

CITY OF TORONTO

BY-LAW 76-2022

To authorize the exemption from taxation for municipal and school purposes for the municipal capital facilities for affordable housing at various locations.

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, the housing units fall within the definition of "affordable housing" as the term is defined in the Municipal Housing Facility By-law 72-2022; and

Whereas The Neighbourhood Land Trust has agreed to provide affordable housing at the Premises identified in Schedule A; and

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

Whereas Council has entered into an agreement with The Neighbourhood Land Trust for the provision of municipal capital facilities for use as affordable housing at the Eligible Premises, and for the provision of an exemption from taxation for municipal and school purposes to the Eligible Premises (the "Agreement");

The Council of the City of Toronto enacts:

1. The Eligible Premises are exempt from taxation for municipal and school purposes.
2. The tax exemptions referred to herein shall be effective, in accordance with City of Toronto By-law 72-2022, from the date of execution of the municipal housing facility agreement, or the date this by-law is enacted, whichever is later, and shall continue for a period of 25 years thereafter.
3. This by-law shall be deemed repealed:
 - (a) if The Neighbourhood Land Trust ceases to occupy the Eligible Premises without having assigned the Agreement to a person approved by the City in accordance with the Agreement;

- (b) if The Neighbourhood Land Trust or its successor in law ceases to use the Eligible Premises for the purposes of affordable housing in accordance with City of Toronto By-law 72-2022 and the Agreement; and/or
- (c) if the Agreement is terminated for any reason whatsoever.

Enacted and passed on February 3, 2022.

Frances Nunziata,
Speaker

John D. Elvidge
City Clerk

(Seal of the City)

Schedule A
Description of Premises

Building Address	Roll Number
11-13 Albany Ave. 11, 11A, 11 B, 13, 13A, 13B	-
6 Archer St.	190402447000400
311 Atlas Ave.	191402306002200
13 A Auburn Ave.	190403333002800
124 Benson Ave.	190405356004700
102 Blackthorn Ave.	190403240002600
115 Bristol Ave.	190403315003800
129 Bristol Ave.	190403315004400
25 Britannia Ave.	190401439002700
34 Brookside Ave.	191408211003100
316-318 Brunswick Ave. 316, 316A, 316B, 318, 318A, 318B	190405104006700
111 Campbell Ave.	190401348001300
58 A Chambers Ave.	190403254003900
585 Clendenan Ave.	190401411006500
337 A Concord Ave.	190403140000600
1208 Davenport Rd.	190403323001800
42-48 Delaney Cres.	190402410001100
280 Delaware Ave.	190403104005000
402 Delaware Ave.	190403138005300
1132 Dovercourt Rd.	190403318011300
2529 Dundas St. W.	190401342003100
3225 Dundas St. W.	190401270002100
49 Fermanagh Ave.	190402331004900
34 Fern Ave.	190402315006800
66 Fuller Ave.	190402320009400
8 Grenadier Rd.	190402335009600
30 Harvie Ave.	190403233011100
110 Havelock St.	190404427008900
110 1/2 Havelock St.	190404427008900
112 Havelock St.	190404427008800
15 Howland Ave. 15, 15A, 15B	190405105007100
16-18 Howland Ave. 16, 16A, 16B, 18, 18A, 18B	190405105007100
480 Huron St.	190405213003000
482 Huron St.	190405213002900
492 Huron St.	190405213002600
494 Huron St.	190405213002500
44 Jerome St.	190401341005800
2 Lindsey Ave.	190404423002100
13 Madison Ave.	190405213000200

Building Address	Roll Number
21 Madison Ave.	190405213000600
25 Madison Ave.	190405213000850
27 Madison Ave.	190405213000800
907 Manning Ave.	190405156000600
254 Maria St.	190401413005950
114 A, B Maria St.	190401413001500
122 A, B Maria St.	-
198 Mavety St.	190401388003900
415 Maybank Ave.	190401432000300
417 Maybank Ave.	190401432000400
419 Maybank Ave.	190401432000500
421 Maybank Ave.	190401432000600
61 Mulock Ave.	190401421001600
79 Mulock Ave.	190401426000600
31 Noble St.	190402302001200
1201 Ossington Ave.	190405315005900
38 Parkview Gardens	190401327000140
118 Paton Rd.	190401348000400
121 Paton Rd.	190401301008300
191 Perth Ave.	190401346000600
194 Prescott Ave.	190403258010400
254 Prescott Ave.	190403258007900
513 Quebec Ave.	190401410005300
524 Quebec Ave.	190401411001200
121 Rockwell Ave.	190403248001200
132 Rockwell Ave.	190403254005600
876 Runnymede Rd.	191407113001600
16 Saunders Ave.	190402320002800
32 1/2 St. Clair Gardens	190403361004700
508 St. Clarens Ave.	190403119004000
1009 A St. Clarens Ave.	190403356003000
2 Sylvan Ave.	190404427009300
4 Sylvan Ave.	190404427009400
6 Sylvan Ave.	190404427009500
2 A, 2 B Sylvan Ave.	190404427009200
289 Wallace Ave.	190401348003800
136 West Lodge Ave.	190402307101000
357 Westmoreland Ave. N.	190403318001600
6 Shipman Street	190401413000500
262 Old Weston Road	190403215003400
68 McRoberts Avenue	190403234004200
128 Havelock Street	190404427008300
23 Madison Avenue	190405213000700