



* Id8 downsview

Public Engagement Meeting #2
Jobs & Employment
October, 2020

01

Introduction



A BIG OPPORTUNITY

Process and Context




Total Study Area in Acres

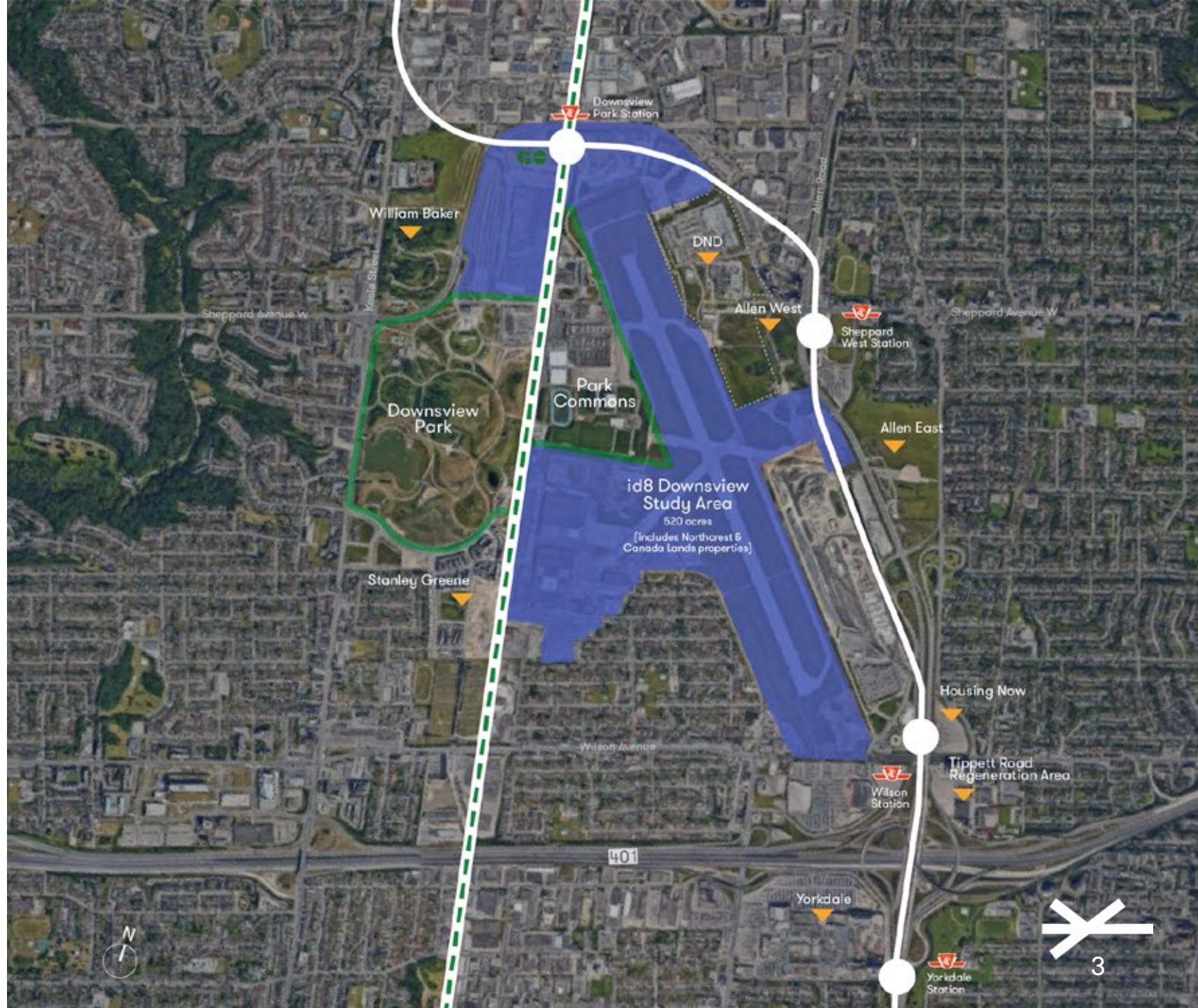
520

CLC Downsview Park & Park Commons Area in Acres

291

LEGEND

-  id8 Downsview Study Area
-  CLC Downsview Park & Park Commons Area
-  Surrounding Context



