

Authority: General Government and Licensing Committee
Item GL12.8, as adopted by City of Toronto Council on
June 29 and 30, 2020

CITY OF TORONTO

BY-LAW 537-2020

To authorize the entering into of an agreement for the provision of municipal capital facilities used for social and health services and ancillary parking located at 21 Panorama Court and their exemption from taxation for municipal and school purposes.

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 capital facilities may allow for the lease, operation or maintenance of the facilities; and

Whereas subsection 2(1) of Ontario Regulation 598/06 prescribes municipal facilities used for social and health services and ancillary parking; and

Whereas the City will enter into Leases (each a "Lease" and collectively the "Leases") as the landlord with Albion Neighbourhood Services, Delta Family Resource Centre, Rexdale Community Health Centre, Rexdale Community Legal Clinic, Rexdale Women's Centre, Rexdale Community Hub and Toronto Community Benefits Network (each a "Tenant" and collectively the "Tenants") at 21 Panorama Court for the use of the premises particularly described in Schedule A (each a "Premise" and collectively the "Premises") as facilities for social and health services and ancillary parking; and

Whereas Council wishes to enter into agreements (each an "Agreement" and collectively the "Agreements") with the each Tenant for the provision of a municipal capital facility at each Premise;

The Council of the City of Toronto enacts:

1. The City is authorized to enter into an Agreement under section 252 of the City of Toronto Act, 2006 with each Tenant for the provision of a municipal capital facility.
2. Each Premise is exempt from taxation for municipal and school purposes.
3. This by-law shall be deemed repealed with respect to a Premise:
 - (a) if the City ceases to be the landlord without assigning the Lease to its successor;
 - (b) if a Tenant ceases to be the tenant without assigning the Lease to its successor;

- (c) if a Premise ceases to be used as for social and health services and ancillary parking; or
 - (d) when a Lease, or any renewal or extension of a Lease expires or is terminated.
4. (1) Sections 1, 3 and 4 of this by-law shall come into force on the day that the by-law is enacted.
- (2) Section 2 of this by-law shall come into force on the later of the following:
- (a) the date this by-law is enacted;
 - (b) the commencement date of a Lease; and
 - (c) the date an Agreement is entered into.

Enacted and passed on June 30, 2020.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)

SCHEDULE A

DESCRIPTION OF THE PREMISES

21 Panorama Court

Assessment Roll No. 1919-04-3-210-09320

Albion Neighbourhood Services - approximately 12,987 square feet

Rexdale Community Hub - approximately 7,594 square feet

Delta Family Resource Centre - approximately 3,419 square feet

Rexdale Community Health Centre – approximately 17,276 square feet

Rexdale Community Legal Clinic - approximately 6,440 square feet

Rexdale Women's Centre - approximately 16,591 square feet

Toronto Community Benefits Network - approximately 2,025 square feet

All at 21 Panorama Court in the City of Toronto.