Decision Letter

Tenant Issues Committee

Meeting No. 4
Meeting Date Wednesday, November 2, 2016
Start Time 9:30 AM
Location Committee Room 1, City Hall

Contact Jennifer Lin, Committee Secretary
Phone 416-392-4666
E-mail exc@toronto.ca
Chair Councillor Josh Matlow

TD4.1

Proposed Framework for a Multi-residential Rental Property Licence - Results of Public Consultation and Proposed Regulations

Committee Decision
The Tenant Issues Committee recommends to the Licensing and Standards Committee that:

1. City Council adopt a rating system similar to the City's "DineSafe" program that requires landlords to post a colour-coded sign that displays the City's rating in a prominent, publicly identifiable location, along with posting the same information on the City's website.

2. City Council adopt a landlord licensing by-law.

3. City Council direct the Executive Director, Municipal Licensing and Standards to model alternative fee structures that would increase registration fees and add by-law officers, but avoid reaching the threshold under the Residential Tenancies Act, 2006 (RTA), for municipal charges and fees and include these models in her upcoming report.

4. City Council request the Province to exempt by regulation any program costs from eligibility for an Above Guideline Increase (AGI).

5. City Council direct staff to strengthen education and tenant outreach via tools like online resources and hard copies of Tenant Rights Handbook.

6. City Council direct the Executive Director, Municipal Licensing and Standards to report on a schedule to include 3 to 9 units tenanted buildings in the regulatory or licensing by-law.

7. City Council endorse strong penalties for by-law infractions.

8. City Council direct the landlord licensing program be funded as follows:
   a. 20 percent of the budget recovered from the tax base, recognizing the program costs for social housing providers;
   b. fees and penalties to cover the remainder of the program.

Decision Advice and Other Information
The Director, Policy and Strategic Support, the Director, Investigation Services and the Senior Policy and Research Officer, Municipal Licensing and Standards gave a presentation on Framework for a Multi-Residential Rental Property Licence.

**Summary**
The Executive Director, Municipal Licensing and Standards Division will give a presentation on Proposed Framework for a Multi-residential Rental Property Licence - Results of Public Consultation and Proposed Regulations.

**Background Information**
(November 2, 2016) Presentation from the Executive Director, Municipal Licensing and Standards on Framework for a Multi-Residential Rental Property Licence
(http://www.toronto.ca/legdocs/mmis/2016/td/bgrd/backgroundfile-97902.pdf)

**Communications**
(November 1, 2016) E-mail from Robert Fowlow (TD.Supp.TD4.1.1)

**Speakers**
Kenn Hale, Director, Legal Services, Advocacy Centre for Tenants Ontario
Andrew Marciniak, Lead Organizer, Toronto ACORN
John Plumadore, Chair, Federation of Metro Tenants' Associations
Dan McIntyre, Paralegal for Tenants
Geordie Dent, Federation of Metro Tenants' Associations (FMTA)
Helen Lee, Board of Directors, Federation of Metro Tenants' Associations (FMTA)
Maryanna Lewyckyj, President, Park Vista Tenants' Association
Starr Smith, Chair, Mimico Estates Tenants Association