

**Midtown Electricity Renewal Project
Community Information Session
May 10, 2010
Whitney Junior Public School**

**Open House – 6 pm to 7 pm
Presentation – 7 pm to 8:30 pm**

Hydro One:

Ajay Garg, Manager, Policies and Approvals
Jim Goodfellow, Project Manager
Enza Cancilla, Manager, Public Affairs
Paul Shelton, Landscape Architect
Dan White, Real Estate
Yu San Ong, Environmental Planner
Marylena Stea, Community Relations

Toronto Hydro:

Karen Evans, Manager, Communications and Marketing
Denise Attallah, Communications and Marketing
Gary Thompson, Transmission Capacity Coordinator

Facilitator: Chris Haussmann, Haussmann Consulting

PARTICIPANTS:

A total of 18 people attended the community information session, of which more than half were residents living in the vicinity of the proposed Carstowe Road main shaft. In addition, representatives of various organizations with an interest in the project also participated, e.g., Bob Vernon and Norm Mierins, representative from the North Rosedale Ratepayers' Associations, Jeremy Gawen, Moore Park Residents' Association and representatives from the Toronto District School Board (TDSB) including Trustee Shelia Ward (Toronto Centre Rosedale), the Whitney Public School Principal, and TDSB consultants currently active in the Midtown Ontario Energy Board Section 92 process.

OBJECTIVES OF MEETING:

In response to the draft Environmental Study Report Notice of Completion, approximately 25 residents in the Ridge Road area raised a concern about the location of the main shaft and construction staging area on Carstowe Road, a residential area in proximity to the Whitney Junior Public School.

Residents suggested an alternative location for the main shaft south of the Rosehill Pumping Station, which is farther removed from homes and adjacent to an “industrial-type” operation. Hydro One agreed to consider and assess this proposal and organized a community information session to present its findings and report back on preliminary

discussions with the City of Toronto, and next steps should the City staff indicate that the Rosehill Pumping Station site was feasible based on the facilities current operating needs and future plans.

SUMMARY:

Ajay Garg of Hydro One lead a formal presentation with support from Jim Goodfellow and other team members, and provided a project overview including need, approvals process, the tunnel option description, and discussed the main shaft location at Carstowe Road and the Rosehill Pumping Station proposal.

Hydro One advised the participants that it is working with the City of Toronto to explore the feasibility of locating the main shaft at the Rosehill Pumping Station site. Ajay indicated that should the City of Toronto's analysis find:

1. main shaft is technically viable within the Rosehill Pumping Station, and;
2. real estate costs to purchase the site reasonable, and would not have material impact on the overall project cost

Hydro One would relocate its main shaft location to the Rosehill site. After confirmation, Hydro One would modify the draft Environmental Study Report (ESR) to the Ministry of the Environment. Hydro One would also notify the Ontario Energy Board of the decision and changes related to cost and our Section 92 application.

The participants were also advised that the Rosehill Pumping Station site would require City of Toronto council approval and that the last 2010 council meeting was set for August. Thus, there would be some challenges in meeting this timeline.

The residents were strongly in support of relocating the main shaft to the Rosehill Pumping Station. Their concerns about the Carstowe Road centred on traffic, safety, noise and dust. At the Rosehill site, there are no surrounding homes; as such the site was seen as having little impact on the community. No one at the meeting expressed support for the Carstowe site, if the site at Rosehill Pumping station was suitable and available.

The overall tone of the meeting was co-operative and community members asked how they could help expedite the decision on the Rosehill site. They indicated that they would begin to lobby Councillor Rae to ensure he was aware of the project and would be supportive of a staff report to council (should the staff report support a main shaft at Rosehill Pumping Station).

DISCUSSION:

Q: What is the difference between Toronto Hydro and Hydro One?

A: The relationship between Ontario Power Generation, Hydro One, and local distribution companies (LDC) like Toronto Hydro was explained.

Q: Where will the trucks turn around?

A: If located at Carstowe Road, there would be enough room for trucks to turn around on the construction compound.

Q: Why are you not burying the whole line?

