

# Toronto 2017 BUDGET



## CAPITAL BUDGET NOTES



## Exhibition Place

### 2017 – 2026 CAPITAL BUDGET AND PLAN OVERVIEW

Exhibition Place is responsible for the 192-acre site, with an asset value of \$819.300 million in historical costs, with 22 buildings, including 9 buildings designated under the Ontario Heritage Act. Many of these buildings have historical and cultural significance and were constructed before modern energy conservation, lighting and heating standards were developed.

The 2017-2026 Preliminary Capital Budget and Plan focuses on maintaining Exhibition Place's assets in a state of good repair (SOGR) and allocates funding for major projects such as maintenance work and repairs at the Coliseum Complex, Enercare Centre, and Queen Elizabeth Building. The 10-Year Capital Plan also includes funding for the construction of a sky bridge between the Allstream Centre and the new hotel on the grounds, which is a key element in the business plan for both the hotel and Allstream Centre.

The 10-Year Capital Plan supports Exhibition Place's key objective of maintaining competitive event space at the Class A level through state of good repair projects and increasing energy efficiency.

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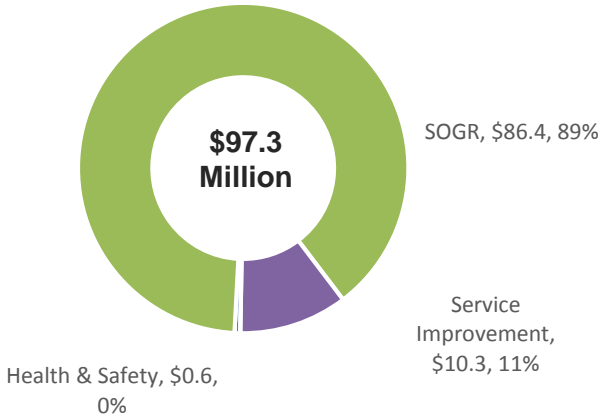
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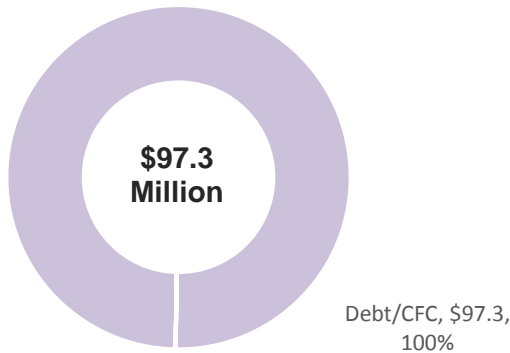
Capital Spending and Financing

2017-2026 Capital Budget and Plan

By Project Category



By Funding Source



Where the money goes:

The 2017–2026 Preliminary Capital Budget and Plan totalling \$97.263 million provides funding for:

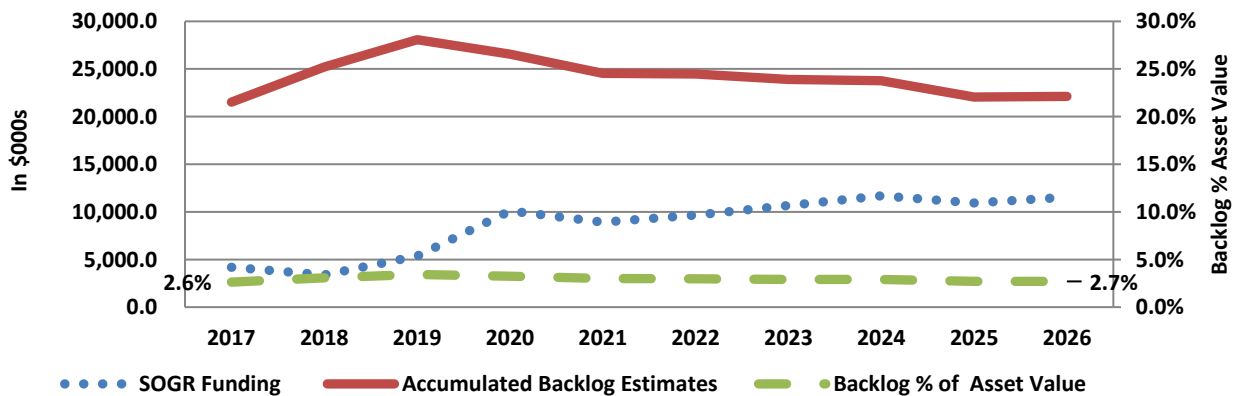
- State of Good Repair (SOGR) projects (\$86.385 million) such as various buildings' pre-engineering program, maintenance work at the Coliseum Complex, Enercare Centre, Better Living Centre, Horse Palace, Queen Elizabeth Building, Food Building, Allstream Centre, General Services, Press and Other Buildings; and replacement of various equipment, road and communication infrastructure.
- Service Improvements projects (\$10.325 million) such as the Festival Plaza development, a bridge to connect the new hotel to the Allstream Centre, relocation of the Greek Gods, and installation of LED lighting at the Enercare Centre.
- Health and Safety projects (\$0.553 million) such as stand pipe system upgrade at the Horse Palace and security surveillance systems.

Where the money comes from:

- Exhibition Place's 10-Year Capital Plan of \$97.263 million is funded entirely by debt.

State of Good Repair Backlog

The Preliminary 10-Year Capital Plan includes cash flow funding of \$86.385 million for State of Good Repair projects which will help stabilize the backlog at 2.7% of asset replacement value over the 2017-2026 period.



**Our Key Issues & Priority Actions**

- **State of Good Repair (SOGR) Backlog** – Exhibition Place has a growing backlog of state of good repairs to maintain and preserve historically significant buildings.

  - ✓ Exhibition Place will utilize the pre-engineering program to identify SOGR needs, and develop a construction schedule around shows and events within a limited window of opportunity for indoor and outdoor construction activity
  
- **Economic Activity & Viability** – Facilitating economic activity and viability of the events and activities on the site by ensuring competitiveness.

  - ✓ Aside from addressing SOGR projects, the 10-Year Capital Plan includes the continuation of funding to install a sky bridge between the Allstream Centre and Hotel X to facilitate a desirable "self-contained" space for conventions/ conferences.
  
- **Obtain Funding for Unfunded Capital Projects** – Unfunded projects amounting to \$83.000 million over the next 10 years include Industrial Building renovations and repairs to underground high voltage electrical assets.



**2017 Capital Budget Highlights**

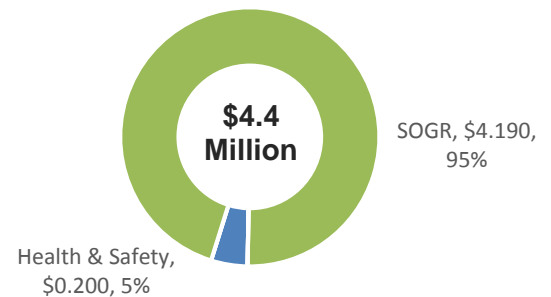
The 2017 Preliminary Capital Budget for Exhibition Place of \$4.390 million, excluding carry forward funding, will fund:

- State of good repair work for:

  - Buildings pre-engineering program (\$0.125 million);
  - Enercare Centre Chillers Replacement (\$1.075 million);
  - Replacements to various sidewalks, pathways and road sections (\$0.400 million);
  - Replacement of the roof for the Exhibit Hall at Queen Elizabeth Building (\$2.050 million);
  - Building an automation system to monitor and control energy use (\$0.100 million) and maintain all building voltage and power equipment (\$0.100 million);
  - Fire alarm system upgrades at seven outdoor electrical substations (\$0.190 million).
  
- Health and safety work at the Horse Palace to upgrade the existing wet stand pipe system to a dry stand pipe system ensuring compliance with the fire code (\$0.200 million)

**2017 Capital Budget**

**By Project Category**



**By Funding Source**



## Actions for Consideration

Approval of the 2017 Preliminary Capital Budget as presented in these notes requires that:

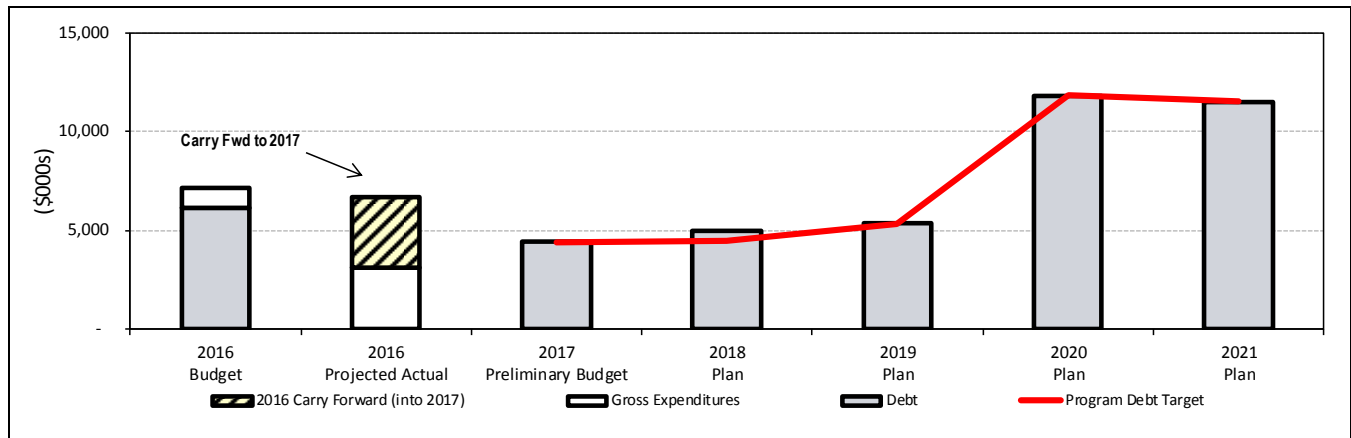
1. City Council approve the 2017 Preliminary Capital Budget for Exhibition Place with a total project cost of \$5.470 million, and 2017 cash flow of \$7.910 million and future year commitments of \$1.080 million comprised of the following:
  - a) New Cash Flow Funds for:
    - i. 116 new / change in scope sub-projects with a 2017 total project cost of \$5.470 million that requires cash flow of \$4.390 million in 2017 and \$1.080 million in 2018;
  - b) 2016 approved cash flow for 4 previously approved sub-projects with carry forward funding from 2016 into 2017 totalling \$3.520 million.
2. City Council approve the 2018 - 2026 Preliminary Capital Plan for Exhibition Place totalling \$91.793 million in project estimates, comprised of \$3.885 million for 2018; \$5.345 million for 2019; \$11.820 million for 2020; \$11.538 million for 2021; \$11.415 million for 2022; \$11.985 million for 2023; and \$11.935 million each for 2024, 2025 and 2026.



