

“Hot Topics”

Gardiner East Environmental Assessment (EA)

On May 13, 2015 the Gardiner East/Lake Shore EA was considered by the Public Works and Infrastructure Committee (PWIC), at which time the Gardiner EA Team was asked to examine further both the Hybrid and Remove options – for the Hybrid option to review ramp removal and public realm improvements; for the Remove option, to review improving travel times (pedestrian bridges etc). An additional staff report was filed with the City Clerk on June 4, 2015 reporting back on those studies. At the June 10, 2015 meeting of City Council, the Hybrid was selected as the preferred alternative and the Gardiner EA Team was asked to:

1. Report back to PWIC on various design options for the hybrid alignment;
2. Report back to PWIC on the feasibility of tunneling the Gardiner;
3. Report back to Council on the process to request the Province of Ontario to designate the Gardiner Expressway a King's Highway;
4. Report back to Executive Committee on acceleration and costing of the East Bayfront LRT; and
5. Report back to Executive Committee on various options for City of Toronto highway road pricing (tolling) for the Gardiner Expressway.

Waterfront Toronto and the City are in the process of developing the go-forward schedule for this work with a view to reporting back to City committees in September/October on the various motions.

Intelligent Communities

The Intelligent Community Forum (ICF) Global Summit was held June 8-12, 2015 at various venues throughout Toronto. The week included a tour of Toronto that showcased the Waterfront revitalization efforts. The Director of Intelligent Communities served as the co-producer of the Summit. The registered participant base for the event doubled over previous years, with over 500 individuals attending the activities throughout the week. Initial feedback from the ICF co-founders and attendees is that the event was their most successful to date, and it has set a standard for all future Summits. Highlights from the event will be made available on the Intelligent Community Forum's website (www.intelligentcommunity.org) in the coming weeks.

The Apps4TO Appathon in partnership with IBM and the City of Toronto, launched on June 12, 2015 as part of the IDEAS Day. Full contest details are able to be viewed at: <https://www.apps4TO.ca>. The contest will run through the summer months, including training workshops for developers and coding days.

The Summit served as the first of our two 2015 New Blue Edge Speaker Series events, which provide a platform for thought leadership in the area of smarter cities/intelligent communities. A subsequent, smaller scale event is being planned in the fall that will also serve as our platform to announce the winners of the Apps4TO Appathon.

Environment and Innovation

Canadian – Netherlands Resilient Cities Summit: Planning and Design in a Changing Climate

Waterfront Toronto partnered with the Netherlands Consulate and Evergreen to host a Resilient Cities Summit. To tackle the urgent issues created by Climate Change, the Canadian-Netherlands Resilient Cities Summit brought together thought leaders on May 29, 2015 to explore matters such as urban flood protection, designing resilience strategies, soil reuse, and the economics of infrastructure.

Waterfront Toronto contributed to expert discussions in the area of urban flood protection and brownfield soil management, with respect to the Don Mouth Naturalization and Port Lands Flood Protection Project. In coordination with the Dutch “Room for the River Project”, these projects showcased the planning and design principles of flood protection as well as the challenges and lessons learned. The intent was to explore mutual learnings and inform projects around the world facing similar flood issues. It was a networking opportunity for technical experts and highlighted the importance of the Lower Don flood protection, including a speech from King Willem-Alexander of the Netherlands, as part of the Royal visit to Canada.

Delegates from the Netherlands, including government representatives, academics and business leaders, were guided on a tour of Waterfront Toronto’s East Bayfront, Queen’s Quay and Corktown Common projects. John Campbell delivered a keynote presentation at the summit and also had the opportunity to make private presentations on Waterfront Toronto’s revitalization efforts to Ontario’s Minister of Environment and Climate Change and the Dutch Minister for Foreign Trade and Development Cooperation as well as to Their Majesties.

We are looking for ways to continue to tap into Dutch technology and expertise for flood protection as our flood protection project moves forward.

“Current Topics”

West Don Lands (WDL)

Urban Capital

Construction of Urban Capital’s River City Phase 2 building is nearing completion and occupancy has commenced. Urban Capital continues to work with the City on a site plan approval application for their Phase 3 building.