Community & Stakeholder Priorities

SELECT ROUND ONE FEEDBACK

NORTHCREST & CANADA LANDS

Landowner Priorities



Public Policy Priorities

COUNCIL ADOPTED
DRAFT PRINCIPLES

EMERGING ALIGNED PRIORITIES

Parks & Nature Getting Around & Across Jobs & Employment People & Neighbourhoods

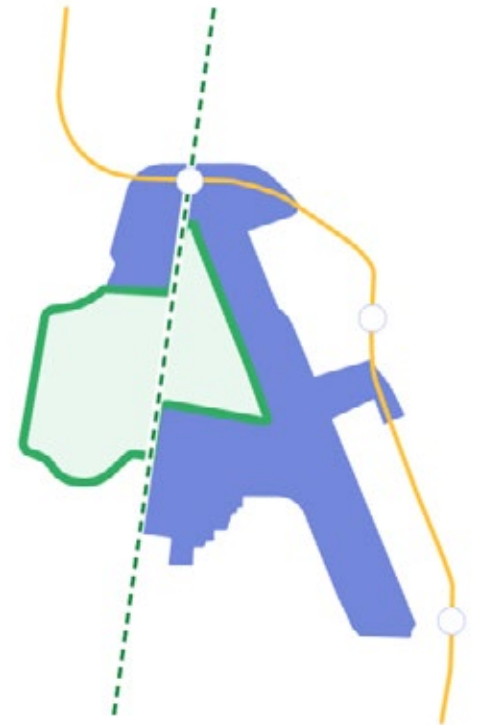
DIFFERENT VOICES CONNECTED PRIORITIES

What we've heard so far



VIBRANT, RESILIENT & HEALTHY

Complete Communities



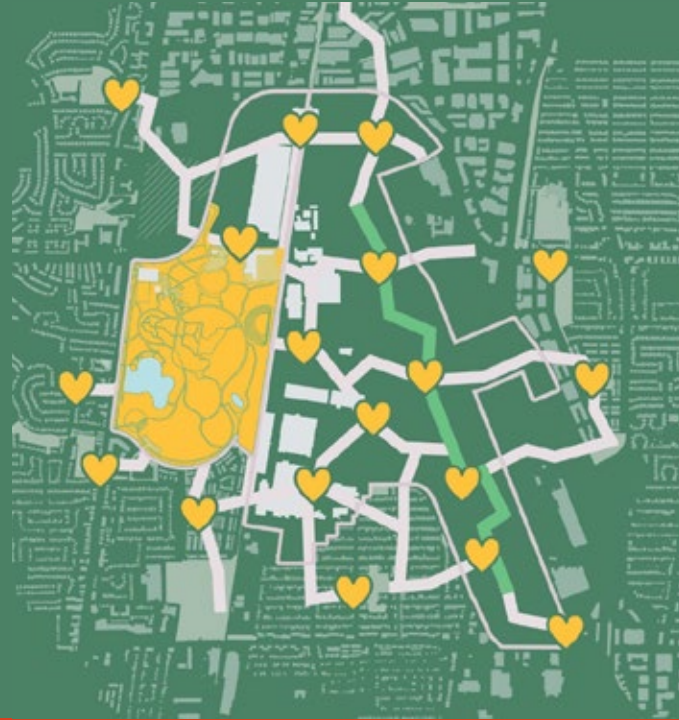
02

Emerging Design Ideas

4 areas of focus emerge from the priorities



PARKS & NATURE



GETTING AROUND & ACROSS THE SITE



JOBS & EMPLOYMENT



PEOPLE & NEIGHBOURHOODS



Jobs & Employment

Emerging Design Idea 4



WHAT WE SAW

Field Notes Opportunities:



Car traffic is the backdrop for diverse locally owned businesses at Wilson



Popular locally-owned businesses



Local vendors and businesses activate the sidewalk & public realm



There are surrounding mixed-use areas with locally-owned businesses

JOBS &
EMPLOYMENT

"EMPLOYMENT
SHOULD GUIDE
DOWNSVIEW'S
FUTURE"

"THE AREA HAS
SEEN JOB
LOSSES"

"WE LIKE DIVERSE
LOCALLY OWNED
BUSINESSES"



JOBS & EMPLOYMENT

EXISTING BUILDINGS
ARE ASSETS

BUILD ON THE LEGACY
OF INNOVATIVE EMPLOYMENT



JOBS & EMPLOYMENT

Downsview's Legacy and Defining Feature



JOBS & EMPLOYMENT

Leveraging Downsvew's Unique Assets and Legacy



Innovative Industries



Building on the legacy and the contemporary examples of innovative industries.