# Part 1:

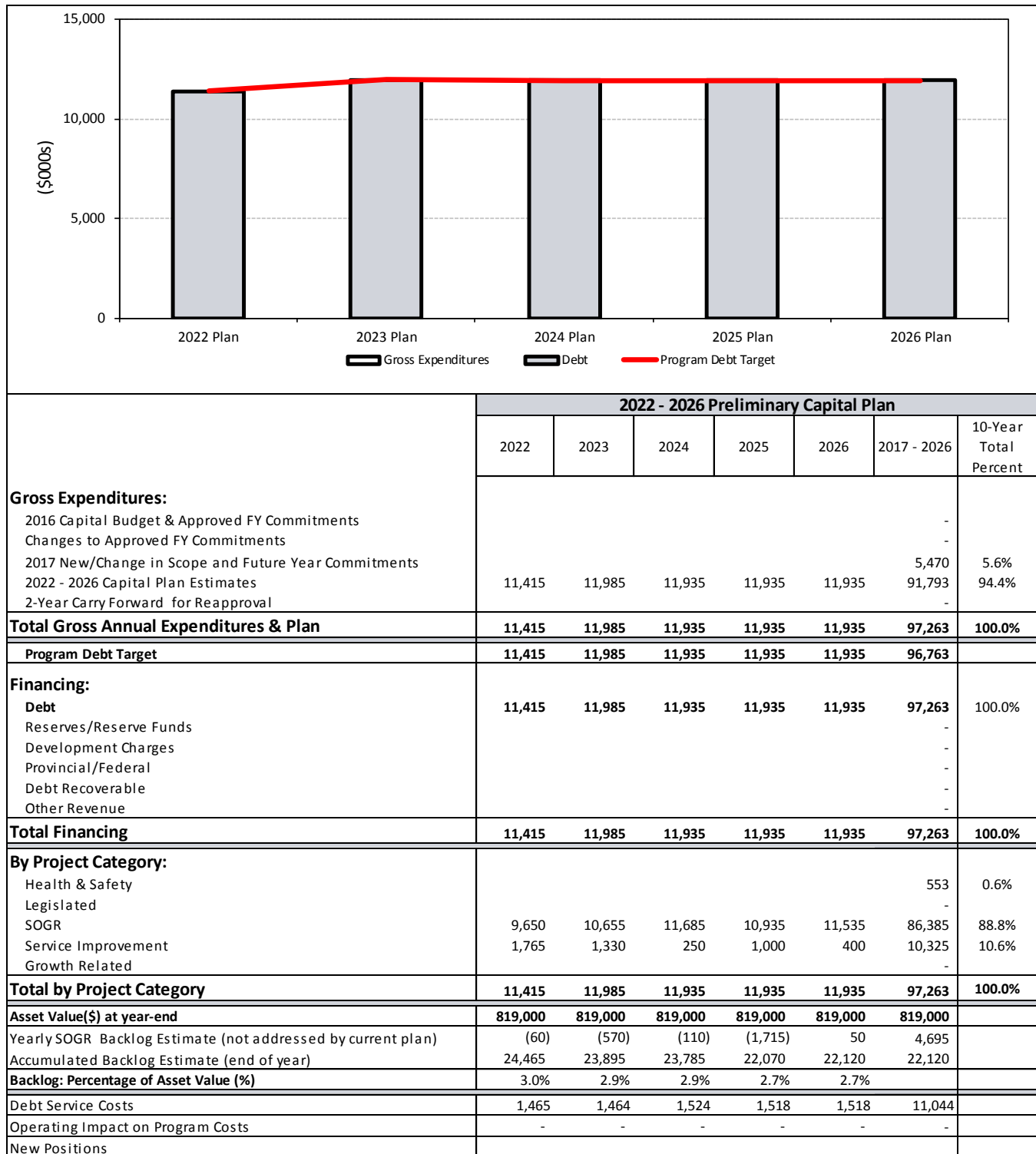
## Preliminary 10 Year Capital Plan

**Figure 1a**  
**10-Year Capital Plan**  
**2017 Preliminary Capital Budget and 2018 - 2021 Preliminary Capital Plan**



	2017 Prelim. Capital Budget and 2018 - 2021 Prelim. Capital Plan								5-Year Total Percent
	2016		2017	2018	2019	2020	2021	2017 - 2021	
	Budget	Projected Actual							
<b>Gross Expenditures:</b>									
2016 Capital Budget & Approved FY Commitments	7,145	3,125							-
Changes to Approved FY Commitments									-
2017 New/Change in Scope and Future Year Commitments			4,390	1,080				5,470	14.4%
2018 - 2021 Capital Plan Estimates				3,885	5,345	11,820	11,538	32,588	85.6%
2-Year Carry Forward for Reapproval									-
1-Year Carry Forward to 2017		3,520							-
<b>Total Gross Annual Expenditures &amp; Plan</b>	<b>7,145</b>	<b>289,690</b>	<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>38,058</b>	<b>100.0%</b>
<b>Program Debt Target</b>			<b>4,390</b>	<b>4,465</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>37,558</b>	
<b>Financing:</b>									
<b>Debt</b>	<b>6,111</b>		<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>38,058</b>	<b>100.0%</b>
Reserves/Reserve Funds	500								-
Development Charges									-
Provincial/Federal									-
Debt Recoverable									-
Other Revenue	534								-
<b>Total Financing</b>	<b>7,145</b>		<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>38,058</b>	<b>100.0%</b>
<b>By Project Category:</b>									
Health & Safety	272		200	-		85	268	553	1.5%
Legislated			-	-				-	-
SOGR	3,611		4,190	3,385	5,345	10,085	8,920	31,925	83.9%
Service Improvement	3,262		-	1,580		1,650	2,350	5,580	14.7%
Growth Related			-	-				-	-
<b>Total by Project Category</b>	<b>7,145</b>		<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>38,058</b>	<b>100.0%</b>
<b>Asset Value (\$) at year-end</b>		<b>819,000</b>	<b>819,000</b>	<b>819,000</b>	<b>819,000</b>	<b>819,000</b>	<b>819,000</b>	<b>819,000</b>	
Yearly SOGR Backlog Estimate (not addressed by current plan)			4,095	3,680	2,875	(1,505)	(2,045)	7,100	
Accumulated Backlog Estimate (end of year)	17,425		21,520	25,200	28,075	26,570	24,525	24,525	
<b>Backlog: Percentage of Asset Value (%)</b>	<b>2.1%</b>		<b>2.6%</b>	<b>3.1%</b>	<b>3.4%</b>	<b>3.2%</b>	<b>3.0%</b>		
Debt Service Costs			66	545	637	809	1,498	3,555	
Operating Impact on Program Costs			-	-	-	-	-	-	
New Positions									

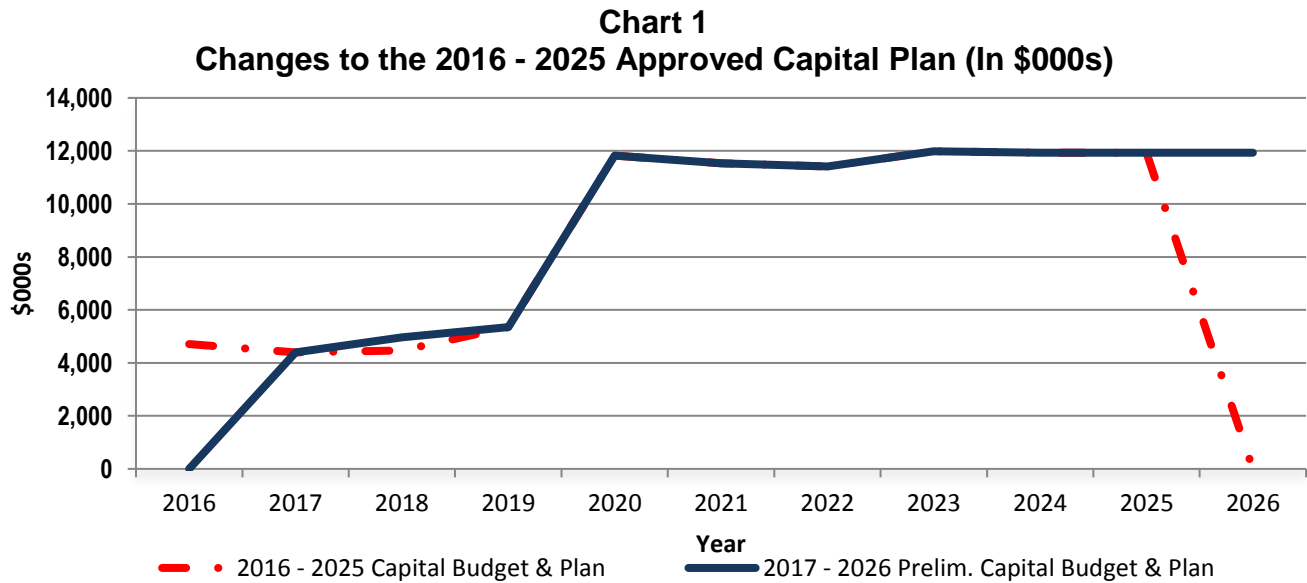
**Table 1b  
10-Year Capital Plan  
2022 - 2026 Preliminary Capital Plan**



### Key Changes to the 2016 - 2025 Approved Capital Plan

The 2017 Preliminary Capital Budget and the 2018 – 2026 Preliminary Capital Plan reflects an increase of \$7.720 million in capital funding from the 2016 - 2025 Approved Capital Plan.

The chart and table below provide a breakdown of the \$7.720 million or 8.6% increase in the Capital Program on an annual basis from 2016 to 2026.