Pan/Parapan American Games Athletes’ Village

TO 2015 now has carriage of the Athletes’ Village site until the fall and security measures are currently being implemented. Public access to Corktown Common was closed on June 2, 2015, as part of Athletes’ Village. Waterfront Toronto does not yet have confirmation of the exact date the park will be reopened however we have been advised that it will be late August.

Construction Liaison Committee (CLC)

The WDL CLC continues to meet on a 6-week schedule. The meeting gives the community an ongoing opportunity to meet with Waterfront Toronto’s developer and construction partners, allowing Waterfront Toronto to resolve any issues in a coordinated fashion. No issues of significance were raised at the last meeting. The next meeting is scheduled for July 7, 2015.

Public Art

Four artworks are now complete, and we are about to begin the process of accepting the artworks from the artists, which involves pulling together maintenance manuals for each piece and handing them over to the City with a transfer of title process.

A video “tour” of the art collection will be completed later in the summer to educate the public and demonstrate how the WDL Public Art Strategy has complied with the City of Toronto’s public art program.

East Bayfront (EBF)

Bayside

Construction is proceeding well on Aqualina by Tridel and Hines. As sales for Aquavista continue to be very strong, Tridel and Hines are actively pursuing their municipal approvals to enable a fall construction start.

Construction of the external infrastructure required to service the East Bayfront developments east of Sherbourne Common is ongoing. All temporary shafts required for the micro-tunneling operation are complete and tunneling work is underway with about 50% of the sanitary trunk sewer installed to date. Construction of the sewage pumping station at Cherry Street and Lake Shore Blvd. East continues. The walls are fully formed and work has begun on building the top of the structure.

On May 22, 2015, Waterfront Toronto participated in the Hines-Tridel groundbreaking for Bayside’s first residential building, Aqualina. Meg Davis spoke at the opening, highlighting the 400,000 ft² of office space that will generate 3,000 jobs and the acceleration of affordable housing development in this community. Mayor John Tory spoke, as well, telling reporters on site: “The lesson I’ve learned from Waterfront Toronto – to the point where even my own attitude has changed – is that they give a lot of consultation with people in the city, people who live nearby here and other interests, and it made things go more smoothly once they got to actually talking turkey about these kinds of developments. And so I think that kind of work that’s done to take care and to make sure you take things into account like transit needs are a way that you’re going to get a better result.” Deputy Mayor Pam McConnell and Artscape President and CEO Tim Jones were among the other speakers, both of whom praised the building design, nearby public realm and overall plans for the Bayside community.

Phase II Public Realm

Proponents have been shortlisted through a Request for Qualifications for the Bayside Phase II public realm design and construction administration. Construction is targeted for spring, 2016.

Public Art

The EBF Public Art Master Plan was approved by the Board in March 2013. The Plan has since been revised and is going to the Toronto Public Art Commission in September and City Council in October. The revisions to the Plan do not affect the intent, vision or objective, which continues to be to commission an outstanding collection that unifies the neighbourhood, bolsters the public realm objectives and acknowledges the proximity and importance of the lake. The revised document shows that developers of the private blocks will retain a portion of their public art contribution for the commission of an artwork on their block, undertaken in close consultation with Waterfront Toronto to ensure that it supports the intent of the overall EBF Master Plan.

Internal Streets and Aitken Place Park (APP)

Waterfront Toronto and its consultants are completing the Schematic Design phase for Aitken Place Park, in the heart of Bayside. Over 130 comments were received in response to the online consultation package (a YouTube video in which the park's design team walks through early design concepts and programming for the park space). The design has been presented to the Stakeholder Advisory Committee and the Design Review Panel twice and was well received. Our development partners Hines and Tridel are working closely with our design team to ensure the park will meet the needs of the community.

Parkside

Great Gulf continues to work with the City and Waterfront Toronto on their Site Plan Approval and building permits with commencement of construction targeted for late June 2015.

Queens Quay Revitalization

This month Waterfront Toronto's contractor worked towards completion of the remaining tasks in advance of the opening on June 19, 2015, including:

- Completing the remaining paving, line markings, traffic, bicycle and pedestrian signal installation and signage at all intersections along Queens Quay;
- Completing the granite installation on the public promenade, buffer and northside sidewalk for the remaining portions of Queens Quay;
- Completing the asphalt roadway and line markings for the length of the Queens Quay roadway;
- Completing the asphalt and pavement markings for the Martin Goodman Trail;
- Installing all signal controllers, transitioning to two way operations and completing the transit signal priority system optimization;
- Installing all trees, benches, street lights and trash cans;
- Installing signage on the north side sidewalks including the bylaw signage enacted by City Council in March 2015; and
- Undertaking deficiencies where they represent a significant concern or hazard for users.

