

Authority: Item CC20.6, as adopted by City of Toronto Council on April 30, 2020; MM25.32 by Mayor John Tory, seconded by Councillor Ana Bailão, as adopted by City of Toronto Council on October 27, 28 and 30, 2020; Planning and Housing Committee Item PH23.4, as adopted by City of Toronto Council on June 8 and 9, 2021; and Planning and Housing Committee Item PH35.21, as adopted by City of Toronto Council on July 19, 20, 21 and 22, 2022

CITY OF TORONTO

BY-LAW 861-2022

To authorize the entering into of an agreement for the provision of a municipal capital facility for affordable housing at 540 Cedarvale Avenue.

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(18) of Ontario Regulation 598/06 prescribes municipal facilities used for affordable housing for the purpose of section 252 of the City of Toronto Act, 2006; 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 Housing Facility By-law 183-2022; and

Whereas Woodgreen Community Housing Inc. has agreed to provide affordable housing at the property currently known as 540 Cedarvale Avenue, Toronto; and

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

Whereas Council wishes to enter into an agreement with Woodgreen Community Housing 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 Woodgreen Community Housing Inc. for the provision of affordable housing at the Eligible Premises, in accordance with Ontario Regulation 598/06 (the "Agreement").

Enacted and passed on July 22, 2022.

Frances Nunziata,
Speaker

John D. Elvidge,
City Clerk

(Seal of the City)

SCHEDULE A

Description of Premises

Legal Description

PIN: 10434-0705(LT)
PT LT 442 PL 1696 TWP OF YORK; PT LT 468 PL 1696 TWP OF YORK AS IN EY14276;
LT 441 PL 1696 TWP OF YORK; LT 440 PL 1696 TWP OF YORK; LT 469 PL 1696 TWP OF
YORK; LT 470 PL 1696 TWP OF YORK; LT 1 PL 4221 EAST YORK; LT 2 PL 4221 EAST
YORK; LT 3 PL 4221 EAST YORK; TORONTO (E YORK) , CITY OF TORONTO

The Eligible Premises

Operation of a building containing 59 newly constructed units of which 59 units will be
affordable housing units or such other number of units as approved by the City at
540 Cedarvale Avenue, Toronto.