

2 July 2019

To:
Planning and Housing Committee
phc@toronto.ca

Re:
Changing Lanes: The City of Toronto's Review of Laneway Suites
City-Wide Expansion of City-Initiated Official Plan Amendment and Zoning Amendment

Dear Planning and Housing Committee Members,

It is with great enthusiasm that we encourage full support of the Changing Lanes expansion in its entirety and without revision.

Our involvement in the creation and championing of the Changing Lanes policy, and now our experience in working with members of the public to navigate and implement laneway suites under the new bylaws, has provided us with deep insight into the policy. This includes its progressive attributes and its challenges.

The policy has many objectives, but to our mind, the most relevant include:

- Create housing that is owned and operated by Toronto's homeowners
- Create rental opportunities in neighbourhoods with family-oriented amenities
- Provide an approvals process that is affordable, efficient, and as-of-right

The policy has, without question, done a superb job of achieving those objectives in the small, controlled area of the pilot region and zoning designations. And now that proof exists of its excellent and sensitive quality, expansion of the policy must proceed immediately.

Thousands of homeowners who live on otherwise perfect laneways are unable to access this policy if they are so unlucky as to live beyond the pilot boundary or have a different type of residential zoning designation.

In order to ensure equal opportunity for all Torontonians, and to continue achieving the above objectives, the policy must be expanded to all areas with laneways, and to all R-type zoning designations. This is a very modest improvement to the policy that will make a big difference in a lot of people's lives.

The citizens of Toronto spoke very loudly when they enthusiastically supported the implementation of this policy. Heed their call by continuing to support the sensitive creation of family-focused rental housing on our beautiful laneways.

Sincerely,

Lanescape founders Andrew, Alex, and Craig