

(SAMPLE LETTER AND ADDRESS TO COUNCILLORS)

Dear Mayor Lastman, Toronto East York Councillors, City Staff:

Re: **Mount Sinai Site, 76, 92 & 100 Yorkville Ave.**, & 95, 115, 119, 121R Scollard St.
File No. 202008, TE CMB 2002 006

In April, 1969, Canadian national icons **Pierre Berton, June Callwood, A.J. Diamond, Jane Jacobs, Donald S. MacDonald, Rabbi W. Gunther Plaut, and Mel Watkins** were members of the steering committee of “**Save Yorkville Now**” under honorary chair, the late **John C. Parkin**, architect of the Rosedale subway station. Supported by **Budd Sugarman’s** Village of Yorkville Association, and the **ABC** and **South Rosedale Residents’ Associations**, they saved 116-134 Yorkville Avenue from a high-rise.

Thirty-four years later, the above 18-storey condominium development proposal, on the Mt. Sinai site ½ block east, is equally inappropriate. To dismantle and reconstruct the historically-designated Mt. Sinai Hospital façade closer to the property line may damage it. Re-siting disrespects this sad reminder of anti-semitism; it also reduces the substantial set-back which lends it a special setting on Yorkville Avenue. The aggregate of re-siting, re-constructing, plus substituting damaged material, equals a severe degradation of its integrity. The proposal disrespects the site: it abuts the 3-storey Hazelton Avenue Area Conservation District on its west and north, and is incongruous with its architectural integrity and human scale. It ignores the “design guidelines” agreed-upon by Yorkville’s residents and its BIA members, which recommend 3-storeys in Yorkville’s core.

To approve this proposal means rewarding unacceptable development by granting approximately 25% greater gross floor area, than its “as of right”. It sets another precedent for higher and denser development at 116-134 Yorkville, best known as the site of The Riverboat coffee house. Both development firms share the same office building, and apparently the same sense of humour: Yorkville’s historic, musical and architectural heritage needs saving, again, on Yorkville’s 150th anniversary this very year. The development proposal for 116-134 Yorkville is expected to have a pre-hearing date at the Ontario Municipal Board in April or May, 2003.

The proposed development for Mt. Sinai should be refused. A new heritage district to include Yorkville Avenue, and Scollard and Cumberland Streets between Bay and Avenue Rd. should be designated. Further, the iconic status of old Yorkville village should be recognized by designating it a *national* historic site. The 1969 “Save Yorkville” steering committee members have left you a legacy to preserve.

Respectfully submitted,

(sign your name, & include your address, phone, fax &/or e-mail & date)

cc: saveyorkvillenow@hotmail.com (Save Yorkville Committee, 106-33 Hazelton Avenue, Toronto, Ont. M5R 2E3)

cc.: Budd Sugarman, Room 304, Floor 15B, Princess Margaret Hospital, 610 University Avenue, Toronto Ont. M5G 2M9

**HELP SAVE YORKVILLE. HOW? TYPE <http://heritageyorkville.tripod.com>
(ON THE ADDRESS LINE) COMING SOON: www.saveyorkville.com**

**P.BERTON, J.CALLWOOD, A.J.DIAMOND, J.JACOBS, RABBI W.G.PLAUT,
M.WATKINS, D.S.MACDONALD helped “ SAVE YORKVILLE” in 1969.**

**For (digitally reconstructed) photos of 116-134 Yorkville Ave. in 1885, 1972, and the
“hideous”current proposal, see the web site <http://heritageyorkville.tripod.com>
(To access it, type it in the address line and then press the “go” button; don’t use the
usual “google”/other method; don’t use the usual “www” prefix. Look for it soon
on: www.saveyorkville.com.) This site also contains the “as of right” by-laws and
the two developments’ proposals, BUT check with City Hall Planning for updates.**

Please draft your letter as you see appropriate: “each person using his/her words is the
most effective way,” according to Mr. John Sewell (on his www.saveunionstation.ca
site). Phone/fax/e-mail the City Clerk (below) to notify her if you wish to be a deputant
addressing Community Council for 5 minutes—perhaps reading your letter. Send a copy
of your letter to the Save Yorkville Committee, and to the unofficial mayor of Toronto,
Budd Sugarman at Princess Margaret Hospital, to cheer him on. Notify as many people
as you can to do the same, and to follow up with phone calls to the Councillors below.

The follow-up phone calls to the 7 members of the Toronto East York Community
Council—urging them to oppose the Mt. Sinai proposal and to save our Yorkville
heritage—are critical, even if you can only speak with the councillors’ assistants.

councillor_bussin@toronto.ca; 416-392-1376; fax 416-392-7444
councillor_chow@toronto.ca; 416-392-4044; fax 416-392-4130;
councillor_mcconnell@toronto.ca; 416-392-7916; fax 416-392-7296;
councillor_ootes@toronto.ca; 416-392-4032; fax 416-392-4123;
councillor_tsiretas@toronto.ca; 416-397-4035; fax 416-392-9289;
councillor_rae@toronto.ca; 416-392-7903; fax 416-696-4300;
councillor_pantalone@toronto.ca; 416-392-4009; fax 416-392-4100.