A: The cost associated with burying the overhead line (Bayview Junction to Leaside TS and Birch Junction to Bridgman TS) would be approximately an additional \$30 M added to the project cost. This cost includes the tunnel only; the cost for the cables is extra.

Construction Effects and Mitigation

Q: Would Carstowe Road be used as a two-way street during construction?

A: Yes. Hydro One would request a permit from the City. In addition, heavy trucks would only have access to the site from 9 am to 3 pm when children are in school.

Q: School begins at 9 am and ends at 3 pm. Lunch is at 12 pm, and many children go home for lunch. Also, some children only attend school in the morning or afternoon. Construction work will be disruptive to them when they are walking to and from school.

A: The children will likely be walking north of our construction work on Rosedale Heights, there will be no traffic disruption outside of Carstowe Road – trucks will only be permitted on this road during the hours when most children are in school. No other neighbourhood streets would be affected.

Q: Would there be noise disruption to classes and dust?

A: *Hydro One* completed a similar project in the Esplanade area in downtown Toronto. The site was very close to townhouses, and received very few complaints. The mitigation plan for Carstowe Road would possibly include the installation of a traffic light at the intersection of Mount Pleasant and Carstowe Rd. As well, a gated secure site, and a sound attenuation wall would be installed.

Q: How high will the wall be?

A: The wall would be about 12 ft high.

Rosehill Pumping Station Considerations

Ajay Garg provided a comparison of the features of the Carstowe Road site, and the Rosehill Pumping Station site. He indicated that the site at Rosehill could accommodate the shaft, but was not sufficiently large enough to accommodate all the construction equipment and materials. As such, the Carstowe site would still be required for storage and parking, and other construction related activities. Efforts to investigate the site included review of City plans and existing facilities at the property to ensure that Hydro One's proposal could be accommodated. Consideration was also given to traffic impacts on Mount Pleasant Rd.

Q: What departments is Hydro One working with at the City?

A: Toronto Water and Real Estate departments.

Q: *Is there* any technical reason that would preclude the shaft and construction compound location at the pumping station?

A: From Hydro One's perspective, there is no technical reason why the shaft cannot be located there. City staff will have to determine that it does not interfere with their plans for the site.

Q: Will Hydro one still require the Carstowe property for this project?

A: Yes. Because the Rosehill site is not large enough, the Carstowe Road site is required to store equipment and for parking.

Q: If the Rosehill Pumping Station site is not feasible, and the Carstowe Road site used, would trucks be parked along Carstowe Road?

A: Construction equipment and vehicles would be parked at the Carstowe site, and trucks would use this road to access the site. We would, however, plan to use the road allowance along Carstowe for worker parking and would seek a permit from the City. A parking pad would be constructed north of the northern curb of Carstowe Road, within the road allowance.

City of Toronto Review and Approval Process

Q: Was the Rosehill site was looked at in the beginning of the project, but then rejected as a potential site for the main shaft.

A: This location was considered only as a potential site for the intermediate shaft, not the main shaft. We have since eliminated the need for intermediate shafts.

Q: If this proposal is approved by council, will Hydro One relocate the site to Rosehill? Are there other reasons that Hydro One could not move it?

A: The only reason Hydro One would not move forward would be if the City asked for an unreasonable price for the property.

Mitigation at Main Shaft

Q: Will there be a structure at the main shaft when everything is complete?

A: There will be a similar structure as shown in the photo of our Esplanade TS (see slide 14), with the addition of small structure so that crews do not need to go down into the tunnel to check cable conditions and tunnel conditions without entering the confined space.

Q: Will there be a loss of grass and vegetation at Carstowe Rd?

A: No. Hydro One will restore the area back to its original state and would be consider working with the community to develop a plan for the site including a more natural prairie/ meadow regime that would be self maintaining.

Environmental Considerations

Q: My property backs on to the Iroquois Shoreline, and I have been told by the City that it is an Environmentally Sensitive Area (ESA). Why can Hydro One build in this area?

A: *The* Iroquois Shoreline is an earth science ESA with archaeological potential. Hydro One would conduct the necessary archaeological assessment prior to construction.

