

Councillor Adam Vaughan 魏德方

Toronto City Council
Trinity-Spadina, Ward 20

April 23, 2012

Chair and Members,
Budget Committee
100 Queen Street West
Toronto, ON M5H 2N2
email: buc@toronto.ca

**Re: Authorization to Release Section 37 Funds,
11 Charlotte Street, for Capital Improvements to Toronto Arts Council
Gallery/Studio Spaces at 585 Queen Street West and Other Locations**

The Toronto Arts Council (TAC) has secured gallery/studio space at 585 Queen Street West as of May 1, 2012 that will be space affordable to artists at below market rents. They will be hiring an architect to design the necessary capital improvements to the space, which consists of 2 ground floor spaces of about 500 square feet each, with a knock out wall between them. TAC staff estimates that the capital upgrades to this space will cost approximately \$50,000, and they also plan to make other space in Ward 20 available to artists in a similar fashion.

Section 37 funds in the amount of \$100,000 were secured in the development at 11 Charlotte Street for capital improvements to arts space in Ward 20. Those funds have been received by the City. The Section 37 agreement acknowledges that the arts space is likely to be site(s) occupied or operated by TAC, but specifies that the capital improvements will not involve improvements to TAC administrative office space.

As detailed plans and cost estimates are submitted to the City in 2012 for each location, the funds will be forwarded to TAC in installments. An Undertaking signed by TAC will be required for each location/funding installment.

RECOMMENDATIONS:

1. The approved 2012 Operating Budget for Non-Program be increased by \$100,000.00 gross, \$0 net, fully funded by Section 37 funds received in the development at 11 Charlotte Street (source account XR3026-3700430) for capital improvements to the Toronto Arts Council gallery/studio space at 585 Queen Street West and other Ward 20 locations, and excluding any improvements to Toronto Arts Council administrative office space.
2. The funding of \$100,000.00 be forwarded to Toronto Arts Council in installments in response to the submission by Toronto Arts Council of detailed plans and cost estimates of the capital improvements for each location and the signing by Toronto Arts Council of an Undertaking for each location governing the use of the funds and the financial reporting requirements.



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3. That City Planning and Accounting Services staff be authorized to forward the Section 37 funds, to a maximum of \$100,000 in year 2012, in installments in accordance with Recommendations 1 and 2, above.

Sincerely,

Adam Vaughan

