

Project Name: West Don Lands Precinct
Project Number: WDL
Subject: Construction Liaison Committee Meeting
Meeting Number:
Attachments:

Date of Meeting:	Tuesday December 4, 2012	Date of Next Meeting:	Tuesday January 15, 2012
Time of Meeting:	2:00 – 3:00	Time of Next Meeting:	2:00 – 3:00
Location of Meeting:	WT, 20 Bay Street, Suite 1310	Location of Next Meeting:	WT, 20 Bay Street, Suite 1310
Minutes Prepared by:	Samantha Coles		
Minutes Prepared on:			

Distribution:

John Whitehead (WT)	JW	Frank Corrado (EllisDon)	FC
Samantha Coles (WT)	SC	David Kusturin (WT)	DK
Chris Farquhar (IO)	CF	Mandy Downes (IO)	MD
Tom Davidson (City)	TD	Serge Chukseev (IO)	SCH
Eric Jensen (Film Office, City)	EJ	Don Forbes (IO)	DF
Doug Till (OMDC)	DT	Peter Finestone (City)	PF
Michelle Cain (DK)	MC	Donna Zuchlinski (OMDC)	DZ
Ezio Del Fatti (ED)	EDF	Kristine Murphy (OMDC)	KM
Bruna Nota (70 Mill)	BN	Wei Kiao (TCHC)	WK
George Hume (WDLC, GWNA)	GH	Jason Chen (TCHC)	JC
David Jackson (Distillery)	DJ	Tim Dittmar (EllisDon/Ledcor)	TDI
Larry Webb (CRBA)	LW		
Scott Wilson (Bosley)	SW	Mike Greco (Dundee Kilmer)	MG
Tari Stork (WT)	TS	Dan Philips (70 Mill)	DP
Renée Gomes (WT)	RG	Dorothy Whitney (70 Mill)	DW
Meg Davis (WT)	MD	Chris Horne (80 Mill)	CH
Andrew Tenyenhuis (WT)	AT	Frans Schryer (80 Mill)	FS
James Roche (WT)	JM	Jon Goode (CRBA)	JG
		Lubo Stepus (EDL)	LS
		Jesse Zuker	JZ

Note: Attendees highlighted

MINUTES

Item	Description	Action By	Forecast Due Date
Noise, Dust, Traffic			
1.1	MC - no complaints communicated in the last month for dust; ¾ of the paving in the lot north of Mill Street buildings completed.	MC/EDL	
1.2	Ellis-Don has received approval for their noise exemption application for another 6 months. There were no noise complaints from the community. DW informed the committee that there were trucks 25-30 lining up on Trinity/ Eastern taking dirt away from Trinity. The instructions were that they park on Bayview. MC to follow up. .		
Stormwater Tunnel Conveyance System (WT)			
3.3	A section of the bike path south of the rail line and east of Cherry Street will remain closed until late 2013, with a detour in place, to facilitate the construction of the stormwater treatment building. A diversion sign was requested by Tom Davidson on the west side at Lakeshore and Cherry. A sign is already in place on the East side. Tom Davidson to follow up with Toronto Transportation then follows up with EllisDon-Ledcor.	Info	
River Street/Bayview Avenue (IO)			
4.2	WT to consult with CRBA regarding landscape plan/features at the NW corner of King and River when appropriate. A review of the site conditions has revealed that the amount of underground services below grade at this location prohibit any landscaping that requires sub-surface interference/space. Trees or walls requiring foundations are not possible. WT will meet with residents for their input.	AT	
4.4	Completion of the installation of 1650 Back Flow Preventer at River and King Streets will be delayed until December/ January due to remedial work required on the foundations of the bridge, which is now complete. Streetcar service over this bridge has resumed. The remedy will be tested over the winter. IO investigating the footings of the bridge.	IO	
	A temporary back-flow preventer will be installed at the river bank. The final installation will occur in the spring of 2013. The work on the temporary solution will reduce the width of the Don Valley trail just north of the stairs down from the Queen Street bridge. Signs pointing out the restriction will be placed on the trail. It is not expected that the trail will be completely closed at any time. Monitoring is on-going.		
	Engineering and redesigning the permanent backflow preventer is underway to make it smaller and less intrusive.	IO/City	
Flood Protection Landform (FPL) (IO)			
5.1	The FPL received certification on November 1 2012 from TRCA. Armouring on the river side is underway and the final layers of soil and groundcover will not be complete until spring 2013. Certification has allowed the occupancy restrictions on the new condos (such as the Clear Spirits, River City) have been lifted.	IO/city	