Making room for industries & businesses that need more space.



JOBS & EMPLOYMENT

Strategically Growing and Diversifying Employment



Mixed-use Employment



Integrating office uses into communities, especially near transit.



Delivering vibrant urban places, services, & amenities to attract employees & employers.



Integrating services into neighbourhoods.



Boston
© Gustave Hoiland



London

“Attracting and retaining top talent is the primary driver of employer real estate decisions today... And today’s brightest talent is seeking the best place to live, work and grow.”

<https://www.forbes.com/sites/jeffsteele/2019/12/18/seaport-ushering-in-sea-change-for-life-sciences-employers/#6b356907604f>

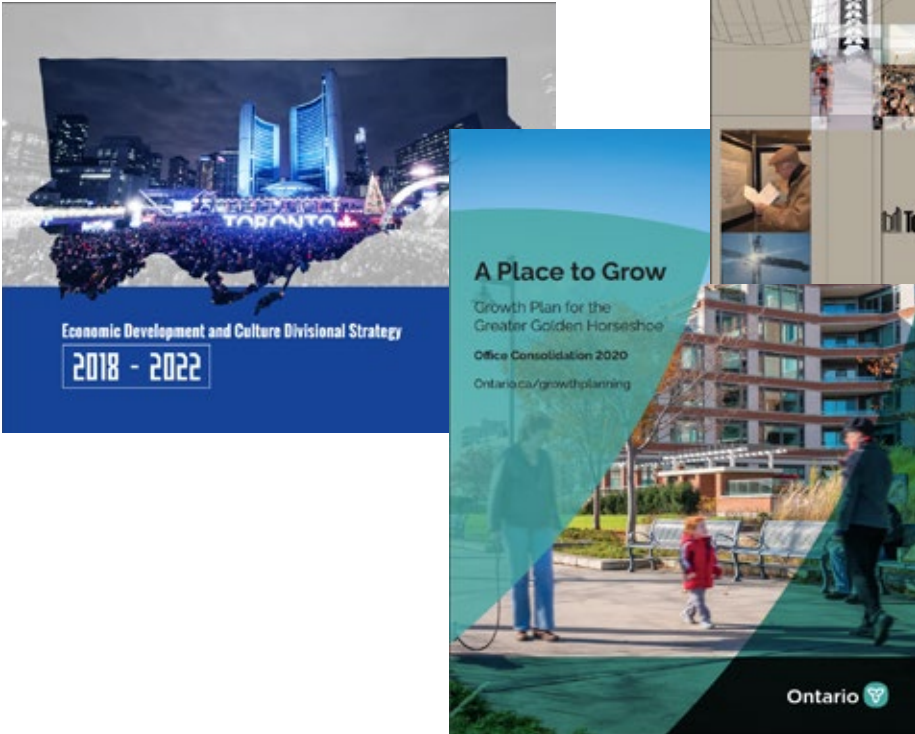


Washington
© Washington.org



JOBS & EMPLOYMENT

Downsview will remain an important contributor to Toronto's Economic Engine



Some of the relevant municipal and provincial policies include:

- Maintain lands for employment purposes;
- Accommodate growth by prioritizing development close to transit;
- Create employment uses that are transit-supportive and achieve minimum density targets around transit stations; and
- Expand and support the office, high-tech industrial light manufacturing, aerospace and aviation, and/ film sectors.

