

TORONTO

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Monday April 23, 2012

RE: **GM13.7, Concerning the Transfer of 455 Dovercourt Road to Build Toronto**

Dear Government Management Committee and Build Toronto,

On the agenda of April's Government Management Committee meeting is GM13.7, which concerns the property at 455 Dovercourt Road, a building located in Ward 19 on the border of Ward 18. This is the second time we have written to you regarding this property and attached you will find our original letter.

As Councillors for the affected wards, we feel strongly that this property could be used to enhance the cultural character of the local neighbourhood and maintain a balance of residential and non-residential uses.

The loss of 455 Dovercourt's tenants last year, whom provided a variety of social and childcare services, has already demonstrated a negative impact on the area.

For this reason, and in light of the significant community needs, we were able to work collaboratively with Build Toronto to identify a well known community organization interested and well suited to be delivering social programming at this location.

When we raised these issues in November, 2011, we were able to work with Build Toronto and reach the agreement outlined on page 6 of the staff report for GM13.7, which reads:

> *"Build Toronto has advised that after consultation with the local Councillor, Build Toronto will give the Luso Canadian Charitable Society or a corporation or other business entity wholly-owned and controlled by the Luso Canadian Charitable Society an opportunity to purchase the property at fair market value prior to marketing the property to the general public or engaging in other development activities."*

We ask that the commitment made in the staff report be included in recommendation 7 of GM13.7 so that it is amended as follows in bold below:

> "City Council grant authority to enter into an agreement to transfer the property municipally known as 455 Dovercourt Road more particularly described in Appendix 8, including any agreements related thereto, to Build Toronto, substantially on the terms and conditions set out in Appendices 1 and 8 attached, and on such other and amended terms and conditions as may be approved by the CCO, in a form satisfactory to the City

Solicitor. ***Further, that Build Toronto will give the Luso Canadian Charitable Society or a corporation or other business entity whole-owned and controlled by the Luso Canadian Charitable Society an opportunity to purchase the property at fair market value prior to marketing the property to the general public or engaging in other development activities."***

We also wish to thank Build Toronto and members of the Government Management Committee for their vision and support of this important community project. Whether for restoring social programming to a neighbourhood that needs it, repurposing a building unsuitable for large-scale development, supporting a well-known community organization, or securing the financial benefit of a fair-market value bid for this City property, the merits of this project are strong.

In combination, however, the benefits of this project are a living testament to the tremendous accomplishments possible through the coordinated efforts of Build Toronto, Members of Council, and engaged community members. We therefore, once again, thank all members involved in this project for their assistance. This decision allows the City to maximize the economic potential of the property while providing a significant community benefit.

Thank you once again for your attention in this matter and we would be pleased to answer any questions Build Toronto or fellow Councillors may have.

Sincerely,

Ana Bailão
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Ward 18, Davenport

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City Councillor
Ward 19