



Advocacy Centre for Tenants Ontario  
Centre ontarien de défense des droits des locataires

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DELIVERED BY EMAIL TO [exec@toronto.ca](mailto:exec@toronto.ca)

Executive Committee  
City of Toronto  
c/o Frances Pritchard  
10th floor, West Tower, City Hall  
100 Queen Street West  
Toronto, ON M5H 2N2

Dear Committee Members:

**Re: Proposed Sale of Homes by Toronto Community Housing (Item EX 15.1)**

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I am writing on behalf of the Advocacy Centre for Tenants Ontario, a community legal clinic that represents the interests of low-income tenants in housing matters. We viewed with great alarm the recommendation of the City Manager and the General Manager of Shelter, Support and Housing Administration that City Council approve the sale by Toronto Community Housing Corporation of 675 properties containing 740 units. We urge the Executive Committee to reject this recommendation and to direct TCHC to devise a new plan within its budget to address the repair and maintenance issue in their housing portfolio.

The units that TCHC wants to sell are the homes of some of Toronto's most vulnerable people. There is no plan to replace this housing so selling it off would further delay placement of the people on the social housing waiting list. Many of these people have been in urgent need of affordable housing for years. A reduction of the number of affordable housing units in the City runs contrary to the plans adopted and affirmed by Council, in particular the Housing Opportunities Toronto plan. In addition, it runs contrary to the provincial planning policies to which the City of Toronto is required to conform under the *Planning Act* and Toronto's Official Plan. We note in this regard the 2011 amendment to the Planning Act which explicitly declared a Provincial interest in the provision of *affordable* housing.

As you have been advised, the sale of many of these homes requires the approval of the Minister of Municipal Affairs and Housing. In view of the commitments of the Government of Ontario to increasing the supply of affordable housing in the province, it is unlikely that such approval would be granted if requested. However, TCHC's threats to uproot tenants and sell their homes is causing them a great deal of upset and uncertainty. The vulnerable tenants of these homes should not be used as pawns in intergovernmental politicking.

As you may also be aware, the purchaser of a rented home does not have an absolute right to evict a tenant, nor does a seller – even the City of Toronto - have the right to obtain vacant possession of a rented home merely for the purpose of a sale. The *Residential Tenancies Act* provides significant protections to tenants in this situation and we intend to use the legal means at our disposal to ensure that these protections are scrupulously enforced.

A housing crisis for low- and moderate-income people continues to exist in Toronto, that is taking its toll on the economic and social development of the City. Actions that exacerbate this crisis should be soundly rejected. This rejection should come from the Executive Committee in its role of representative of the shareholder of a housing company, the mandate of which is to provide housing – not take it away from those that desperately need it.

Thank you for your attention to our concerns and recommendations in this matter.

Yours truly,

**Advocacy Centre for Tenants Ontario**

Per:

Kenneth Hale,  
Director of Advocacy and Legal Services

c.c. Kathleen Wynne, Minister of Municipal affairs and Housing  
Tim Hudak, MPP, Leader of the Opposition  
Andrea Horwath, MPP, Leader of the New Democratic Party