Any minor deficiencies that may remain will be addressed after the Pan Am Games, as will the completion of Toronto Hydro's wiring and reconnecting work.

On June 19, 2015 Waterfront Toronto will officially open Queens Quay with a formal ribbon cutting event. Representatives from the three orders of government will be present to help celebrate this important milestone.

Interim Sidewalk and Martin Goodman Trail (MGT) Improvements from Jarvis to Parliament

Construction of the Interim Queens Quay improvements is nearly complete. The Martin Goodman Trail and public sidewalk will be open before the Pan Am Games completing the continuous Martin Goodman Trail between Parliament and Spadina Avenue.

Martin Goodman Trail west of Lower Spadina Avenue

This project will connect the MGT from the Queens Quay Revitalization Project (Spadina Avenue west to Stadium Road) and the previously constructed Martin Goodman Trail at Coronation Park and Ontario Place. This work is being funded by the City of Toronto Pedestrian and Cycling Department.

Waterfront Toronto crews have completed the sidewalk and MGT for the first two blocks of the MGT West Project. The contractor is now working on the final block. Line painting, signage and any landscape elements will follow. The work is on track to be completed before the Pan Am Games.

Queens Quay Site Walk

On May 30, 2015 Waterfront Toronto hosted an open forum and site walk along the length of our Queens Quay Revitalization Project. This site walk was scheduled in advance of the transition to two-way traffic along Queens Quay. Participants heard details about what to expect between June 1st and June 10th as signals are activated from Bay to Yo-Yo Ma. Other topics covered include the new “mixing zones”, Martin Goodman Trail, street furniture, regulatory signage, new north-side laybys and sidewalk, and service lane for residents of the Harbour Square condominiums. The event was promoted to our Queens Quay database, in our newsletter and on our website and social media platforms. It was also promoted by several media outlets and local groups and more than 150 people attended. The event began with a 30-minute open forum and walks were led by Pina Mallozzi, Chris Glaisek, Simon Karam and West8 Project Manager Jelle Therry. A summary of the open forum questions along with an outline of the tour will soon be available online.

Port Lands Planning

Waterfront Toronto, the City of Toronto and the Toronto and Region Conservation Authority (TRCA) continue to work towards the implementation of Phase 2 of the Port Lands Acceleration Initiative (PLAI). Phase 2 includes the following components:

- The Environmental Assessment for the DMNP (approved January 28, 2015);
- The Port Lands Planning Framework/Transportation and Servicing Master Plan EA;
- The Villiers Island Precinct Plan; and
- The Film Studio Precinct Plan (on hold).

Port Lands Flood Protection Due Diligence

In consultation with the City of Toronto, the TRCA, and the Toronto Port Lands Company (TPLC), Waterfront Toronto commenced due diligence work on the Flood Protection Infrastructure and Enabling Works in 2015. The Province has requested that the project team accelerate the provision of updated cost and schedule information, risks identification and mitigation and P3 assessment and procurement strategies for October 31, 2015 to coincide with their budgeting schedule.

Capital Approval was granted on May 4, 2015 to mobilize the due diligence works, procurement has commenced and will continue to proceed into the summer 2015. Consultants will be retained upon receipt of funding approval in the form of a Contribution Agreement with the City of Toronto. Management has provided a summary of the deliverables that will be accelerated as well as the strategy employed to achieve the acceleration in an accompanying presentation.

Waterfront Toronto continues to work with our government partners to move our funding request forward.

Port Lands Planning Framework/Transportation and Servicing Master Plan EA

Waterfront Toronto and the City of Toronto continue to work towards developing and completing a high-level Planning Framework for the Port Lands and the Transportation and Servicing Master Plan EA (TSMP EA) by the end of 2015. A series of meetings with landowners and local users in the Port Lands have been undertaken to present and obtain feedback on the emerging public street network and street character.