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City Clerk (SAMPLE COVER LETTER)

Attn: Frances Pritchard, Administrator
Toronto East York Community Council
City Hall, 4th Floor, West Tower
Toronto, Ont. M5H 2N2

Via fax: to: 416-392-1879 & via e-mail: teycc@ Toronto.ca

Dear Ms. Pritchard:

____Please circulate this letter to all Toronto East York Community Council members,
Chief Planner Paul Bedford, Planner Russell Crooks, Mayor Mel Lastman, and Heritage
Toronto Executive Director Ernest Buckner.

____Please schedule me to address the Toronto East York Community Council meeting
of Thursday, February 20, 2003 at 10 a.m. in Committee Rm. No. 1, 2nd Floor.

____Please keep me notified of the adoption of the proposed Official Plan and/or
Zoning By-Law Amendment by e-mail attachment, fax or mail.

(SAMPLE COVER LETTER with SAMPLE LETTER/ SPEECH #2 on same page)

Ms Frances Pritchard, Administrator
Toronto East York Community Council
City Hall, 4th Floor, West Tower
Toronto, Ont. M5H 2N2

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Re: File No. 202008, TE CMB 2002 006, i.e. 76, 88R, 92 & 100 Yorkville Ave. & 95, lerk115, 119 & 121R Scollard St., the Mt. Sinai site

Honourable Mayor, Councillors, and City Staff:

The proposal to dismantle and reconstruct the Mt. Sinai Hospital façade--a heritage reminder--closer to the property line, degrades its heritage integrity and value, partially by destroying its context.

It's incongruous to have an eighteen- storey condominium tower in the 3-storey Victorian setting that is Yorkville. It's unacceptable to reward the developer with approximately 25% more gross floor area than allowed for the destruction of the village's architectural integrity, its human scale and our Victorian architectural heritage. It's folly to encourage this high rise in an "area of special identity" that abuts the Hazelton Heritage Conservation District.

If this proposal is accepted, a precedent will be set for higher and denser development at 116 to 134 Yorkville Avenue. The proposed Mt. Sinai development should be refused and a new heritage district including the rest of the Yorkville core north of Bloor to Scollard, and between Bay and Avenue Rd., should be designated. Perhaps the federal government could be approached to designate Yorkville a *national historic site*.

Sincerely,

(sign your name, & include your address, phone, fax &/or e-mail & date)

cc: saveyorkvillenow@hotmail.com (Save Yorkville Committee, 106-33 Hazelton Avenue, Toronto, Ont. M5R 2E3)

cc.: Budd Sugarman, Room 304, Floor 15B, Princess Margaret Hospital, 610 University Avenue, Toronto Ont. M5G 2M9

IMPORTANT SUMMARY: See the originals of the developments' proposals on this & the City's sites, and contact Russell Crooks, Planner at (416) 392-1316, rcrooks@city.toronto.on.ca for detailed current information.

WHY THE PROPOSALS DEMAND REJECTION:

Ontario Municipal Board / City By-Laws	Development Proposal, July 19,2002
116 to 134 Yorkville Avenue & 10 Hazelton Avenue (York Row)	

# of storeys:	8 (hotel & condominiums)	10 (Note that the floor-to-ceiling heights are higher than typical & mechanicals will add another floor or two.)
Height	25.1 m./82.35 ft.	34.7 m./ 113.85 ft.
Density	3.89 times the lot size, max.	5.86 times the area of the lot
Gross Floor Area	10,210 sq. m./ 109,903 sq. ft.	15,326 sq. m. /164,973 sq. ft.
Setbacks	12m or 15 m? #1994-0426 p.3	2m? indecipherable; see site plan, attachment 1

76, 92, & 100 Yorkville Ave. & 95, 115, 119 & 121R Scollard Street (Mt. Sinai site)
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OMB/ City By-Laws	Development Proposal, May 16, 2002	
# of storeys: retail & 3-8 storey condos?	18 & 8 storeys & tall 3-storey townhouses	
Height	12m.-28.8 m./ 39.4 ft.-94.5 ft	28 m-56.4 m/ 91.8 ft-185 ft.
Density	2.0 to 3.2 times the lot size, max.	4.02 times the lot size
Gross Floor Area	19,152 sq. m./ 206,157 sq. ft.	24,837 sq. m./ 267,352 sq. ft.

Yorkville is an area of "special identity," enclosing the newly created "Hazelton Avenue Area Heritage Conservation District" abutting both developments. Destruction of the human scale and historical, musical, and architectural heritage of Yorkville will mean the loss of a unique area in the heart of Toronto, as well as diminished appeal to tourists and shame to all Canadians.