

Authority: Planning and Housing Committee Item PH28.3,
as adopted by City of Toronto Council on November 9, 10
and 12, 2021

City Council voted in favour of this by-law on
December 15, 2023

Written approval of this by-law was given by Mayoral
Decision 30-2023 dated December 15, 2023

CITY OF TORONTO

BY-LAW 1248-2023

To authorize the entering into of an agreement for the provision of a municipal capital facility for affordable housing at 164 Madison 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 paragraph 18 of subsection 2(1) 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 Houses Opening Today Toronto Inc. has agreed to provide affordable housing at the property currently known as 164 Madison 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 Houses Opening Today Toronto 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 Houses Opening Today Toronto Inc. for the provision of affordable housing at the Eligible Premises, in accordance with Ontario Regulation 598/06 (the "Agreement").

Enacted and passed on December 15, 2023.

Frances Nunziata,
Speaker

John D. Elvidge,
City Clerk

(Seal of the City)

Schedule A**Description of Premises****Legal Description**

PIN: 21216-0048 (LT)

PCL 183-1 SEC M2; LT 183 W/S MADISON AV PL M2 TORONTO; PT LT 182 W/S
MADISON AV PL M2 TORONTO NLY 2 FT; TORONTO, CITY OF TORONTO

The Eligible Premises

Acquisition and operation of a building containing 22 newly constructed units of which 22 units will be affordable housing units or such other number of units as approved by the City at 164 Madison Avenue, Toronto.