(\$000s)	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	10-Year Total
2016 - 2025	4,715	4,390	4,465	5,345	11,820	11,538	11,415	11,985	11,935	11,935		89,543
2017 - 2026		4,390	4,965	5,345	11,820	11,538	11,415	11,985	11,935	11,935	11,935	97,263
Change %		0.0%	11.2%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%		8.6%
Change \$		0	500	0	0	0	0	0	0	0		7,720

As made evident in the chart above, the \$7.720 million increase in the Capital Program reflects the fact that the 2026 Capital Plan estimate of \$11.935 million is \$7.220 million higher than the 2016 Approved Capital Budget of \$4.715 million, as well as an increase in the 2018 Capital Plan of \$0.500 million for the addition of the relocation of Greek God Statues project which was previously unfunded.

Changes to the 2016 – 2025 Approved Capital Plan, specifically the reprioritization of capital funding between various projects over the nine common years of the Capital Plans (2017 – 2025), are reflected in Table 2 on the following page. The reprioritization took place to meet the newly assessed requirements of the overall state of good repair needs, as well as a one year deferral of the construction of the bridge connecting Hotel X to the Allstream Centre given the delays in the completion of the hotel.



A summary of project cost changes for the years 2017 to 2025 totalling \$0.500 million are provided in Table 2 below:

**Table 2  
Summary of Project Changes (In \$000s)**

\$000s	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2017 - 2025 Total
2016 - 2025 Capital Budget & Plan	4,715	4,390	4,465	5,345	11,820	11,538	11,415	11,985	11,935	11,935		84,828
2017 - 2026 Prelim. Capital Budget & Plan		4,390	4,965	5,345	11,820	11,538	11,415	11,985	11,935	11,935	11,935	85,328
<b>Capital Budget &amp; Plan Changes (2017 - 2025)</b>		-	500	-	-	-	-	-	-	-	-	500

	Total Project Cost	2017	2018	2019	2020	2021	2022	2023	2024	2025	2017 - 2025	2026	Revised Total Project
<b>New</b>													
Pre-engineering Program	1,200										-	150	1,350
Coliseum Complex	21,420										-	3,655	25,075
Enercare Centre	29,845	325	(250)								75	6,780	36,700
Greek Gods Relocation	-		500								500	-	500
Better Living Centre	1,115										-	-	1,115
Parks, Parking Lots and Roads	10,725	400									400	600	11,725
Horse Palace	3,275										-	-	3,275
Queen Elizabeth Building	7,045	305	(880)	(50)	(50)	(50)	-	-		(50)	(775)	-	6,270
Food Building	2,750						(50)				(50)	-	2,700
M/E & Communication Infrastructure	4,100							(50)			(50)	200	4,250
General Services Building	350								(50)		(50)	500	800
Allstream Conference Centre	1,610	(1,080)	1,080								-	-	1,610
Press Building	300										-	-	300
Other Buildings	1,093	50	50	50	50	50	50	50	50	50	450	50	1,593
<b>Total New</b>	<b>84,828</b>	<b>-</b>	<b>500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>500</b>	<b>11,935</b>	<b>97,263</b>
<b>Total Changes</b>	<b>84,828</b>	<b>-</b>	<b>500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>500</b>	<b>11,935</b>	<b>97,263</b>

**Significant Capital Project Changes in Exhibition Place**

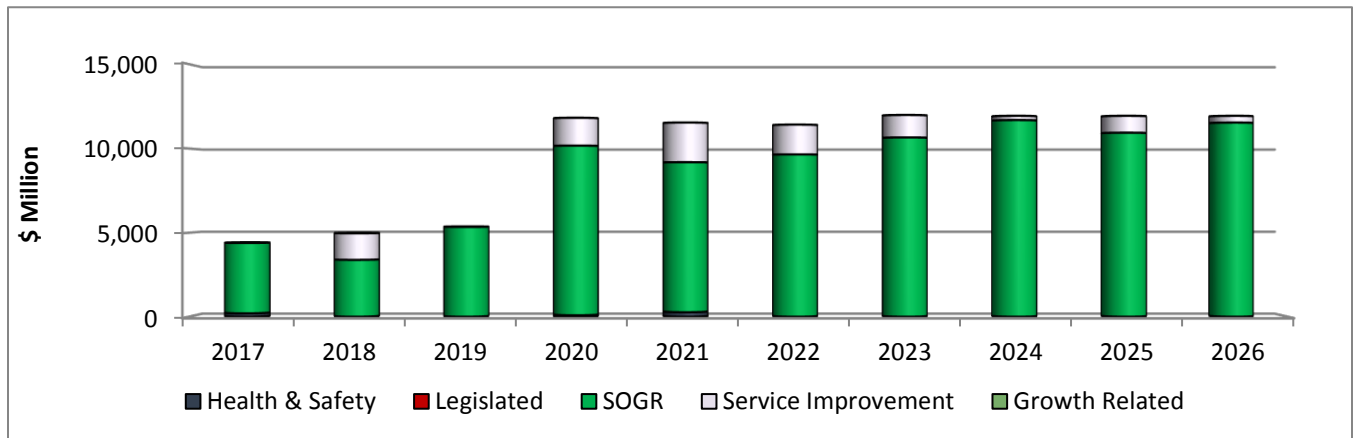
Cash flow funding for the following capital projects have been adjusted based on historical spending rates, overall capacity and expected progress and completion of the portfolio of projects, as outlined below:

Deferrals/Accelerations:

- *Allstream Conference Centre* – To accommodate the one-year deferral of the construction of the bridge connecting Hotel X to the Allstream Centre, \$1.080 million in project costs and cash flows for the Enercare Centre and Queen Elizabeth Building have been realigned.
- *Parks, Parking Lots & Roads* – To mitigate further deterioration of various sidewalks, pathways, road sections, and ensure compliance with the AODA regulations for visitor safety, \$0.400 million in funding for the following projects were redirected for the previously mentioned pathway maintenance and compliance projects: Queen Elizabeth Building, Food Building, M/E & Communication Infrastructure, and General Services Building.
- *Greek Gods Relocation* – To accommodate the relocation of the Greek God statues which is an approved Council priority and a previously unfunded project, additional debt funding of \$0.500 million was provided above the debt threshold. There is no impact to the scheduling or cash flows for other projects as a result.

## 2017 – 2026 Preliminary Capital Plan

**Chart 2**  
**2017 – 2026 Preliminary Capital Plan by Project Category (In \$000s)**



As illustrated in the chart above, the Preliminary 10-Year Capital Plan for Exhibition Place of \$97.263 million provides 88.8% funding for State of Good Repair (SOGR) projects as priorities and 10.6% for Service Improvement projects. Health & Safety projects represent 0.6% of the Capital Plan's project spending over the 10-year period.

- Health & Safety projects account for \$0.553 million or 0.6% of total funding which will assure that Exhibition Place is in compliance with safety standards.
- State of Good Repair projects account for \$86.385 million or 88.8% of total funding to provide on-going maintenance of the facility and preserve its historically important assets.
- Service Improvement projects account for \$10.325 million or 10.6% which is consistent with Exhibition Place's objective of providing higher levels of service to its clients. Examples include the installation of energy efficient lighting, and development of the Festival Plaza, relocation of the Greek God statues, and construction of the connecting bridge to Hotel X from the Allstream Centre.

The following table details by category the capital projects included in the 2017 – 2026 Preliminary Capital Budget and Plan for Exhibition Place:

**Table 3  
2017 - 2026 Capital Plan by Project Category (In \$000s)**

	2017 Budget	2018 Plan	2019 Plan	2020 Plan	2021 Plan	2022 Plan	2023 Plan	2024 Plan	2025 Plan	2026 Plan	2017 - 2026 Total
<b>Total Expenditures by Category</b>											
<b>Health &amp; Safety</b>											
<i>Horse Palace</i>	200	-	-	-	-	-	-	-	-	-	200
<i>Other Buildings</i>	-	-	-	85	268	-	-	-	-	-	353
<b>Sub-Total</b>	<b>200</b>	<b>-</b>	<b>-</b>	<b>85</b>	<b>268</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>553</b>
<b>State of Good Repair</b>											
<i>Pre-engineering Program</i>	125	125	125	125	125	125	150	150	150	150	1,350
<i>Coliseum Complex</i>	-	1,070	2,135	4,225	1,415	4,190	2,400	2,455	3,530	3,655	25,075
<i>Enercare Centre</i>	1,075	615	1,380	1,465	2,950	3,385	6,980	7,430	3,670	6,780	35,730
<i>Better Living Centre</i>	-	-	-	915	-	-	-	-	200	-	1,115
<i>Parks, Parking Lots and Roads</i>	400	400	350	600	775	400	425	200	200	200	3,950
<i>Horse Palace</i>	-	-	-	400	1,575	-	100	-	1,000	-	3,075
<i>Queen Elizabeth Building</i>	2,150	575	1,105	950	540	-	-	-	950	-	6,270
<i>Food Building</i>	-	-	-	110	90	1,200	-	1,000	300	-	2,700
<i>M/E &amp; Communication Infrastructure</i>	200	550	200	750	900	300	550	200	400	200	4,250
<i>Other Buildings</i>	240	50	50	115	150	50	50	50	435	50	1,240
<i>Allstream Centre</i>	-	-	-	430	100	-	-	-	-	-	530
<i>General Services Building</i>	-	-	-	-	-	-	-	200	100	500	800
<i>Press Building</i>	-	-	-	-	300	-	-	-	-	-	300
<b>Sub-Total</b>	<b>4,190</b>	<b>3,385</b>	<b>5,345</b>	<b>10,085</b>	<b>8,920</b>	<b>9,650</b>	<b>10,655</b>	<b>11,685</b>	<b>10,935</b>	<b>11,535</b>	<b>86,385</b>
<b>Service Improvements</b>											
<i>Enercare Centre</i>	-	-	-	-	-	690	280	-	-	-	970
<i>Parks, Parking Lots and Roads</i>	-	-	-	1,650	2,350	1,075	1,050	250	1,000	400	7,775
<i>Greek Gods Relocation</i>	-	500	-	-	-	-	-	-	-	-	500
<i>Allstream Centre</i>	-	1,080	-	-	-	-	-	-	-	-	1,080
<i>General Services Building</i>	-	-	-	-	-	-	-	-	-	-	-
<b>Sub-Total</b>	<b>-</b>	<b>1,580</b>	<b>-</b>	<b>1,650</b>	<b>2,350</b>	<b>1,765</b>	<b>1,330</b>	<b>250</b>	<b>1,000</b>	<b>400</b>	<b>10,325</b>
<b>Total Expenditures by Category (excluding carry forward)</b>	<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>11,415</b>	<b>11,985</b>	<b>11,935</b>	<b>11,935</b>	<b>11,935</b>	<b>97,263</b>

### 2017 – 2026 Capital Projects

The Preliminary 10-Year Capital Plan supports Exhibition Place's objectives of maintaining SOGR by addressing aging infrastructure while achieving a higher level of service provided to its clients.

