

Authority: Executive Committee Item EX35.23, as adopted by City of Toronto Council on June 26, 27 and 28, 2018

**CITY OF TORONTO**

**Bill 809**

**BY-LAW -2018**

**To authorize the entering into of an agreement for the provision of a municipal housing facility at 2339 Dufferin Street and 800 Vaughan Road.**

Whereas section 252 of the City of Toronto Act, 2006 provides that the City may exempt from taxation for municipal and school purposes land or a portion of it on which municipal capital facilities are, or will be, located and an agreement for municipal housing facilities may allow for the lease, operation or maintenance of the facilities; and

Whereas paragraph 18 of section 2 of Ontario Regulation 598/06 prescribes municipal facilities used for affordable housing as eligible municipal capital facilities; and

Whereas subsection 7(1) of Ontario Regulation 598/06 requires that in respect of municipal facilities used for housing, that all the housing units fall within the definition of "affordable housing" as that term is defined in the Municipal Facility Housing By-law 124-2016; and

Whereas St. Hilda's Towers Inc., has agreed to provide affordable housing at the properties currently known as 2339 Dufferin Street and 800 Vaughan Road, Toronto; and

Whereas the portions of the Premises identified in Schedule A are to be primarily used for affordable housing (the "Eligible Premises"); and

Whereas Council wishes to enter into an agreement with St. Hilda's Towers Inc., for the provision of municipal capital facilities for use as affordable housing at the Eligible Premises;

The Council of the City of Toronto enacts:

1. The City of Toronto is authorized to enter into an agreement under section 252 of the City of Toronto Act, 2006 with St. Hilda's Towers Inc., for the provision of affordable housing at the Eligible Premises, in accordance with Ontario Regulation 598/06 (the "Agreement").
2. St. Hilda's Towers Inc., shall be exempt from the payment of development charges in respect of the Eligible Premises imposed by the City under the Development Charges Act, 1997, S.O. 1997, c.27, while this by-law is in force.

Enacted and passed on June , 2018.

Frances Nunziata,  
Speaker

Ulli S. Watkiss,  
City Clerk

(Seal of the City)

**Schedule A**  
Description of Premises

**Legal Description**

PIN: 10450-0294 (LT)

Part of Lots 1, 2, 3, 4 & 5, Plan 423, Township of York; Part of Lot 1, Plan 1651, Township of York; Parts 2, 3, 4 & 5, Plan 64R-4643, Parts 1, 2 & 3, Plan 64R-8213, Part 1, Plan 64R-9400 except Parts 4 to 6, 8, 9, 12 & 13, Plan 64R-13913 & Part 2, Plan 64R-9888, City of Toronto

PIN: 10450-0295 (LT)

Part of Lots 1, 2, and 3, Plan 423, Township of York; Parts 1, 2, 3, 4, 5, 6, 8, 9, 12 & 13, Plan 64R-13913 except Parts 1, 3, 5, 6, 34, 35, 38, 39 & 42, Plan 64R-14635, City of Toronto

PIN: 10450-0297 (LT)

Part of Lots 2 and 3 Plan 423, Township of York; Part 5, Plan 64R-14635, City of Toronto

**The Eligible Premises**

Renovations of buildings containing 461 units of which 301 units will be affordable housing units or such other number of units as approved by the City at 2339 Dufferin Street and 800 Vaughan Road, Toronto.