

# **WHAT WE HAVE HEARD**

**INTENSE DEVELOPMENT ACTIVITY  
IN THE AREA CREATE A REAL NEED  
TO THINK ABOUT THE AREA'S PARKS  
AND OPEN SPACES.**

# **TRANSPORTATION IS A KEY CONCERN.**

**ROAD CONGESTION, LACK OF STREET  
PARKING, LACK OF CYCLING AND  
PEDESTRIAN INFRASTRUCTURE**

# **CONNECTING DEVELOPMENT TO TRANSIT.**

**THERE SHOULD BE COORDINATION  
BETWEEN TRANSIT STOPS AND HOW  
PEOPLE MOVE BETWEEN TRANSIT  
AND RESIDENCES**

## **PARKING.**

**AS NEW DEVELOPMENT REPLACES  
PARKING LOTS, THERE IS LESS AND  
LESS PARKING IN THE AREA. CONSIDER  
PARKING BENEATH NEW PARKS OR  
PUBLIC SPACES, SIMILAR TO DUNDAS  
SQUARE**

**HISTORY/CONTEXT.**  
**IT IS AS IMPORTANT TO**  
**UNDERSTAND THE RECENT HISTORY/**  
**EVOLUTION OF THE SITE AS IT IS TO**  
**ACKNOWLEDGE THE ROLE OF THE**  
**AREA IN THE 1837 REBELLION AND**  
**THE HISTORY OF**  
**NORTH TORONTO**

## **PUBLIC PROPERTY.**

**IT IS IMPORTANT TO LOOK AT PUBLIC SPACES BEYOND PARK LAND WITHIN THE AREA; EMPHASIS MADE ON CONSIDERING TDSB LANDS**

# **DOGS.**

**DOG POPULATION HAS AND WILL  
INCREASE IN THE AREA. THIS BRINGS  
ISSUES OF HEAVILY USED OPEN  
SPACES AND DOG WASTE**



# **ABOVE AND BELOW GRADE PUBLIC REALM.**

**IT IS IMPORTANT THAT THIS PROJECT  
LOOK AT THE UNDERGROUND AND  
ABOVE GRADE PUBLIC SPACES AS AN  
OPPORTUNITY TO EXTEND OF THE  
PUBLIC REALM**

**TOWER IN THE PARK.  
CONSIDER REVISITING THE  
TOWER IN THE PARK MODEL AS  
A LEGITIMATE APPROACH TO  
CREATING SUCCESSFUL OPEN  
SPACES IN THE Y+E AREA**

**TOWER IN THE PARK GREEN SPACE IS  
A VERY IMPORTANT PART OF THE Y+E  
CHARACTER.**

**THERE IS CONCERN THAT EXISTING  
GREEN SPACES SURROUNDING TOWERS  
IN THE PARK IS BEING REDEVELOPED**

**PRIVATE GREEN SPACE.  
THE MASTER PLAN SHOULD LOOK  
INTO STRATEGIES TO MAKE THIS  
SPACES ACCESSIBLE TO THE PUBLIC.  
PRIVTE GREEN SPACE IS AN  
EXPANDED EXPERIENCE OF THE  
PUBIC REALM.**

**IMPLEMENTATION.  
THE SOONER THE BETTER!  
THIS PROJECT SHOULD BEGIN TO  
INFORM NEW DEVELOPMENT AS SOON  
AS POSSIBLE.**

**CITY IS ALREADY TESTING NEW IDEAS  
SUCH AS: WIDENING SIDEWALKS,  
ENCOURAGING NEW MID-BLOCK  
CONNECTIONS, AND CREATING NEW  
OPEN SPACES**