Item	Description	Action By	Forecast Due Date
Urban Capital			
6.1	Construction of the Phase 1 buildings is ongoing.	Info	
6.2	The first occupancy is scheduled for January-February 2013.	Info	
Cherry Street and Eastern Avenue Reconstructions (Dundee Kilmer/EllisDon)			
7.1	<p>Old Eastern Avenue</p> <p>The River City development on the east side of River Street has had no change to its construction schedule. Still expected to be completed December 2012 due to delays.</p> <p>Cherry Street</p> <p>Full closure of Cherry Street from Lakeshore Blvd to Eastern Avenue will extend to 2013. Work will shut down in December 2012 and resume in Spring 2013 but Cherry will remain closed through Christmas to Spring 2013. The target date to open was Spring 2013 but now due to delays looking more like July 2013 with no phasing.</p> <p>Cherry Street Transit Separate Schedule</p> <p>The schedule has been completed and distributed to committee attendees. Sumach will commence in following phases:</p> <ul style="list-style-type: none"> • May 2013 for the west lane • March 2014 for the East lane • October 2014 final paving etc. <p>Note: These dates are subject to change.</p> <p>At North Sumach DK/EDL have been coordinating with residents and have obtained agreements with all but two.</p> <p>The opening date of the full width of Eastern Avenue where it crosses Cherry/Sumach is still not available as there is an access hole (manhole) that has to be custom built within the intersection. EDL are working to open up the intersection for winter but confirmation of date of completion is not yet available. .</p>	DK/ED	
7.3	Jon Goode (CRBA) previously requested that the LRT construction schedule be discussed at a future CLC meeting when the information is available as it impacts Corktown residents and businesses. Larry Webb (CRBA) reiterated the question and IO responded the schedule should be ready to discuss by the next meeting or following after that.		
Pan-Am Athletes' Village (Dundee Kilmer/EllisDon)			
8.1*	Ellis Don provides construction update in the monthly newsletter.	ED	
8.2	The residents previously advised that Dundee Kilmer's security fence behind 70 and 80 Mill Street was encroaching over the property line and impacting laneway access. Fence will be moved after	Info	

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	completion of paving.		
Parks (WT)			
9.1	Concerns raised by the community regarding a pedestrian crossing joining the two parts of Underpass Park straddling River Street continues to be studied. The situation is temporary, but a three year duration. When Bayview Avenue is connected to Front and Mill Streets the crossing is expected to be less dangerous. AT will continue to follow up with the city to resolve this issue. No update – City Transportation still investigating options.	Info/ AT	
9.2	Construction of Phase 2 of Underpass Park (west of St. Lawrence Street) is nearing completion. Lighting and power have yet to be installed. The opening is still tracking for spring/summer 2013.	WT	
9.3	Construction of the dry side of Don River Park is complete. Minor deficiencies being addressed. Park construction on the wet side cannot begin until after the armoured slope is complete. Armoured slope underway. The current schedule for the completion of Don River Park is summer 2013. WT noted that the park cannot be opened to the public until it is 100% complete, due to public safety concerns and limited access points.	WT	
9.4	It has been confirmed that Lawren Harris Square will open at the same time as Don River Park.	WT	
TCHC			
10.1	The Toronto Community Housing project construction continues.	Info	
10.2	The occupancy is scheduled for the fall of 2013. The rental rates for the projects will be “affordable”, not “rent geared to income” (RGI). This means that if any RGI tenants are accommodated, there will have to be some market rate rents to offset the loss of income. Negotiations with commercial tenants who will occupy the street level frontage along King Street continue. The tenants will be oriented to community needs, i.e. not commercial, such as another automobile dealership.	Info	
Filming			
11.1	Film requests (shoots, parking, base camp, etc.) within the West Don Lands are being coordinated through Tari Stork. Film shoots have reduced due to the interference with construction activities. TS has been recommending filming in the Port Lands.	Info	
11.2	The Toronto and Provincial Film Offices have been asked to notify the film community of the constraints and limited space available within the area due to the construction activities.	Info	
Hoarding			
12.1	DK/HMQ/TO2015 Banners were installed. Some banners are missing due to the fence falling into the street from a wind storm. It was recommended that the fence be anchored to prevent this from happening again. TCHC has installed project hoarding on the canopy on King Street. Waterfront Toronto will utilize the	Info	

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	hoarding at grade and re-use WT WDL panels that were removed from Old Eastern Avenue upon completion of utility work on King.		
Other Business			
13.1	Residents noted that the Cherry and Parliament rail underpasses are dark, dingy and unwelcoming. D. Kusturin informed the group that Metrolinx plans to make improvements to both underpasses in advance of the Pan-Am games. Additional information will be shared as details become available.	Info	
13.2	On behalf of the Corktown residents, Jon Goode asked for as much advanced notice as possible regarding road closures, staging, etc., in light of concerns over how the Bayview Avenue/River Street opening unfolded.	All	
13.3	Canary District condo sales centre is open to the public at Mill and Parliament. The Affordable Ownership Program is not ready to launch yet – targeting January/February 2013 launch. Information will be provided when available.	Info	
13.4	The committee elected to continue the WDL CLC meetings on a 6 week schedule. Next meeting Tuesday, January 15 2013		
14.2	Path on the side of the river was partially closed from the Queen Street stairs and North. Path has been reopened but will close again in Spring 2013.	CF	

END OF MEETING MINUTES

The above meeting notes are believed to be an accurate record of the discussions held and will be considered correct unless notification of any error or omission is submitted in writing within 7 days of the date of the meeting.