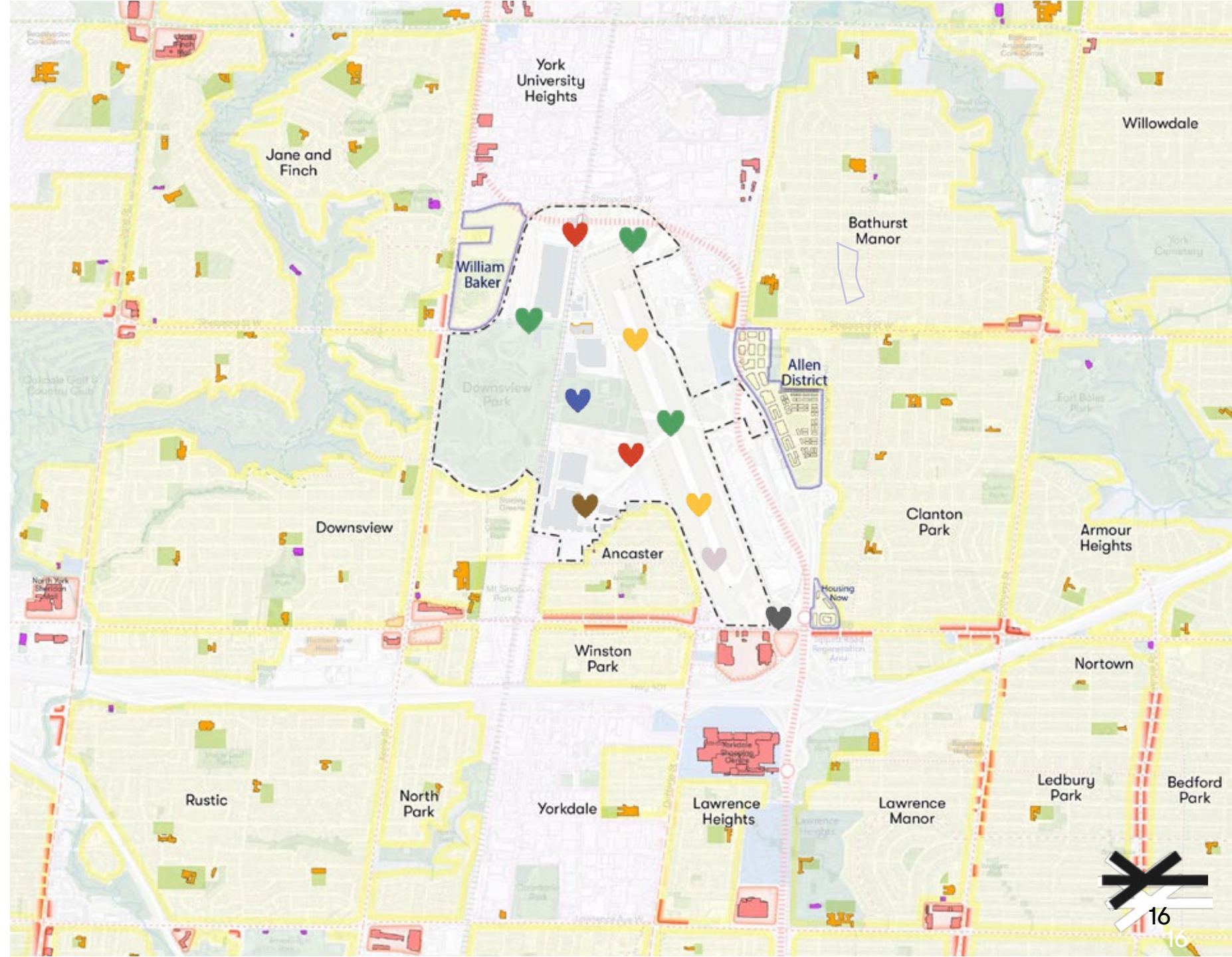
JOBS & EMPLOYMENT

Key Considerations

A complete community includes a variety of employment opportunities.

Some considerations include:

- Appropriate transition to and protection of *existing employment* uses adjacent to the site;
- Appropriate transition and relationship to adjacent *existing neighbourhoods*; and
- Appropriate transition and relationship to *emerging land uses* on the site



PARKS, NATURE & GREEN SPACE



GETTING AROUND & ACROSS THE SITE



JOBS & EMPLOYMENT



PEOPLE & NEIGHBOURHOODS



Thank you!