#### Health and Safety

- Major Health and Safety projects account for \$0.553 million or 0.6% of the total 10-Year Capital Plan and provide funding for the following projects:
  - *Horse Palace (\$0.200 million)* – Funding is provided to upgrade the stand pipe to dry system and tie it into the Horse Palace fire alarm system.
  - *Other Buildings (\$0.353 million)* – Funding is required for ongoing improvements to the grounds security and surveillance system.

#### State of Good Repair (SOGR)

- SOGR projects account for \$86.385 million or 88.8% of the total 10-Year Capital Plan and provide funding for the following projects:
  - *Pre-engineering Program (\$1.350 million)* – Funding is provided for studies, investigations, designs and engineering to formulate projects and programs to maintain the state of good repair and functionality of buildings and facilities.

- *Coliseum Complex (\$25.075 million)* – Major projects funded include roof work, replacement of exhaust and air-handling systems, concrete slab replacement at the Industry Building, retrofit of the steam condensate piping systems, replacement of electrical bus ducts, emergency electrical distribution and installation of electrical lighting system.
- *Enercare Centre (\$35.730 million)* – Funding enables the program to address replacement of roofs, curtain walls, chillers, garage air make up units, plumbing fixtures and the retrofit of salons and cooling towers.
- *Better Living Centre (\$1.115 million)* – Funding will replace roof top heating and cooling units and interior radiant unit heaters.
- *Parks, Parking Lots and Roads (\$3.950 million)* – Funding is included for sidewalks, pathways and roads, to mitigate deterioration and ensure AODA compliance, street and parking lots lighting retrofit, and fountain retrofit at various locations.
- *Horse Palace (\$3.075 million)* - Funding for roof and radian heat replacement, washrooms restoration, lighting control, and modernization of the freight elevator.
- *Queen Elizabeth Building (\$6.270 million)* – Major projects funded for this site include roof replacements at the Exhibit Hall and Theatre, replacement of air handling unit in Mechanical Room and replacement of the rooftop heating and cooling units for Exhibit Hall.
- *Food Building (\$2.700 million)* – Funding is included for replace the roof, boilers, bus duct and switches.
- *M/E & Communication Infrastructure (\$4.250 million)* – Funding is provided for ongoing maintenance of transformers, switchgears and circuit breakers, building automation system sub-project, and fibre optic cable replacement.
- *Other Buildings (\$1.240 million)* – Funding is included to replace the Fire Hall Tower clock, upgrade the fire alarm panel, masonry work at Princess Gates and restoration of the Public Art & Monument collection.
- *Allstream Centre (\$0.530 million)* – Funding is allocated to replace the heat pump, huffcore wall and masonry retrofitting.
- *General Services Building (\$0.800 million)* – Funding is required to replace the high roof of the main building.
- *Press Building (\$0.300 million)* – Funding is necessary to replace the roof at the Press Building.

#### Service Improvements

- Service Improvement projects account for \$10.325 million or 10.6% of the total Preliminary 10-Year Capital Plan and provide funding for the following projects:
  - *Enercare Centre (\$0.970 million)* – Funding will complete the LED Lighting & Conservation/Demand Management sub-project and install a new movable huffcore wall for the swing space in Exhibit Hall B allowing it to be rented out.
  - *Parks, Parking Lots and Roads (\$7.775 million)* – Funding is included to complete the Festival Plaza developments.
  - *Allstream Centre (\$1.080 million)* – Funding will enable the program to complete the installation of a sky bridge between the Allstream Centre and Hotel X.
  - *Greek Gods Relocation (\$0.500 million)* – Funding is necessary to relocate Greek God statues from the Muzik Club premises in the Horticulture Building to the Allstream Centre.

## 2017 Preliminary Capital Budget and Future Year Commitments

Included as a sub-set of the 10-Year Capital Plan is the 2017 Preliminary Capital Budget and Future Year Commitments, that consists of 2017 and future year cash flow for projects previously approved by Council; adjustments (Scope Change) to those previously approved projects; as well as new projects that collectively require Council approval to begin, continue or complete capital work.

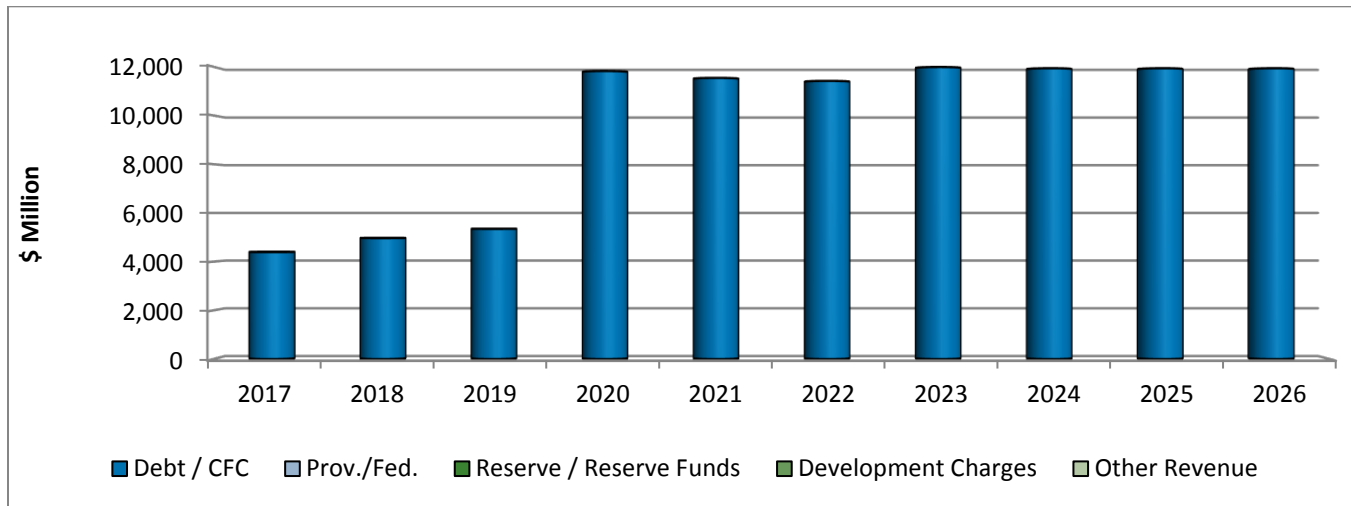
- Table 3a below lists the 2017 Preliminary Capital Budget and Future Year Commitments for Exhibition Place:

**Table 3a**  
**2017 Cash Flow & Future Year Commitments (In \$000s)**

	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Total 2017 Cash Flow & FY Commits
<b>Expenditures:</b>											
New w/Future Year											
<i>Pre-engineering Program</i>	125										125
<i>Horse Palace</i>	200										200
<i>M/E &amp; Communication Infrastructure</i>	200										200
<i>Enercare Centre</i>	1,075										1,075
<i>Parks, Parking Lots and Roads</i>	400										400
<i>Allstream Centre</i>		1,080									1,080
<i>Queen Elizabeth Building</i>	2,150										2,150
<i>Other Buildings</i>	240										240
<b>Subtotal</b>	<b>4,390</b>	<b>1,080</b>	-	-	-	-	-	-	-	-	<b>5,470</b>
<b>Total Expenditure</b>	<b>4,390</b>	<b>1,080</b>	-	-	-	-	-	-	-	-	<b>5,470</b>
<b>Financing:</b>											
Debt/CFC	4,390	1,080									5,470
Debt Recoverable											-
Other											-
Reserves/Res Funds											-
Development Charges											-
Provincial/Federal											-
<b>Total Financing</b>	<b>4,390</b>	<b>1,080</b>	-	-	-	-	-	-	-	-	<b>5,470</b>

- Approval of the 2017 Preliminary Capital Budget of \$5.470 million will result in approval and funding of various new projects shown above totalling \$4.390 million in 2017 which require a future commitment of \$1.080 million in 2018 required for the construction of the Hotel X – Allstream Centre bridge.

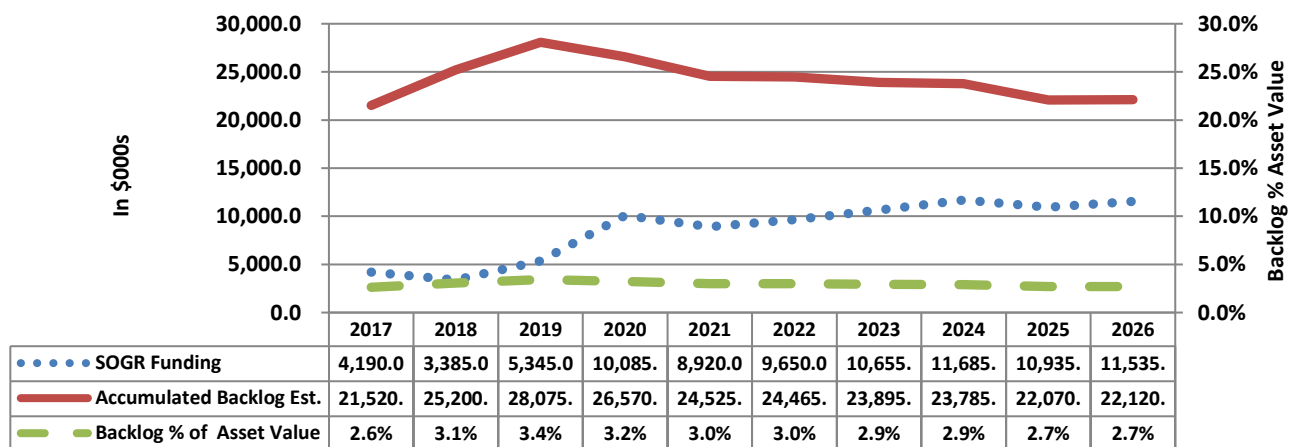
**Chart 3**  
**2017 – 2026 Preliminary Capital Plan by Funding Source (In \$000s)**



The Preliminary 10-Year Capital Plan of \$97.263 million cash flow funding will be financed entirely by debt. The debt funding exceeds the 10-year debt affordability guideline of \$96.763 million allocated to Exhibition Place by \$0.500 million in order to accommodate the Council approved priority of relocating the Greek God statues in 2018.

