

City Council**Notice of Motion**

MM3.10	ACTION			Ward:27
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Support for Massey Hall Property Tax Exemption - by Councillor Kristyn Wong-Tam, seconded by Councillor Michael Thompson

** Notice of this Motion has been given.*

** This Motion is subject to referral to the Executive Committee. A two-thirds vote is required to waive referral.*

Recommendations

Councillor Kristyn Wong-Tam, seconded by Councillor Michael Thompson, recommends that:

1. City Council support Massey Hall in its efforts to amend the existing Provincial legislation or obtain new legislation that would provide an exemption from municipal property and education taxes on the new property acquired by Massey Hall.
2. City Council acknowledge Massey Hall for its contribution in making Toronto a music hub and enhancing the City's cultural vitality and economic diversity.

Summary

This Motion seeks City Council's support for The Corporation of Massey Hall and Roy Thomson Hall (the Corporation) in its efforts to amend the existing Provincial legislation or obtain new legislation that would extend the existing property tax exemption for Massey Hall's newly acquired property. Note the newly acquired property would be used for the same purposes of Massey Hall's existing property.

Fiscal Impact:

The estimated cost to the City of Toronto for the proposed property tax exemption on the newly acquired parcel would be a loss in municipal taxation revenue estimated to be between \$60,000 and \$90,000 annually (depending on the assessment value attributable to the exempt portion of land), representing the municipal share of property taxes that would no longer be payable on the newly acquired parcel if the property became exempt.

Massey Hall does not receive funding from either the City of Toronto Operating Budget or the Toronto Arts Council.

Background:

The Massey Hall Revitalization is a multi-year project with support from all three levels of government that will enable the revitalization of one of Canada's oldest and leading music halls. Massey Hall Revitalization received 4,804 square feet of newly acquired land as a Section 37 benefit. The addition of this property enhances the ability of the Massey Hall Revitalization to preserve and refurbish the venue, and to realize its full potential as an engine of cultural vitality in the Yonge-Dundas area and Ontario.

The Massey Hall Revitalization is aligned to the Corporation's strategic plan and directions. Its overarching goals are to:

- Preserve and enhance Massey Hall's significance as a national cultural landmark and internationally renowned destination for artists and audiences.
- Create an active, supportive and vibrant space that provides the finest experience for both artists and audiences.
- Update the heritage building to contemporary standards of performance, comfort and flow, and technology, improve accessibility, adaptability and functionality and create a sustainable financial model.

The Corporation is a registered charity and the owner of both Massey Hall and Roy Thomson Hall and the land on which they are situated. Through An Act Respecting the Corporation of Massey Hall and Roy Thomson Hall, 1983 ("the Act") the land specified in the Act is exempt from municipal property and education taxes.

If Council's support is granted, the Corporation will seek an amendment to the Act or new legislation to extend the exemption from municipal property and educational taxes applicable to the existing property, pursuant to the Act, to the newly acquired property under the Massey Hall Revitalization project. The Government of Ontario requests that municipalities, where such legislation is being sought, provide a Council resolution supporting the request for such private legislation.