

The Parkdale Hub project, located at the intersection of Queen Street West and Cowan Avenue, is a transformational city-building initiative that will deliver wide-ranging social, cultural and economic benefits to the Parkdale community. The intersection is currently home to an important cluster of City-owned facilities and community services, all of which are in need of significant capital investment over the next 10 years.

**This information sheet includes information about the project, including the proposed program enhancements, the proposed demonstration plan details about the Phase 2 process.**



--- Parkdale Hub project boundary

## Programming enhancements

- The revitalization and expansion of the Masaryk-Cowan Community Recreation Centre, to better deliver recreational programming through a more efficient design and the addition of up to 30,000 square feet of space;
- The revitalization and expansion of the Parkdale Library Branch, to provide increased visibility and accessibility to the third busiest library branch in the city;
- The creation of new affordable rental housing delivered through the Housing Now Initiative (for more information on Housing Now visit [www.createto.ca/housingnow](http://www.createto.ca/housingnow));
- The ongoing delivery of Artscape’s cultural hub program, which provides affordable live-work housing for local artists as well as an art gallery and community office space;
- The creation of new inclusive and accessible community space and design elements that will strategically connect programs, services and people – creating an integrated “Hub”; and
- Significant enhancements to the public realm in the heart of the Parkdale neighbourhood, through the sensitive adaptive re-use of heritage buildings and improved connectivity with the adjacent residential neighbourhood.

The Parkdale Hub Study Area includes approximately 4.24 acres of City-owned lands and includes the following properties:

### *Potential Redevelopment:*

- Masaryk-Cowan Community Recreation Centre (220 Cowan Avenue)
- Parkdale Library Branch (1303 Queen Street West)
- Parkdale Arts and Culture Centre (1313 Queen Street West)
- Toronto Parking Authority lot (1325 Queen Street West)

### *Potential Enhancements to the Public Realm and Connectivity:*

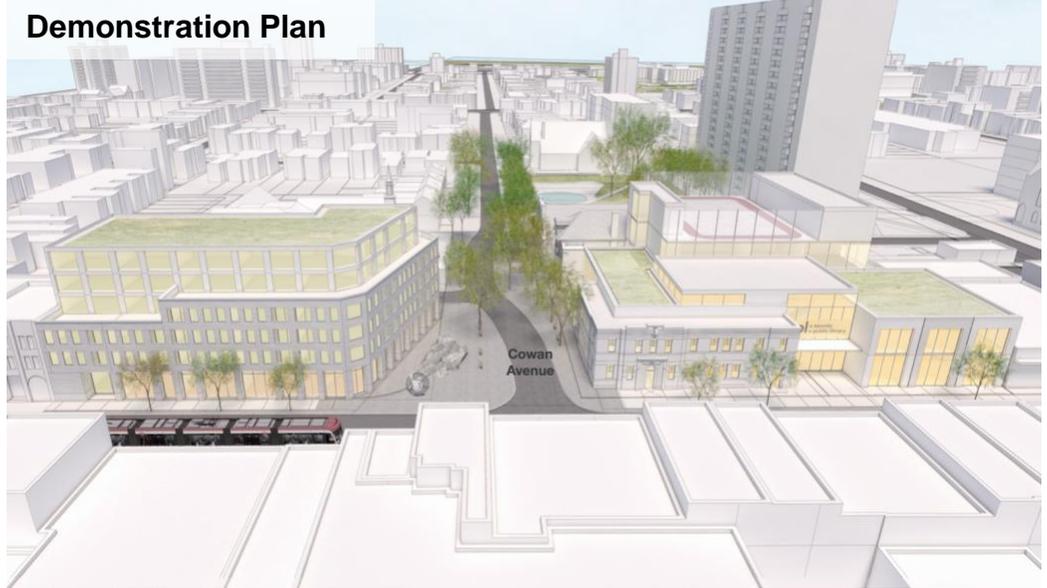
- Masaryk Park and Dunn Avenue Parkette
- Public Laneway at rear of library (Milky Way Lane)
- Toronto Community Housing residential apartment property (245 Dunn Avenue)

## Demonstration Plan & Key Features

During Phase 1 of the Parkdale Hub project CreateTO collaborated with City divisions and engaged the local community to develop a preferred massing concept for the site. Phase 2 includes developing a demonstration plan for the site, which is a more detailed plan informed by the preferred massing concept developed in Phase 1. See proposed Demonstration Plan and key features below. Additional details are available in the May 27<sup>th</sup> Community Meeting presentation and meeting recording available at [www.parkdalehub.ca](http://www.parkdalehub.ca)

### Key Features

1. Adaptive reuse of the key existing heritage building elements as the defining public face of the revitalized Parkdale Hub.
2. Setting the proposed development back from the southeast corner of Queen and Cowan, in order to expand public open space for enhanced community use.
3. Ground level community use space frontages proposed along a widened portion of Milky Way Lane.
4. Connectivity and additional space for the revitalized library and community centre, redeveloped together on the same site.



## Phase 2 Timeline



For more information on the Parkdale Hub project, presentation materials and meeting summaries, visit the project website at:

**[WWW.PARKDALEHUB.CA](http://WWW.PARKDALEHUB.CA)**

Please submit your feedback via the mailed in feedback form (included in this package) or online at the project website **[www.parkdalehub.ca](http://www.parkdalehub.ca)**

Any questions? Get in touch with the project team by e-mailing **[parkdalehub@createto.ca](mailto:parkdalehub@createto.ca)**