The Noise and Emission study for industrial users in the Port Lands has commenced and a Port Lands wide Community Services and Facilities study is well underway. Both studies will help inform the Port Lands Planning Framework, the Film Studio Precinct Plan and the Villiers Island Precinct Plan.

Villiers Island Precinct Plan

The Project Team, led by Waterfront Toronto, in consultation with the City, continues to revise the built form direction based on feedback. Carbon modelling has been completed and results will be used to inform built form, the overall Precinct Plan and planning policies. The project team continues to formulate an affordable housing strategy, a comprehensive public art plan for the Island, and sustainability guidelines.

Environment and Innovation

Energy Data Analysis Project

Waterfront Toronto is progressing its work with builder partners in the waterfront to study actual operations and help improve the energy and water efficiency of buildings. The study will track actual electricity, gas, and water consumption in recently occupied residential and commercial buildings and learn lessons by comparing this to modelled data. The study is being funded by IESO (Independent Electricity System Operator). Benchmarking building performance is a key industry issue at the moment with expectations that reporting will become mandatory for buildings. Energy, water, and gas modelling and consumption data collection has commenced for some buildings, with the assistance of the University of Ontario Institute of Technology. Waterfront Toronto is creating a privacy policy to support this and other data sharing work.

Electric Vehicle Charging Station in George Brown College

Funded by the Ministry of Transportation, Waterfront Toronto is installing electric vehicle charging stations in the P1 level underground parking garage at the George Brown College Waterfront Campus. The three charging stations will have the ability to charge 5 electric vehicles concurrently. This project supports transformation in transportation and allows us to track uptake by use. It is a Pan Am legacy, used exclusively by the Pan Am fleet during the games. Data collected will be shared with the Ministry of Transportation for a period of three years following the games. The electrical upgrades are complete and the charging stations will be arriving on June 10, 2015 with installation taking approximately three days. Electrical will concurrently finish the pipe off and wire the units up. The project is on track for a mid-June completion.

IABR Submission: The Circular Economy in the Urban Landscape

Waterfront Toronto, the City of Toronto, and Evergreen Brickworks jointly submitted a proposal to the International Architecture Biennale Rotterdam (IABR) as a follow up to the Summit. The Call for Projects is looking for best practices, projects, and plans that respond to the challenges of creating a new urban economy guided by a social agenda, driven by meaningful employment, makes prudent use of natural and human capital, and generates greater social inclusion. The proposal focuses on addressing key water issues such as flooding by integrating water, ecology, the economy, and quality of life in the City of Toronto. More specifically, the Don Mouth Naturalization and flood protection project is highlighted. If successful, the project team will work in partnership with the IABR to showcase our progress and move us toward an inclusive and collaborative implementation strategy.

Health and Safety

There were a number of incidents to report including:

On March 26, 2015 an existing watermain valve on the northeast corner of Queens Quay East and Bonnycastle that was shut off began to leak. The water flowed along the road from the chamber and eventually entered into the Bonnycastle excavation for the new sewers. The valve was repaired by Toronto Water on March 27th. Our Construction Manager noted that the water leak may have undermined the road around the chamber. 311 was called to assess the site conditions. No one was injured.

On March 26, 2015 one of the project subcontractors ran over and damaged some Silva Cells in front of the Queen's Quay Terminal. The damage was repaired in a timely manner. No lost time was recorded.

On April 1, 2015 a vehicle scraped along a permanent traffic pole at the north-west corner of York and Queens Quay. The pole's structural integrity was assessed. No lost time was recorded.

On April 2, 2015 one of the project subcontractors struck a Bell line on the south-east corner of York and Queens Quay. The Bell line has since been repaired. No lost time was recorded.

On April 16, 2015 a traffic pole at Bay and Queens Quay was damaged by one of the project subcontractors. The pole has been replaced. No lost time was recorded.

On April 17, 2015 a resident hit a parked vehicle while exiting a property near the construction site. The issue is being handled by the Contractor. No lost time was recorded.

On May 1, 2015 a local business employee drove out of the business' driveway and scraped their car along the side wall trying to get around construction pylons in the middle of the driveway protecting new work. The issue is being handled by the Contractor. No lost time was recorded.

On May 6, 2015 one of the project subcontractors' mini-excavators made contact with a glass canopy at 480 Queens Quay breaking 3 panes of glass. The glass is being repaired. No lost time was recorded.