**State of Good Repair (SOGR) Backlog**

**Chart 4**  
**SOGR Funding & Backlog (In \$000s)**



- The 10-Year Capital Plan dedicates \$86.385 million to SOGR spending over the 10-Year Capital Plan timing horizon, which on average provides \$8.639 million annually.
- Exhibition Place is responsible for 192 acres including 9 buildings designated under the Ontario Heritage Act and an additional 20 buildings and structures listed on the City’s Inventory of Heritage Properties. Many of these buildings were constructed before modern energy conservation, lighting and heating standards were developed. Moreover given their age and uniqueness, it is difficult to estimate a replacement value.

- At the end of 2016, Exhibition Place will have a state of good repair backlog estimated at \$17.425 million, representing 2.1% of the asset replacement value of \$819.000 million.
- As the City's priority is to maintain Exhibition Place's historic buildings and infrastructure, 88.8% of the funding in the 2017-2026 Capital Budget and Plan is allocated to SOGR capital spending.
- Exhibition Place continues to assess buildings and perform annual inspections and audits on the grounds to determine needs and avoid health and safety implications for employees, clients and visitors.
- With the increased level of SOGR spending included for 2019 - 2026 in the 10-Year Capital Plan's planning horizon, the backlog will begin to decrease from \$28.075 million or 3.4% in 2019 to \$22.120 million 2.7% of asset value by 2026.
- The SOGR backlog is driven by:
  - Better Living Centre – Replacement and upkeep on: expansion joints; podiums and sealer; masonry walls; fire alarm system; HVAC; hot and cold water piping; electrical distribution panels; and main switch gear.
  - Horse Palace – Replacement and upkeep on: slab on grade and 2nd floor concrete; roof assembly system; masonry walls, building HVAC and controls; water piping; electrical distribution panels; and exterior lighting.
  - Q.E Building – Replacement and upkeep on: exterior wall masonry and sealant; roof assembly system; interior finishes; passenger and freight elevators; HVAC system and heating, cooling, rooftop and radiation units; electrical equipment; and lighting and security systems.
  - General Services Building – Replacement and upkeep on: exterior masonry; roof assembly system; general building; emergency lighting; HVAC and boilers; accessibility; passenger and freight elevator; and emergency generator.

## 10-Year Capital Plan: Net Operating Budget Impact

The 10-Year Capital Plan will not impact the 2017 - 2019 Net Operating Budgets and will not require any new capital project delivery positions for capital works execution.



# Part 2:

## Issues for Discussion



## Issues Impacting the 2017 Capital Budget

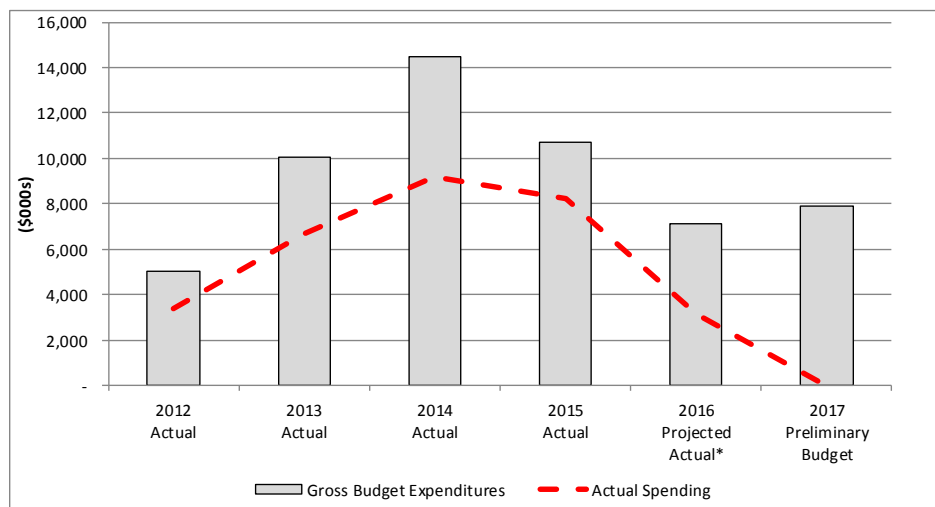
### Review of Capital Projects and Spending

- City Council, at its meeting of July 12, 2016 considered the report entitled "2017 Budget Process – Budget Directions and Schedule EX16.37" and directed staff to:
  - Submit their 2017 – 2026 Capital Budget and Plans requiring that annual cash flow funding estimates be examined to more realistically match cash flow spending to project activities and timing, especially in the first 5 years of the Capital Plan's timeframe.
- A detailed review of Exhibition Place's capital requirements was conducted as part of the 2017 Capital Budget process to ensure that debt affordability targets continue to be maintained and that the Agency has the readiness and capacity to deliver and spend.
- Debt funding of \$96.763 million meets debt affordability target over the 10-year planning period and in every year of the plan.
- Exhibition Place's spending rate over the past 4 years from 2012 to 2015 averaged 68.3% of its Capital Budgets, which is reasonably high. Year-end underspending is driven in-part due to developing the construction schedule around shows and events within limited window of opportunity for both indoor and outdoor construction.
  - 2016 spending is projected to be 43.7% due to a postponement of the construction of the Allstream Centre bridge, vendor tender delays for a chiller project, and completion of the washroom renovation project below budget.

	2012 Actual	2013 Actual	2014 Actual	2015 Actual	2016 Projected Actual*	2017 Preliminary Budget
Gross Budget Expenditures	5,039	10,076	14,454	10,716	7,145	7,910
Actual Spending	3,360	6,696	9,198	8,200	3,125	-
Spending %	66.7%	66.5%	63.6%	76.5%	43.7%	-

\* Projection based on the 2016 Q3 Capital Variance Report

**Chart 5**  
Capacity to Spend - Budget vs Actual  
(In \$000s)



- The Capital Plan was also carefully reviewed for operating impacts resulting from completed capital projects in order to clearly understand future operating requirements. The majority of projects involve ongoing state of good repair work with minimal to no impact on operating costs.
- In order to boost the Agency's spending rate for future years, the following was taken into consideration:
  - Exhibition Place undertakes an annual review of the 10-Year Capital Plan to realign projects to meet newly assessed requirements of the overall SOGR capital program of works. This is evidenced by the deferral of the construction of the Allstream Centre bridge and subsequent reprioritization of projects, as well as the acceleration and prioritization of roadwork to ensure AODA compliance by redirecting funds from other projects.
- The 10-Year Capital Plan for Exhibition Place demonstrates a commitment to achieve a balance between maintaining existing assets by focusing on investment in state of good repair and addressing service gaps and priorities through service improvement projects.

## Issues Impacting the 10-Year Capital Plan

### ***Allstream Centre Bridge Project***

- The Preliminary 10-Year Capital Plan for Exhibition Place includes \$3.000 million to install a sky bridge between Allstream Centre and the new third-party hotel (Hotel X). Without the bridge to link and connect the hotel to the Allstream Centre, the economic success of both the Allstream Centre and the hotel could be jeopardized because both depend on being able to generate sales from what is known as "self-contained" conventions and conferences. The bridge will allow participants to access meeting rooms and other services directly and easily from their hotel rooms without facing challenges such as traffic and weather.
- The project is currently behind schedule as the construction of Hotel X, which is a third-party responsibility external to Exhibition Place, was originally slated for completion in Spring 2016 but is still in progress preventing the construction of the bridge. Delays in the construction of the hotel relate to an ongoing dispute between the owner of the hotel and the contractor originally hired to construct the facility. A project management consultant for the bridge is also being sought with an RFP in progress. As a result, the project has been deferred by a year.

### ***New Projects included in the 2017-2026 Capital Plan - Relocation of the Greek God Statues***

- The Exhibition Place Board had directed Exhibition Place to take all necessary planning and legal steps to relocate 21 sculptures by artist E.B. Cox also known as the Garden of the Greek Gods from the private patio at the Muzik Club (located in the Horticulture building) to a publicly accessible location such as the Allstream Centre.
- Based on a study undertaken by an independent stone conservator, \$0.500 million is necessary to relocate the sculptures, to make repairs to the Muzik patio where the sculptures are presently located and to construct proper footings/platforms for the sculptures in the new location to prevent further deterioration.
- On October 7, 2016, City Council approved an amendment to the lease with the Muzik Club to allow for the removal of the Greek Gods. Discussions with the tenant are ongoing and have not yet concluded. It is anticipated that the sculpture relocation will take place in 2018.

- For additional information regarding the City Council decision described above, please refer to the attached link for the report titled "Muzik Clubs Lease Terms and Conditions" (EX 16.43) at its meeting on October 7, 2016:

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.EX16.43>

- Additional spending capacity has allowed increased debt funding of \$0.500 million to be allocated to Exhibition Place's Preliminary 10-Year Capital Plan above the approved debt target to accommodate the project to relocate the Greek Gods which was previously an unmet need.

**Unmet Needs**

In addition to the projects included in the 10-Year Capital Plan, Exhibition Place has identified the need for additional future funding for two projects – the Coliseum Complex Industry Building Renovations and Electrical Underground High Voltage Utilities.