**A SIDEWALK PLAN IS  
URGENTLY NEEDED.  
THERE IS REAL URGENCY AROUND  
THE NEED FOR A SIDEWALKS PLAN  
THAT PROVIDES DIRECTION TO  
DEVELOPERS. THIS PLAN SHOULD  
INCLUDE THINGS LIKE:  
HOW WIDE SIDEWALKS SHOULD BE,  
WHERE PEDESTRIAN/CYCLING LINKS  
ARE, AND HOW PEOPLE WILL MOVE  
BETWEEN AREAS**

**STUDY RESULT SHOULD HAVE TEETH.  
THERE IS CONCERN ABOUT THE  
IMPLEMENTATION CAPABILITIES OF THIS  
PROJECT AND THE DEVELOPMENT  
COMMUNITY COULD IGNORE THE  
GUIDELINES.**

**CITY EXPLAINED THAT THIS STUDY  
COULD INFLUENCE THE SECONDARY  
PLAN, THE ZONING BYLAW OR TRIGGER  
OTHER MECHANISMS SUCH AS A  
COMMUNITY IMPROVEMENT PLAN**

# **REQUEST FOR MORATORIUM ON DEVELOPMENT.**

**SOME PARTICIPANTS ASKED IF IT  
WOULD BE POSSIBLE TO REQUEST A  
MORATORIUM ON NEW DEVELOPMENT  
WHILE THE CITY UNDERTAKES THIS  
STUDY.**

**COUNCILLOR MATLOW EXPLAINED  
THAT HE IS CURRENTLY RESEARCHING  
THE POTENTIAL TO IMPLEMENT AN  
INTERIM CONTROL BYLAW**



**CREATE A MULTI-LAYER MAP.  
MAP THE MANY LAYERS OF THE  
COMMUNITY ON A MAP WILL BE  
IMPORTANT TO UNDERSTAND THE  
EXISTING CONDITIONS AT Y+E  
(E.G. WHERE PEOPLE SMELL GARBAGE,  
WHERE THERE IS NOISE, WHERE KIDS  
WALK TO SCHOOL, WHERE NANNIES  
SIT WITH STROLLERS, WHERE PEOPLE  
THROW SNOWBALLS, ETC.)**

**INCLUDE INVENTORY OF GRUNGE.  
LIGHT, NOISE, HEAT, ETC.**

**INCLUDE INVENTORY OF INDOOR PUBLIC  
AREAS - OPEN AT ALL HOURS.**

**INCLUDE INVENTORY OF  
INFRASTRUCTURE  
LANEWAYS CONSOLIDATION,  
LOADING/UNLOADING BAYS**

# **INCLUDE INVENTORY OF FASCINATING ARCHITECTURE**

**MASTER PLAN TO CONSIDER  
ACCOMMODATIONS FOR  
COMMUNITY EVENTS  
E.G. ADJACENT  
OPEN SPACES / PARKS/ RAVINES**

**EMBRACE THE WINTER!!!**

**DAY + NIGHT**

**EXPLORE THE  
TEMPORALITY OF MIDTOWN**



**WHAT CAN I COMMUTE TO?:  
E.G. ADJACENT  
OPEN SPACES / PARKS/ RAVINES**

# **DEFINE THE PARAMETERS THAT A DEVELOPER MUST MEET (SECTION 37)**

# **STUDY AND PLAN PUBLIC REALM AROUND TRANSIT STOPS.**

**MANHATTAN KEEPS COMING UP AS A  
DENSITY COMPARSION.**

**YET MANHATTAN STANDARD SIDEWALKS  
ARE 6m WIDE...**

**EGLINTON PARK:  
MOVE SPORTSFIELDS ELSEWHERE.  
SPACES IN THE Y+E AREA**

**NEIGHBOURHOOD SHORTCUTS.  
ASK THE PUBLIC WHICH ONES THEY USE  
THE MOST AND WHERE IS IT NECESSARY  
TO INCREASE CAPACITY & OPTIONS?**

**WHAT CAN WE CHANGE /  
INFLUENCE?**

**WHAT WE CAN'T CHANGE /  
INFLUENCE**