



COMMUNITY NEWSLETTER



**Your City.
Your Vote.**



Willowdale Municipal All Candidates Debate
September 22, 2022 – 7:30 P.M. to 9:30 P.M.

Community Updates:

Ontario Land Tribunal Challenge – 175 Cummer Ave

On August 16, 2022, Markus O'Brien Fehr, former Chief of Staff for Councillor, John Filion posted a [YouTube Video](#) committing to advance the modular project in our neighbourhood despite the Ministerial Zoning Order (MZO) being denied by the province.

Over the last two years, residents have raised concerns with the lack of proper consultation, due process, and the impact of increased substance abuse on children at nearby schools, seniors living on the property, and potential increases in neighbourhood crime.

The BCNA filed its legal appeal to the Ontario Land Tribunal (OLT) to oppose the City's plan to remove existing zoning protection for seniors on the property. In response, the City has now moved the modular components from the TTC Parking Lot into storage as the earliest OLT date is likely in late 2023.

While the BCNA has used membership dues to launch the challenge, we will still need to raise up at least \$30,000 to sustain it. Accordingly, we have put together a fundraising team. If you are able to contribute or volunteer to be part of the team to help keep our families and community safe please visit <https://bayviewcummer.ca/donate/> or email mycommunity@bayviewcummer.ca.

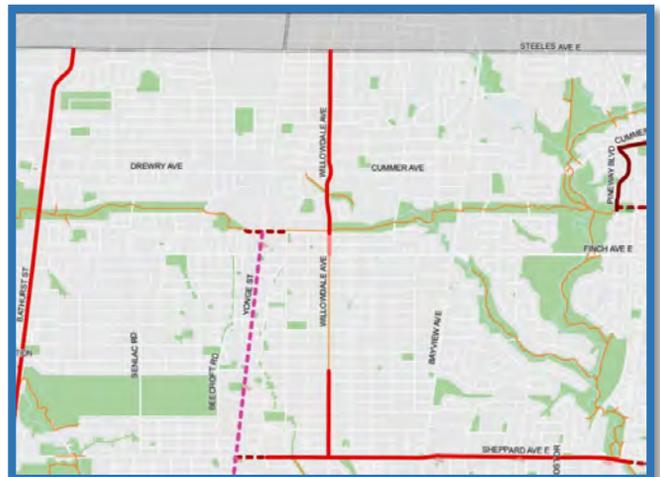


Top Issues

Lane Reduction for more Cycle Lanes in 2022-24

In 2022 to 2024, with the support of Councillor Filion a plan was put forward to expand the permanent cycle tracks on Willowdale Ave., Bathurst Ave., Sheppard and Yonge Street.

The BCNA has continued to raise concerns that these lane reductions will increase vehicle traffic on our inner streets many of which do not have sidewalks, make it more challenging for residents to get to work, get their kids to extracurriculars, and reduce employment opportunities. (For more information on the City's plan: [click here](#))



Lane Reductions for Bus Only Lanes

Rapid TO – Bus Only Lanes

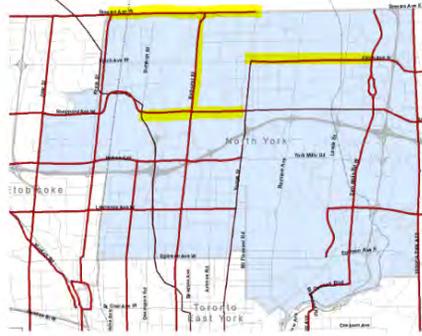
The City has put in a plan to introduce Red Carpet, *Bus Only Lanes (BOL)* removing lanes of traffic for private vehicles. As a result of consultation surveys, the TTC has identified **Bathurst Street North**, **Steeles Ave West**, **Finch Ave East**, and **Sheppard Ave West** as “Top Roadways”. For more information ([click here](#))



North York's Top Roadways

Priority Roadways include:

- Victoria Park Avenue
- Don Mills Road
- **Bathurst Street (North)**
- Keele Street
- **Steeles Avenue West**
- **Finch Avenue East**
- **Sheppard Avenue West**
- Wilson Avenue
- Lawrence Avenue West
- Lawrence Avenue East



RapidTO Bus & Streetcar Priority



Expanding Photo Radar - Automated Enforcement Technology

Earlier this year, City Council approved the expansion of 25 more Automated Speed Enforcement cameras, and have now expanded the Community Safety Zones to higher volume arterial roadways around Yonge and Steeles Ave generating higher revenue for the City. Our research also shows that other Vision Zero cities have also adopted Automated Bus Lane Enforcement generating millions in revenue for cities such as New York and London which have expanded their red carpet programs and monetized induced congestion.

Inflation and Property Taxes

In September 2022, the average home prices in Newtonbrook East was \$2.2 million, and \$1.6 million for freehold town homes. This year, City Council approved a 2.9 per cent property tax increase and a 1.5 per cent increase through the “City Building Levy” for a total increase for homeowners in our neighbourhood of 4.4 per cent.

As the Bank of Canada continues to fight inflation with interest rates increases, the average price of homes is expected to stagnate or fall. Consequently, land transfer tax and property tax revenue for the City is also expected to plateau or fall as increases are tied to a market value assessment formula. We anticipate that the City to continue to target homeowners in the next year, and the BCNA will continue to call for fairer tax policies.



Over the fall season, the BCNA executive team will be organizing free activities for couples, families and kids, including free weekly salsa dance classes, cooking classes, and an outdoor fall festival. We will also be holding seminars and workshops to support employment and promote new artificial intelligence technologies to support homeowners.

Bayview-Cummer Fall Festival

Sunday, October 2, 2022 @175 Cummer Ave between 12:00 and 2:00 PM

Free Food and Entertainment for the Entire Family