Project Description	Criteria	Total Project Cost	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026
Coliseum Complex - Industry Building Renovations	8	65,000.0	-	-	-	-	-	-	-	-	20,000.0	45,000.0
Electrical Underground High Voltage Utilities	3	18,000.0	-	2,000.0	2,000.0	2,000.0	2,000.0	2,000.0	2,000.0	2,000.0	2,000.0	2,000.0
<b>Total Unmet Need</b>		<b>83,000.0</b>	<b>-</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>2,000.0</b>	<b>22,000.0</b>	<b>47,000.0</b>

**Criteria to evaluate unfunded priority capital projects:**

1. Approved capital projects that are over debt target due to cost escalation.
2. Capital projects to ensure legislative compliance.
3. Health & Safety or SOGR projects that need to be addressed to avoid service interruption or legal claims.
4. Capital projects that leverage an opportunity that would otherwise be missed (financial/timing/coordination).
5. Capital projects that effect operating savings/efficiencies or cost avoidance.
6. Capital projects to implement approved Council priorities.
7. SOGR projects that reduce backlog.
8. Capital projects to address a sustained service demand.

- **Coliseum Complex - Industry Building Renovations:**

- The Industry Building, part of the Coliseum Complex, needs replacement of its roof and windows. According to the 2006 building assessment, the clerestory windows were due for replacement in 2008 and the step flat roofs of this building were due to be replaced in 2012/2013.
- Due to funding constraints and competing priorities, no capital funding has been available to fund these projects in previous years and both the windows and the roof are now being maintained at an annual operating cost.
- Exhibition Place is currently looking for a partner to fully renovate and upgrade the building for future use in the trade & consumer shows purposes.
- Exhibition Place has identified that \$20 million will be required in 2025, and \$45 million in 2026 for the replacement of windows and roof, and also to fully renovate and upgrade this Class "B" facility for future trade and consumer shows. The planned renovated building will have a ceiling height of 35 feet, new support columns and possibly an underground garage parking linked to the existing Enercare Centre (formerly Direct Energy Centre) parking garage.

- **Electrical Underground High Voltage Utilities:**

- Exhibition Place has substantial high voltage underground electrical assets across the grounds that provide electricity distribution from the Strachan transformer station, within the Exhibition Place site.

These assets (cables, transformers and substations) are over 50 years old and have reached their end of life.

- The assets were originally owned by Toronto Hydro Corporation (THC) but purchased by the Canadian National Exhibition Association in 1935 acting as an agent for the City. Since these assets are high voltage, all repairs must be done through the THC. Failure of the high voltage lines could result in substantial financial losses to Exhibition Place and commercial tenants on the grounds including Ontario Place which is also supported through this system.
- THC has undertaken a study of the state-of-good-repair of these assets, which indicates the need for full replacement in the next 10 years. As these are Exhibition Place's assets, the City is responsible for the required replacement.
- Based on the THC's study, Exhibition Place has identified the need for additional funding of \$2.000 million per year for 10 years starting in 2018 to allow for the replacement of these assets or until all the end of life services are replaced. The replacement of assets must be carried out in stages, and cannot be accelerated due to operational constraints.
- Exhibition Place recently completed a RFP process to appoint a consultant. Exhibition Place is working with the consultant to determine the costs and a plan for taking on this project.

### ***Other Projects - New Parking Facility***

- At its meeting of August 14, 2014, the Board approved of the development of the Basketball Training Facility to be located in Parking Lot 6 that removed from use approximately 200 parking spaces. These lost spaces were replaced by removing the baseball diamond/green space west of Medieval Times and converting this space to a parking lot.
- This new surface parking lot west of Medieval Times is only temporary. City Council approved a motion that required Maple Leaf Sports & Entertainment (MLSE) to fund a grounds-wide parking study at a cost of \$0.200 million and a contribution of \$1.800 million (for a total of \$2.000 million to be matched by the City) towards the creation of a “new parking facility” at Exhibition Place. The Agreement with MLSE required that the construction of the new parking facility commence by December 31, 2019.
- At its meeting of February 12, 2016, the Board considered the WSP Parking Study which included the possibility of constructing a “pre-fab” parking structure in Parking Lot 4 which would increase the number of spaces by 150 at an estimated cost of \$4.000 million (\$3.000 million parking structure cost and \$1.000 million capitalized development, engineering design, consulting, permits, parking study, contingency and other related expenses). Since approval of this report, Exhibition Place staff have been working with the Toronto Parking Authority on the financial feasibility to fund the parking structure proposal. The project is in early stages and not a part of the 10 year Capital Plan until further assessment can be completed.



# Appendices

## Appendix 1 2016 Performance

### 2016 Key Accomplishments

In 2016, Exhibition Place made significant progress and/or accomplished the following:

- ✓ Direct Energy Centre:
  - Performed salon retrofits and chiller advance work
- ✓ Queen Elizabeth Building:
  - Replaced roofs at executive offices and building fire alarm system
- ✓ Machinery, Equipment & Communication Infrastructure:
  - Transformer & generator retrofit
  - Overhauled freight elevator and performed safety code retrofit
- ✓ General Services Building:
  - Capital works office relocation
- ✓ Green Energy Initiatives:
  - Main contract for installation of energy efficient lights completed
- ✓ Installation of wayfinding signs in progress

### 2016 Financial Performance

#### 2016 Budget Variance Analysis (in \$000's)

2016 Budget	As of Sept. 30, 2016		Projected Actuals at Year-End		Unspent Balance	
\$	\$	% Spent	\$	% Spent	\$ Unspent	% Unspent
7,145	1,919	26.9%	3,125	43.7%	4,020	56.3%

\* Based on 2016 Third Quarter Capital Variance Report

Exhibition Place is projecting to achieve a spend rate of 43.7% by year-end. Underspending is attributable to the following projects which have either been delayed or completed under-budget:

- The Washroom Renovation project was completed \$0.500 million under-budget.
- The Chiller installation has been delayed to 2017 due to the vendor's initial tender requiring further work resulting in delayed board approval in September 2016. Of the approved 2016 budget of \$1.870 million, only \$0.350 million will be spent in 2016.
- The Allstream Centre - Hotel X Bridge project has been deferred to 2017 due to Hotel X construction delays preventing the construction of the bridge. \$1.920 million will be carried forward to 2017.

For additional information regarding the 2016 Q3 capital variances and year-end projections Exhibition, please refer to the attached link for the report entitled "*Capital Variance Report for the Nine-Month Period Ended September 30, 2016*" (BU26.5) considered by City Council at its meeting on November 18, 2016.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.BU26.5>

### **Impact of the 2016 Capital Variance on the 2017 Preliminary Capital Budget**

- As a result of capital project delays, as described in the 2016 Q3 Capital Variance Report, funding of \$3.520 million is being carried forward to the 2017 Capital Budget to continue capital work. This represents a spend rate of 43.7% (2012 to 2015 average of 68.3%).
- A detailed review of the 2017 – 2026 Capital Plan and spending has been conducted and as a result, cash flows have been realigned to accommodate the deferral of the Allstream Centre – Hotel X Bridge project and accelerate the roads and sidewalks project to ensure AODA compliance.
- Despite the lower spending rate, it was determined that Exhibition Place is ready to proceed with its capital projects and has the capacity to complete them on time given the revised project schedule. The delays in 2016 were due to third party issues outside of Exhibition Place's control which include:
  - a delay in the construction of Hotel X itself preventing the construction of the bridge, and
  - rework of the vendor's tender for the chiller project.

## Appendix 2

### Preliminary 10-Year Capital Plan Summary (\$000s)

Project	Prior Year Carry Forward	2017	2018	2019	2020	2021	2017 - 2021	2022	2023	2024	2025	2026	2017 - 2026 Total
<b>Health &amp; Safety:</b>													
Horse Palace		200					200						200
Other Buildings					85	268	353						353
<b>Sub-Total</b>	-	200	-	-	85	268	553	-	-	-	-	-	553
<b>State of Good Repair:</b>													
Pre-engineering Program	50	125	125	125	125	125	675	125	150	150	150	150	1,400
Coliseum Complex		-	1,070	2,135	4,225	1,415	8,845	4,190	2,400	2,455	3,530	3,655	25,075
Enercare Centre	1,520	1,075	615	1,380	1,465	2,950	9,005	3,385	6,980	7,430	3,670	6,780	37,250
Better Living Centre					915		915				200		1,115
Parks, Parking Lots & Roads		400	400	350	600	775	2,525	400	425	200	200	200	3,950
Horse Palace					400	1,575	1,975		100		1,000		3,075
Queen Elizabeth Building		2,150	575	1,105	950	540	5,320	-	-	-	950		6,270
Food Building					110	90	200	1,200		1,000	300		2,700
M/E & Communication Infrastructure	30	200	550	200	750	900	2,630	300	550	200	400	200	4,280
Other Buildings		240	50	50	115	150	605	50	50	50	435	50	1,240
Allstream Conference Centre					430	100	530						530
General Services Building							-			200	100	500	800
Press Building						300	300						300
<b>Sub-Total</b>	1,600	4,190	3,385	5,345	10,085	8,920	33,525	9,650	10,655	11,685	10,935	11,535	87,985
<b>Service Improvements:</b>													
Enercare Centre							-	690	280				970
Greek Gods Relocation			500				500						500
Parks, Parking Lots & Roads					1,650	2,350	4,000	1,075	1,050	250	1,000	400	7,775
Allstream Conference Centre	1,920		1,080				3,000						3,000
<b>Sub-Total</b>	1,920	-	1,580	-	1,650	2,350	7,500	1,765	1,330	250	1,000	400	12,245
<b>Total</b>	<b>3,520</b>	<b>4,390</b>	<b>4,965</b>	<b>5,345</b>	<b>11,820</b>	<b>11,538</b>	<b>41,578</b>	<b>11,415</b>	<b>11,985</b>	<b>11,935</b>	<b>11,935</b>	<b>11,935</b>	<b>100,783</b>