On May 7, 2015 a pedestrian fell at the Yo Yo Ma and Queens Quay crosswalk. The location of this fall is outside of the construction zone and is reported for record purposes only. The pedestrian was asked to report this incident to 311. No lost time was recorded.

On May 8, 2015 a pedestrian tripped and fell at a temporary asphalt ramp transition. Eastern has since spray painted the ramp transition with bright pink paint to make it more visible to pedestrians. No lost time was recorded.

On May 8, 2015 a pedestrian on an electric scooter drove into the construction site and rolled into a shallow excavation. Workers helped the pedestrian and the scooter out of the excavation and out of the construction site. No lost time was recorded.

On May 11, 2015 a gas line was struck by one of the project subcontractors at the 410 Queens Quay drive while excavating for the new driveway. Emergency services and Enbridge were contacted and the area was evacuated. The gas line has since been repaired. No lost time was recorded.

On May 11, 2015 a pedestrian stepped in wet concrete and fell. Workers helped the pedestrian get up and wash their shoes. No lost time was recorded.

On May 22, 2015 a traffic collision occurred in the Lake Shore and Lower Simcoe intersection. The accident was not related to the construction activities but one of the cars involved jumped the curb into our Contractor's sign storage compound damaging a fence panel. No lost time was recorded.

Communications

Corporate Website

Waterfront Toronto's corporate web site will migrate to the innovative IBM platform at the end of June. By integrating the site to the existing www.newblueedge.ca portal, Waterfront Toronto ensures that the website is fully mobile-responsive for the growing number of users who access Waterfront Toronto's web site, and improves the overall accessibility of the site. In the week's following the migration we will conduct a series of mini surveys to gather public feedback.

3D Fly-throughs of Toronto's Waterfront

Three new 3D animated fly-through videos are now complete depicting Waterfront Toronto's precincts at full build-out. All are now posted on YouTube (see links below) for public viewing, as well as being incorporated into future corporate and project communications and videos.

Welcome to Your New Queens Quay: https://www.youtube.com/watch?v=0a_Q5rVnGRk

Toronto's Revitalized Waterfront – From East Bayfront to the Port Lands:
<https://www.youtube.com/watch?v=OZXLX6kUyC8>

Toronto's Revitalized Waterfront – The New Don River:
<https://www.youtube.com/watch?v=IU-VMedUIZg>

Toronto of the Future Exhibition at Metro Hall

From June 1 to 5, 2015, Waterfront Toronto participated in a free public exhibition called *Toronto of the Future*, which featured major architectural concepts that envision the future of Toronto. Exhibitors used 3D scale models, illustrations, renderings and virtual presentations to demonstrate various projects under construction, approved, planned or envisioned. Waterfront Toronto showcased the overall revitalization project, with examples from the Central Waterfront, East Bayfront, West Don Lands and the Port Lands.

PortsToronto's Making Connections Exhibition at RBC Waterpark Place

From May 24 to June 7, 2015, Ports Toronto installed an exhibition of archival photography celebrating the history of the Port of Toronto and the harbour. In order to provide a forward-looking counterpoint, Waterfront Toronto was invited to contribute a rendering of the future Port Lands entitled "Revitalized Port Lands, 2025".

Lower Yonge

Waterfront Toronto, in collaboration with the City of Toronto, is working towards the next phase of planning for the Lower Yonge Precinct. Building upon the Lower Yonge Urban Design Report that was endorsed by City Council in August 2014, Waterfront Toronto and the City are in the process of preparing a Precinct Plan for the area. The Precinct Plan will provide direction and strategies relating to sustainability, affordable housing, parks and open spaces, community services and facilities, streets and blocks, and built form.

To help inform the planning of the precinct and in order to ensure compatibility between the emerging community and Redpath Sugar, the City has retained Golder to prepare a noise and air quality study. A Stakeholder Advisory Committee (SAC) meeting was held on June 15, 2015 followed by a Community Consultation Meeting on June 23, 2015 to present the emerging and refined direction for the Precinct and obtain feedback. As well, Pinnacle International presented their revised application for 1 and 7 Yonge Street.

