Appendix "A"

Terms and Conditions

Owner: Toronto District School Board

Location: 1100 Briar Hill Avenue, Toronto


Approximate Lot: 1,490 square metres or 0.37 acres.

Improvements: Vacant Portion of School Lands to include the following chattels:

Purchase Price: $1,104,560.00 ($3,000,000 per acre)

Due Diligence: 150 days

Closing Date: 30 business days following the expiry of the Due Diligence Condition

Costs: Payment to Vendor:

Sale Price: $1,104,560.00

City's Costs (Approximately)

- Land Transfer Tax $15,043.46
- H.S.T. (non-refundable): $2,527.23
- Registration Costs: $100.00
- Phase I ESA: $4,715.00
- Phase II ESA: $15,107.00
- Site Preparation: $20,000.00

City's Total Closing Costs (Approximately) $57,492.69

Total Closing Costs: $1,162,060.00

Appendix "A" - Acquisition of South-West Corner of 1100 Briar Hill Avenue for Parkland