## Appendix 3

### 2017 Preliminary Capital Budget; 2018 to 2026 Preliminary Capital Plan

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments							Current and Future Year Cash Flow Commitments Financed By												
Sub-Project No.	Project Name	Ward	Stat.	Cat.		2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable Debt	Total Financing		
<b>EXH00001 PRE-ENGINEERING PROGRAM</b>																									
1	17	Var Blds-Study/Investigate/Design/Engineer	CW	S2	03	50	0	0	0	0	50	0	50	0	0	0	0	0	0	0	50	0	0	50	
1	18	2017 Study, Investigate, Design, Engineer	CW	S5	03	125	125	125	125	125	625	725	1,350	0	0	0	0	0	0	0	0	1,350	0	1,350	
Sub-total						175	125	125	125	125	675	725	1,400	0	0	0	0	0	0	0	50	0	1,350	0	1,400
<b>EXH00007 COLISEUM COMPLEX</b>																									
10	11	Clerestory Window Replacement (Industry Bld)	CW	S6	03	0	1,070	0	0	0	1,070	0	1,070	0	0	0	0	0	0	0	0	1,070	0	1,070	
8	12	Roof Replacement (Industry Bld) in Phases	CW	S6	03	0	0	1,770	2,000	0	3,770	0	3,770	0	0	0	0	0	0	0	0	3,770	0	3,770	
11	36	Roof Deck & Snow Shed Structure Replace (Ind Bldg)	CW	S6	03	0	0	0	0	585	585	0	585	0	0	0	0	0	0	0	0	585	0	585	
17	45	Exhaust Fans, Heaters, AHU & RTU Replace in Phases	CW	S6	03	0	0	0	0	0	0	1,640	1,640	0	0	0	0	0	0	0	0	1,640	0	1,640	
20	61	Miscellaneous HVAC Equipment	CW	S6	03	0	0	0	0	190	190	0	190	0	0	0	0	0	0	0	0	190	0	190	
25	68	Electrical Lighting System (LED) in Phases	CW	S6	03	0	0	0	0	0	0	1,730	1,730	0	0	0	0	0	0	0	0	1,730	0	1,730	
2	72	Drywall, Ceilings & Flooring Renovation(North Ext)	CW	S6	03	0	0	0	0	0	0	405	405	0	0	0	0	0	0	0	0	405	0	405	
1	77	Masonry Restoration (North Extension)	CW	S6	03	0	0	0	0	0	0	200	200	0	0	0	0	0	0	0	0	200	0	200	
4	78	Sanitation Area Restoration (Industry Bldg)	CW	S6	03	0	0	0	525	0	525	0	525	0	0	0	0	0	0	0	0	525	0	525	
5	79	Loading Dock Doors Restoration(Industry Bld)	CW	S6	03	0	0	0	0	0	0	65	65	0	0	0	0	0	0	0	0	65	0	65	
6	80	Concrete Slab Replacement (Industry Bld) in Phases	CW	S6	03	0	0	0	0	0	0	3,695	3,695	0	0	0	0	0	0	0	0	3,695	0	3,695	
7	81	Masonry Restoration (Industry Bldg)	CW	S6	03	0	0	0	0	0	0	195	195	0	0	0	0	0	0	0	0	195	0	195	
9	82	Wood Fascia Replacement (Industry Bld)	CW	S6	03	0	0	0	0	0	0	475	475	0	0	0	0	0	0	0	0	475	0	475	
13	83	Interior Flooring Replacement (Mid-Arch)	CW	S6	03	0	0	0	0	0	0	265	265	0	0	0	0	0	0	0	0	265	0	265	
14	84	Masonry Restoration (Mid-Arch)	CW	S6	03	0	0	0	0	0	0	155	155	0	0	0	0	0	0	0	0	155	0	155	
15	85	Demolition of Restaurant & Kitchen (East Annex)	CW	S6	03	0	0	0	0	0	0	735	735	0	0	0	0	0	0	0	0	735	0	735	
18	86	Steam & Condensate Piping Systems Retrofit in Phase	CW	S6	03	0	0	0	0	0	0	2,240	2,240	0	0	0	0	0	0	0	0	2,240	0	2,240	
19	87	Unit Heaters & Pumps Replacement	CW	S6	03	0	0	0	0	640	640	0	640	0	0	0	0	0	0	0	0	640	0	640	
22	89	Electrical Buss Duct Replacement in Phases	CW	S6	03	0	0	0	600	0	600	600	1,200	0	0	0	0	0	0	0	0	1,200	0	1,200	
23	90	Electrical Emergency Power	CW	S6	03	0	0	365	0	0	365	0	365	0	0	0	0	0	0	0	0	365	0	365	

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments							Current and Future Year Cash Flow Commitments Financed By											
Sub-Project No.	Project Name	Ward	Stat.	Cat.	2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable	Total Financing		
<b>EXH00007 COLISEUM COMPLEX</b>																								
16	91	Renewal of Ceiling, Walls & Columns (East Annex)	CW	S6	03	0	0	0	0	0	325	325	0	0	0	0	0	0	0	0	0	325	0	325
3	92	Replace Roof Deck Structure(North Extension)	CW	S6	03	0	0	0	0	0	170	170	0	0	0	0	0	0	0	0	0	170	0	170
12	93	Interior Lead Capsulation (Industry Bldg)	CW	S6	03	0	0	0	0	0	750	750	0	0	0	0	0	0	0	0	0	750	0	750
24	94	Emergency Electrical Distribution	CW	S6	03	0	0	0	1,100	1,100	1,760	2,860	0	0	0	0	0	0	0	0	0	2,860	0	2,860
21	95	Replace 4160 Volt Distribution in Phases	CW	S6	03	0	0	0	0	0	825	825	0	0	0	0	0	0	0	0	0	825	0	825
Sub-total						0	1,070	2,135	4,225	1,415	8,845	16,230	25,075	0	0	0	0	0	0	0	0	25,075	0	25,075
<b>EXH000525 ENERCARE CENTRE (formerly DEC)</b>																								
16	7	New Movable Huffcore Wall at Swing Space	CW	S6	04	0	0	0	0	0	215	215	0	0	0	0	0	0	0	0	0	215	0	215
18	42	Replace Sections of Terrazzo Floor in Galleria	CW	S6	03	0	150	0	70	280	500	0	500	0	0	0	0	0	0	0	0	500	0	500
3	47	Retrofit Tunnel Water Infiltration	CW	S6	03	0	0	0	0	175	175	0	175	0	0	0	0	0	0	0	0	175	0	175
2	64	Retrofit Var Loading Dock Ramps & Platforms	CW	S6	03	0	215	0	0	0	215	0	215	0	0	0	0	0	0	0	0	215	0	215
4	65	Roof Sectional Replacement OverExhibitHalls	CW	S6	03	0	0	0	0	0	5,150	5,150	0	0	0	0	0	0	0	0	0	5,150	0	5,150
44	72	Floor Ports Rebuilding	CW	S6	03	0	0	0	100	100	200	300	500	0	0	0	0	0	0	0	0	500	0	500
1	73	Sectional Floor Resurfacing in Swing Space	CW	S6	03	0	0	0	0	0	460	460	0	0	0	0	0	0	0	0	0	460	0	460
5	74	Retrofit Overhead Doors	CW	S6	03	0	0	0	200	0	200	0	200	0	0	0	0	0	0	0	0	200	0	200
6	75	Replace Windows in South Facade withTriple Glazing	CW	S6	03	0	0	0	0	425	425	0	425	0	0	0	0	0	0	0	0	425	0	425
7	76	Replace East Curtain Wall Facade with TripleGlazing	CW	S6	03	0	0	0	0	0	700	700	0	0	0	0	0	0	0	0	0	700	0	700
8	77	Replace S Curtain Wall at Galleria wTriple Glazing	CW	S6	03	0	0	400	0	0	400	2,315	2,715	0	0	0	0	0	0	0	0	2,715	0	2,715
9	78	Replace Windows and Doors	CW	S6	03	0	0	0	0	0	440	440	0	0	0	0	0	0	0	0	0	440	0	440
10	79	Retrofit Loading Dock Ramps, Canopies & Bumpers	CW	S6	03	0	0	0	0	670	670	0	670	0	0	0	0	0	0	0	0	670	0	670
17	81	Retrofit Salons #101, #102 & Others	CW	S6	03	0	0	0	240	0	240	1,500	1,740	0	0	0	0	0	0	0	0	1,740	0	1,740
20	82	Replace Chillers	CW	S2	03	1,520	0	0	0	0	1,520	0	1,520	0	0	0	0	0	0	1,520	0	0	0	1,520
21	83	Retrofit Cooling Towers	CW	S6	03	0	0	0	0	0	2,375	2,375	0	0	0	0	0	0	0	0	0	2,375	0	2,375
22	84	Replace Pumps in Cooling Towers	CW	S6	03	0	0	0	0	0	325	325	0	0	0	0	0	0	0	0	0	325	0	325

