



DATE: January 20, 2025

TO: Mayor and Members of Council

FROM: Vince Musacchio, Interim Deputy City Manager,
Planning, Growth Management and Housing Delivery

RE: **COMMUNICATION – Committee of the Whole (1), January 21, 2025
Item No. 7, Report No. 1**

**Rutherford Land Development Corp.
Draft Plan of Condominium (Standard) File 19CDM-24V007
10 Abeja Street, 474 and 498 Caldari Road, and 9093, 9095, 9097 and
9099 Jane Street
Vicinity of Rutherford Road and Jane Street**

Recommendations

1. THAT Attachment 10 of the above-noted technical report, identifying the Proposed Draft Plan of Condominium (Standard) - Underground Parking Levels, be replaced with the updated Attachment 10, attached hereto, to reflect an update to the tenure of seven (7) freehold vehicular parking spaces to condominium tenure, in Level A of the underground parking level
2. THAT any reference in the above-noted technical report to 755 vehicular parking spaces with a condominium tenure be replaced with 762 vehicular parking spaces with a condominium tenure (a difference of an additional seven (7) condominium tenure vehicular parking spaces).

Background

Rutherford Land Development Corp. (the 'Owner'), on January 20, 2025, confirmed and submitted to the Development and Parks Planning Department an updated Level A – Underground Parking Plan for the Draft Plan of Condominium Application, as shown on Attachment 10 (attached). The Owner proposes to convert seven (7) retail vehicular parking spaces with a freehold tenure to seven (7) residential vehicular parking spaces with a condominium tenure. The total number of 907 parking spaces remains the same.

For more information, contact Letizia D'Addario, Senior Planner, Development and Parks Planning, ext. 8213.

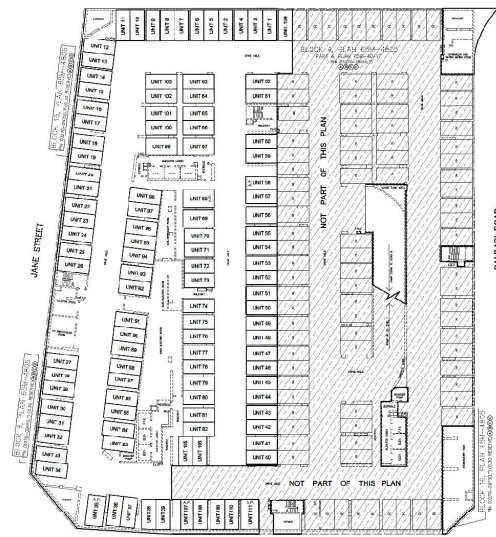
Respectfully submitted by

A handwritten signature in black ink, appearing to read "V. Musacchio". The signature is fluid and cursive, with a prominent initial "V" and a long, sweeping underline.

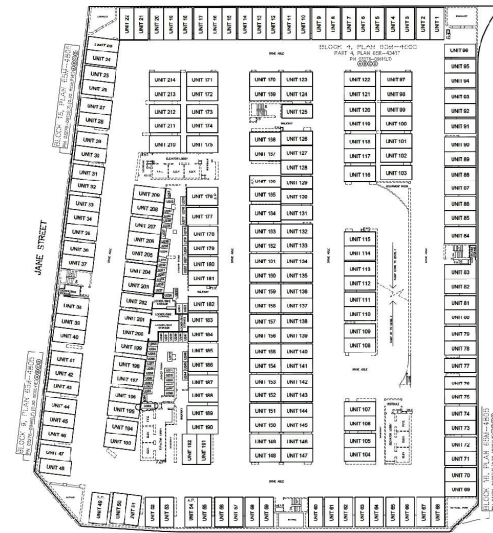
Vince Musacchio, Interim Deputy City Manager,
Planning, Growth Management and Housing Delivery

Attachment

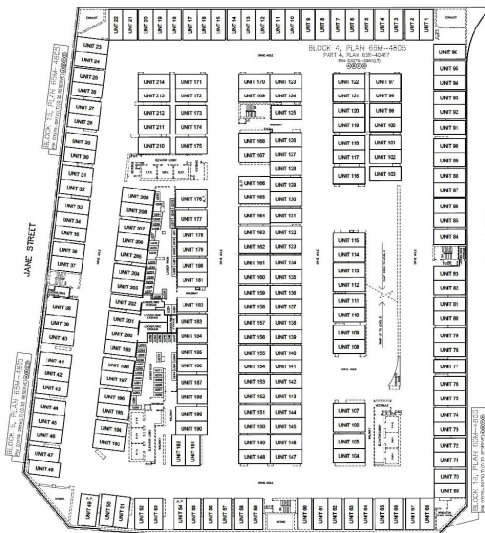
1. Attachment 10 - Proposed Draft Plan of Condominium (Standard) – Underground Parking Levels



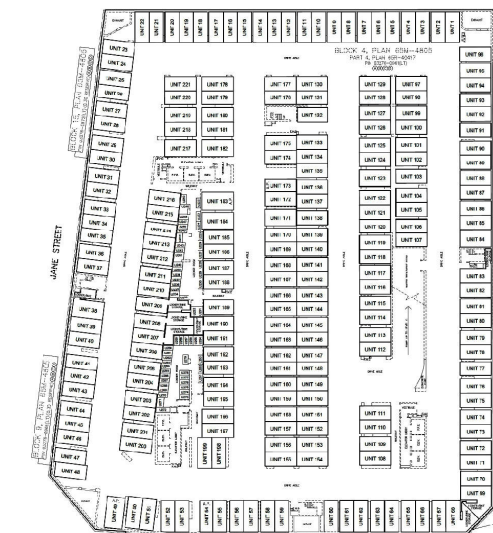
Level A



Level B



Level C



Level D

Not to Scale

Proposed Draft Plan of Condominium (Standard) - Underground Parking Levels

LOCATION: 10 Abeja Street, 474 and 498 Caldari Road, 9093, 9095, 9097, and 9099 Jane Street, Block 4 of Plan 65M-4805

APPLICANT: Rutherford Land Development Corp.



Attachment

FILE: 19CDM-24V007
RELATED FILES: 19T-18V001 AND DA.19.010
DATE: January 21, 2025

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