The City of Toronto and Waterfront Toronto have completed Phases 1 & 2 (of 4) of an EA to identify the transportation infrastructure required to support development within the Lower Yonge Precinct. The Lower Yonge Precinct Transportation Master Plan (TMP EA) has been placed on the public record for a 30-day review period which started May 21, 2015 and will end June 22, 2015. The team has been responding to comments from the public. Once this stage is complete, Phases 3 and 4 of the EA will commence to further define road alignments, lane configurations, public realm composition and other technical aspects of the road network.

Jack Layton Ferry Terminal and Harbour Square Park Master Plan

The contract for services between Waterfront Toronto and the KPMB+West 8+Greenberg Consultants for the Master Plan and Phase 1 Implementation has been executed. It is a contract with two work orders that will be negotiated as the scope is further defined. The first work order will be for the completion of the Master Plan – taking the competition entry to a concept design stage with associated budgets and phasing plan. The second work order will be for the detailed design, tender-ready drawings and construction oversight of “Phase 1” Implementation. A kick off meeting was held on May 29, 2015 to initiate the project. Parks, Forestry and Recreation will be the lead agency from the City, with the Waterfront Secretariat providing support as needed. A City Staff Technical Advisory Committee will be established to review the project at key points.

Park and Trail at Ontario Place

The final Stakeholder Advisory Committee meeting took place on May 1, 2015 with unanimous support given by its members on the evolution of the design. While the design team finishes up the design of the Park Pavilion and Washroom building, the 100% construction drawings for Phase 2 (surface elements of the Park) are being reviewed by the contractor. Waterfront Toronto and Infrastructure Ontario have already reviewed and provided comments on the Phase 2 drawings.

Work on Phase 1 (sub-surface elements of the park) started in mid-March with the removal of designated trees from the site. Full mobilization took place during the month of April with set up of the constructors and consultants site offices, surveys, and locates for existing underground site services. Site hoarding and siltation fences were completed on May 22, 2015. Installation of underground services and re-work of the access road on the east side of the site are ongoing. Demolition of the existing Butler Building is underway.

Work on the project will be suspended during the month of July for the Pan Am Games as originally planned for the project. The Park is slated to be open to the public in September 2016 complete by late Fall 2016.

The “Public Unveil” of the final Park and Trail Design has been tentatively set for the end of June, 2015.

Lake Ontario Park, Quick Starts

Martin Goodman Trail and Pedestrian Trail network

On April 28, 2015 Waterfront Toronto, the City of Toronto, and TRCA, held a successful public meeting to collect feedback on the development of the new Martin Goodman Trail and Pedestrian Trail network in the Baselands. Public comment is also being collected online via the Waterfront Toronto and TRCA websites, as well as in the Tommy Thompson Park Staff Booth during May, 2015. The feedback heard is currently being assembled for the design team. City PF&R awarded the design of the trails to Victor Ford and Associates. Waterfront Toronto has also hired a team to complete Phase I and II Environmental Site Assessment on the site. Detailed design for the trails will occur in June and July 2015, with the final plan presented to the public at an open house to be held on August 22, 2015 at the Tommy Thompson Park Butterfly Festival.

Captain John's

The sale of the M/V Jadran to Marine Recycling Corporation (MRC) was completed on May 11, 2015 by an Order of the Federal Court obtained by the Toronto Port Authority (TPA). The necessary tests and work to prepare the M/V Jadran for its removal from the Toronto Harbour and its voyage to MRC's facility in Port Colborne took approximately one week. Waterfront Toronto facilitated this preparatory work by providing MRC with a short term license over a portion of the 7 Queens Quay East parking lot owned by Waterfront Toronto. With satisfactory weather conditions for the voyage, MRC completed the removal of the M/V Jadran from the Toronto waterfront on May 28, 2015 in the tow of two tugs and the vessel reached the MRC Port Colborne facility early in the morning of May 29, 2015. Waterfront Toronto supported TPA in the removal of the vessel from the harbour.

Billy Bishop Toronto City Airport

Waterfront Toronto has signed a Memorandum of Understanding with Ports Toronto for conducting the Peer Review of the Billy Bishop Airport Runway Extension EA. The agreement provides WT with funds needed for consultant services and WT staff time dedicated to the work.

A procurement process was completed in early June, and a joint WT/Ports Toronto / Stakeholder committee selected Arcadis, Inc. To conduct the review. A kick-off meeting was held on June 16 to begin the review of the proposed Terms of Reference for the EA.