and at the hearing and will fully support them in their opposition.

Celestica

At this time we have no further up-date on the development of the Celestica site. We understand that negotiations with the City are still ongoing. The developer has confirmed that they are willing to have the new arena on site but it is hoped that this is such a large development that other Community assets may also be considered.

BOTHERED BY THE INCREASE IN AIRPLANE TRAFFIC & NOISE OVER DON MILLS?

The new arrivals flight path has resulted increased traffic and noise over Don Mills, compromising the quality of life / health of residents directly under its path.

Register an airplane noise complaint with Pearson Airport

Call 416-247-7682 or visit <https://www.torontopearson.com/en/noisecomplaint/>

Alternatively you can contact your Member of Parliament:

Yasmin Ratansi, MP Don Valley East, 647-478-5431, yasmin.ratansi@parl.gc.ca

For more information on Noise in Don Mills, please visit dmri.ca



Neighbour Profile



HOW SAFE IS YOUR NEIGHBOURHOOD?

Actually, very safe. Thanks to the hard-working and dedicated officers and staff at our very own 33 Police Services Division, Don Mills is among the safest neighbourhoods in the City.

Aside from fighting crime, take a look at what our dedicated officers do on a day-to-day basis, in order to engage our young people in meaningful and rewarding activities which will help to lead them toward a healthy and benevolent lifestyle.

Cooking classes at the Super Store - Grades 9 and 10 students take once a week classes from our officers, for a period of 5 or 6 weeks.

Soccer - a very successful summer camp was run once again this year for youngsters in the division. Each child

was given a uniform, new soccer shoes and a soccer ball. One of many camps held throughout the year.

Bicycle / ski exchanges – held by 33 Division officers each season, to ensure all kids have access to bikes and skis.

Sports challenges with youth in other divisions – an “amazing race” took place in early Fall at Downsview Park, where children of all ages and from all divisions, came together for a day of fun and friendly competition.

Public and high school presence – officers visit all schools in the division, teaching personal safety, and to just hang out with the kids!

Hallowe'en parties for the kindergarten set. Officers visit 3 or 4 elementary schools each Hallowe'en, in costume, to hand out loot bags and entertain.

As well as working with youth, 33 Division is actively involved in presenting programmes and seminars on elder abuse, and acting swiftly whenever such an occurrence comes to their attention.

Town Hall and Safety Seminars are presented each year at different locations throughout the division, at which all residents are encouraged to attend.

These are the unsung heroes who work hard every day to keep our streets safe. Next time you see a cop, thank him or her. They'll love you for it!

URGENT – Police Services is looking for school crossing guards. A minimum of 3 hours a day is required. No experience necessary. You will be trained. Call Tony Charles at 416-808-3392 if you'd like to learn more about this rewarding position.

– Dorothy Pestell, CPLC volunteer & Area 13 Coordinator



2016/17 Board

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For full description of area boundaries, please visit: dmri.ca/area-boundaries-map



It's that time of year again!

JOIN THE DMRI

Member support enables the DMRI to achieve our objectives and to maintain Don Mills as one of the best places to live in the City of Toronto. Members are encouraged to participate in the Annual General Meeting which is held each Spring. The membership year runs January 1 to December 31.

Membership fees are \$25.00 per household per year. Please consider adding a donation when you join the DMRI or renew your membership. Your support helps to pay for the legal and other costs associated with representing Don Mills and its residents at the municipal and provincial level.

Thank you for your support.

Follow us on facebook:

www.facebook.com/pages/Don-Mills-Residents-Inc/581365278647992/

www.dmri.ca

There are two ways to join the Don Mills Residents Inc.

1. Payment via Canada Post

Return our membership form along with your cheque to:
DMRI P.O. Box 603, Don Mills, ON M3C 2T6.

2. Online Payment - donmillsresidents.ca/membership

Click the PayPal button at the bottom of the membership page to complete your membership application/renewal.

If you would like to make a donation, please add the donation amount to the total when making your payment.

Note that the DMRI is not a registered charity and tax receipts are not provided.

Please direct any questions to membership@dmri.ca



DON MILLS RESIDENTS INCORPORATED MEMBERSHIP APPLICATION/RENEWAL

☐ Mr. ☐ Mrs. ☐ Ms. ☐ Dr. Full Name _____

Address _____ Postal Code _____

Phone _____ Email Address (optional) _____

☐ Annual Membership \$25.00 ☐ Donation \$ _____ Total Amount Enclosed \$ _____ Date _____

Please note: The DMRI is not a registered charity. Tax receipts are not provided

Comments _____

Please send me The Newsletter (check all that apply):

☐ By email only ☐ Print copy ☐ Both

www.dmri.ca/membership

Return with payment to:

DMRI, P. O. Box 603, DON MILLS, Ontario M3C 2T6
or pay electronically using PayPal on the DMRI website

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