Q: How can you accommodate the shaft along the ridge? There is no flat area.

A: There is a flat area that can accommodate the shaft on Carstowe Rd.

Q: The Carstowe sit has a bog; would you have to pump water?

A:

Sump pumps will be used to remove water from the shaft during working hours. Water will run through a sediment tank to remove silt and then will be piped directly to the City storm sewer system. A permit will be required from the City. Once the tunnel is complete, Hydro One will install a sump pump in the shaft to periodically pump water out. This will not be heard from the surface.

Landscaping

Q: Who is responsible for maintaining the landscaping after the project is complete?

A: Hydro One typically has a two-year commitment to maintain the landscaping after implementation of the Landscape Restoration Plan, and generally it is turned over to the City, as an example, if this were considered as a park dedication similar to David Crombie Park at Esplanade TS.

Q: Will you landscape the site after construction is complete at Carstowe Rd if it is not a shaft location?

A: Hydro One will restore the site to a similar or better condition and would work with the community to consider their ideas for the site.

Q: Residents are restricted from putting even three posts for a deck into the slope, but I guess Hydro One is exempt?

A: This is the Ravine Bylaws and Hydro One will be working closely with the City Urban Forestry and the Conservation Authority to restore the area back to its original state.

Q: Will there be a structure at Rosehill Pumping Station?

A: Yes, there will be a building similar to the picture in the presentation (see slide 14). It will be approximately 6 m x 8 m and 60 cm high. There will also be a small shed type structure for tunnel monitoring equipment.

Next Steps

Q: When is the next City Council meeting?

A: August is the last Council meeting for 2010.

Q: What happens if Hydro One does not make the agenda for the August council meeting?

A: *Hydro One* is moving quickly with this process, we expect to hear back from the City this week about the technical feasibility and real estate issues. We only began the process about ten days ago, but are moving quickly to ensure we can be on council's agenda in August.

Q: This suggestion was brought to Hydro One's attention almost one month ago. Why did so much time pass between our suggestion and approaching the City?

A: Hydro One had to first examine the site internally first to ensure it met our project needs before we could approach the City.

Q: If the site ends up being at Carstowe Rd, how do I appeal?

A: There will still be an opportunity after a site is determined, to submit a Part II Order request to the Minister of the Environment if residents choose. The deadline will be clearly communicated to the residents on our email distribution list when we report back.

Q: What can residents do to help?

A: Hydro One has met with a representative (Ryan Lahr) from Councillor Kyle Rae's office, and they are aware of the project. Working with the Councillor's office for support would be one way.

Q: What will happen if the project does not get on the August Council agenda?

A: *Hydro One* will have to discuss timelines with Toronto Hydro, and determine how urgently the project needs to move forward.

Q: Hydro One does not have approval for Carstowe Rd, so how can it go ahead with work on that site without City approval?

A: Hydro One owns this property, and we require Environmental Assessment (EA) and Ontario Energy Board (OEB) and both these processes are underway. We will require various permits from the City, but we would not pursue these only after both EA and OEB approvals are obtained.

Q: Will anything be closed on the Old Bridle Path?

A: There will be no road closures or construction activities on the Old Bridle Path.

ACTIONS:

1. Hydro One agreed to post the presentation on the Midtown Project website
2. Hydro One will notify participants and the "mailing list" for the project by email once a technical recommendation had been received from the City of Toronto regarding the Rosehill Pumping Station site.

PARTICIPANTS:

Susan Opler – Resident

Daniel Solomon – Resident

BJ Gertsman – Resident

Margot Boyd - Resident

Dan and Jane Cameron – Residents

Dawn and Bruce Robb – Residents

Peter Misceovich – Resident

Rachel James – Resident

Murray Welsh – Toronto District School Board

Paul Hader – Toronto District School Board

David Agnew – Toronto District School Board

Shelia Ward – Toronto District School Board Trustee

Nancy Jonasson – Principal, Whitney Junior Public School

Norm Mierins – North Rosedale Ratepayers Association

Bob Vernon – North Rosedale Ratepayers Association

Jeremy Gawen – Moore Park Residents Association