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments							Current and Future Year Cash Flow Commitments Financed By										
Sub-Project No.	Project Name	Ward	Stat.	Cat.	2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable	Total Financing	
<u>EXH000525</u>	<u>ENERCARE CENTRE (formerly DEC)</u>																						
23 85	Replace Pumps in Chillers	CW	S6	03	0	0	0	0	0	0	290	290	0	0	0	0	0	0	0	0	290	0	290
24 86	Replace Pump & Piping Loops for Boiler System	CW	S6	03	0	0	0	0	0	0	185	185	0	0	0	0	0	0	0	0	185	0	185
25 87	Replace Sprinkler System Booster Pump	CW	S6	03	0	0	0	0	0	0	130	130	0	0	0	0	0	0	0	0	130	0	130
26 88	Air Curtain System Retrofit in Loading Docks	CW	S6	03	0	0	0	185	0	185	205	390	0	0	0	0	0	0	0	0	390	0	390
27 89	Replace Exhaust Fans	CW	S6	03	0	0	0	270	0	270	0	270	0	0	0	0	0	0	0	0	270	0	270
28 90	Replace Garage Air Make Up Units	CW	S6	03	0	0	0	0	900	900	2,900	3,800	0	0	0	0	0	0	0	0	3,800	0	3,800
29 91	Miscellaneous Fan Replacement	CW	S6	03	0	0	480	0	0	480	0	480	0	0	0	0	0	0	0	0	480	0	480
30 92	Replace Humidifier, Heaters & AC Units	CW	S6	03	0	0	0	0	0	0	495	495	0	0	0	0	0	0	0	0	495	0	495
31 93	Replace Garbage Compactor	CW	S6	03	0	0	0	0	0	0	90	90	0	0	0	0	0	0	0	0	90	0	90
46 96	Lighting Retrofit in Salons, Concessions & Mtg Rms	CW	S6	03	0	0	0	0	0	0	280	280	0	0	0	0	0	0	0	0	280	0	280
47 97	Lighting Retrofit in Garage	CW	S6	03	0	0	0	0	0	0	300	300	0	0	0	0	0	0	0	0	300	0	300
11 98	Upgrade Parking Traffic Topping	CW	S6	03	0	0	0	0	0	0	100	100	0	0	0	0	0	0	0	0	100	0	100
43 100	LED Lighting & Conservation/Demand Management	CW	S6	04	0	0	0	0	0	0	755	755	0	0	0	0	0	0	0	0	755	0	755
12 101	Roof Sectional Replacement over Heritage Court	CW	S6	03	0	0	0	0	0	0	450	450	0	0	0	0	0	0	0	0	450	0	450
13 102	Roof Sectional Replacement over Galleria & S End	CW	S6	03	0	0	0	0	0	0	650	650	0	0	0	0	0	0	0	0	650	0	650
14 103	Replacement of Standing Seam & Snow Control	CW	S6	03	0	0	0	0	0	0	600	600	0	0	0	0	0	0	0	0	600	0	600
32 105	Replace AHU - Hall 'A' in Phases	CW	S6	03	0	0	0	0	0	0	1,180	1,180	0	0	0	0	0	0	0	0	1,180	0	1,180
33 106	Replace AHU - Hall 'B' in Phases	CW	S6	03	0	0	0	0	0	0	1,000	1,000	0	0	0	0	0	0	0	0	1,000	0	1,000
34 107	Replace AHU - Hall 'C' in Phases	CW	S6	03	0	0	0	0	0	0	550	550	0	0	0	0	0	0	0	0	550	0	550
35 108	Replace AHU - Hall 'D' in Phases	CW	S6	03	0	0	0	0	0	0	550	550	0	0	0	0	0	0	0	0	550	0	550
36 109	Replace AHU - Heritage Court in Phases	CW	S6	03	0	0	0	0	0	0	600	600	0	0	0	0	0	0	0	0	600	0	600
37 110	Replace AHU-SwingS/LoadingD/Salons/Kitchen/Office	CW	S6	03	0	0	0	0	0	0	300	300	0	0	0	0	0	0	0	0	300	0	300
38 111	Replace AHU - Galleria/Tunnel in Phases	CW	S6	03	0	0	0	0	0	0	390	390	0	0	0	0	0	0	0	0	390	0	390
39 112	Pumps & Heat Exchangers-Salons/Offices/Galleria/Sw	CW	S6	03	0	0	0	0	0	0	360	360	0	0	0	0	0	0	0	0	360	0	360

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments							Current and Future Year Cash Flow Commitments Financed By											
Sub-Project No.	Project Name	Ward	Stat.	Cat.	2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable	Total Financing		
<u>EXH000525 ENERCARE CENTRE (formerly DEC)</u>																								
40	113	Replace Boilers, in Phases	CW	S6	03	0	0	0	0	0	660	660	0	0	0	0	0	0	0	0	660	0	660	
41	114	Replace Plumbing Fixtures in Washrooms	CW	S6	03	0	0	0	0	0	1,160	1,160	0	0	0	0	0	0	0	0	1,160	0	1,160	
48	115	13.8 KV Main Service & Distribution Retrofit in Ph	CW	S6	03	0	0	0	0	0	365	365	0	0	0	0	0	0	0	0	365	0	365	
15	116	Replacement of BUR-West Mechanical Room	CW	S6	03	0	0	0	0	0	275	275	0	0	0	0	0	0	0	0	275	0	275	
20	117	Replace Chillers	CW	S5	03	1,075	250	500	400	400	2,625	0	2,625	0	0	0	0	0	0	0	0	2,625	0	2,625
45	120	Transformer/Generator Retrofit & Overhaul-Emergenc	CW	S6	03	0	0	0	0	0	250	250	0	0	0	0	0	0	0	0	250	0	250	
49	121	13.8KV Substation retrofit & emergency distributio	CW	S6	03	0	0	0	0	0	365	365	0	0	0	0	0	0	0	0	365	0	365	
Sub-total						2,595	615	1,380	1,465	2,950	9,005	29,215	38,220	0	0	0	0	0	0	1,520	0	36,700	0	38,220
<u>EXH006 BETTER LIVING CENTRE</u>																								
2	53	Under Floor Heating	CW	S6	03	0	0	0	225	0	225	0	225	0	0	0	0	0	0	0	225	0	225	
1	60	Roof Top Heating & Cooling Units Replacement	CW	S6	03	0	0	0	500	0	500	0	500	0	0	0	0	0	0	0	500	0	500	
4	65	Distribution Panels	CW	S6	03	0	0	0	190	0	190	0	190	0	0	0	0	0	0	0	190	0	190	
3	66	Replace Interior Radiant Unit Heaters	CW	S6	03	0	0	0	0	0	200	200	0	0	0	0	0	0	0	0	200	0	200	
Sub-total						0	0	0	915	0	915	200	1,115	0	0	0	0	0	0	0	0	1,115	0	1,115
<u>EXH260 PARKS, PARKING LOTS AND ROADS</u>																								
9	37	West Bailey Bridge Investigation & Retrofit	CW	S6	03	0	0	0	100	100	0	100	0	0	0	0	0	0	0	0	100	0	100	
1	78	Festival Plaza Development-Exterior Washroom-West	CW	S6	04	0	0	0	0	0	1,400	1,400	0	0	0	0	0	0	0	0	1,400	0	1,400	
3	80	Festival Plaza Development - NW Lot 2	CW	S6	04	0	0	0	1,650	1,000	2,650	0	2,650	0	0	0	0	0	0	0	2,650	0	2,650	
4	81	Festival Plaza Development - South of Lot 2	CW	S6	04	0	0	0	1,350	1,350	2,375	3,725	0	0	0	0	0	0	0	0	3,725	0	3,725	
7	86	Street & Parking Lots Lighting Retrofit	CW	S6	03	0	300	100	500	425	1,325	775	2,100	0	0	0	0	0	0	0	2,100	0	2,100	
8	87	Fountain Retrofit -Various Locations	CW	S6	03	0	0	150	0	150	300	150	450	0	0	0	0	0	0	0	450	0	450	
6	89	Sidewalks, Parking lots and Roads -AODA	CW	S5	03	400	100	100	100	100	800	500	1,300	0	0	0	0	0	0	0	1,300	0	1,300	
Sub-total						400	400	350	2,250	3,125	6,525	5,200	11,725	0	0	0	0	0	0	0	0	11,725	0	11,725
<u>EXH270 HORSE PALACE</u>																								
1	22	East Side Roof Replacement & PV Temp Relocation	CW	S6	03	0	0	0	0	1,375	1,375	1,000	2,375	0	0	0	0	0	0	0	0	2,375	0	2,375

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments							Current and Future Year Cash Flow Commitments Financed By												
Sub-Project No.	Project Name	Ward	Stat.	Cat.	2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other 2	Debt - Recoverable	Debt	Total Financing		
<b>EXH270 HORSE PALACE</b>																									
6	28	Lighting Control, Distribution Panel, Emerg Gener	CW	S6	03	0	0	0	0	200	200	0	200	0	0	0	0	0	0	0	0	200	0	200	
2	35	Restore Washrooms	CW	S6	03	0	0	0	0	0	100	100	0	0	0	0	0	0	0	0	0	100	0	100	
4	42	Modernize Freight Elevator & Replace Piston	CW	S6	03	0	0	0	100	0	100	0	100	0	0	0	0	0	0	0	0	100	0	100	
5	43	Radiant Heat Replacement	CW	S6	03	0	0	0	300	0	300	0	300	0	0	0	0	0	0	0	0	300	0	300	
3	44	Stand Pipe System Upgrade	CW	S5	01	200	0	0	0	0	200	0	200	0	0	0	0	0	0	0	0	200	0	200	
Sub-total						200	0	0	400	1,575	2,175	1,100	3,275	0	0	0	0	0	0	0	0	0	3,275	0	3,275
<b>EXH290 QUEEN ELIZABETH BUILDING</b>																									
3	31	Replace Exterior Sealant, Masonry & Concrete Retro	CW	S6	03	0	0	0	0	200	200	0	200	0	0	0	0	0	0	0	0	200	0	200	
1	47	Replace Roof at Exhibit Hall	CW	S5	03	2,050	450	365	0	340	3,205	0	3,205	0	0	0	0	0	0	0	0	3,205	0	3,205	
2	48	Replace Roof at Theatre	CW	S6	03	0	0	0	850	0	850	0	850	0	0	0	0	0	0	0	0	850	0	850	
5	50	Replace AHU in Mechanical Room	CW	S5	03	100	0	500	0	0	600	450	1,050	0	0	0	0	0	0	0	0	1,050	0	1,050	
4	51	Replace Rooftop Heating & Cooling Units for E Hall	CW	S6	03	0	125	0	100	0	225	300	525	0	0	0	0	0	0	0	0	525	0	525	
7	53	Substation Retrofit	CW	S6	03	0	0	0	0	0	0	200	200	0	0	0	0	0	0	0	0	200	0	200	
6	55	Replace Fire Alarm System*	CW	S6	03	0	0	240	0	0	240	0	240	0	0	0	0	0	0	0	0	240	0	240	
Sub-total						2,150	575	1,105	950	540	5,320	950	6,270	0	0	0	0	0	0	0	0	0	6,270	0	6,270
<b>EXH330 FOOD BUILDING</b>																									
1	38	Roof Replacement	CW	S6	03	0	0	0	0	0	1,200	1,200	0	0	0	0	0	0	0	0	0	1,200	0	1,200	
3	40	Buss Duct and Switches Replacement	CW	S6	03	0	0	0	0	0	1,000	1,000	0	0	0	0	0	0	0	0	0	1,000	0	1,000	
2	41	Replace Boilers & Roof Top Exhaust Fans	CW	S6	03	0	0	0	110	90	200	300	500	0	0	0	0	0	0	0	0	500	0	500	
Sub-total						0	0	0	110	90	200	2,500	2,700	0	0	0	0	0	0	0	0	0	2,700	0	2,700
<b>EXH350 M/E &amp; COMMUNICATION INFRASTRUCTURE</b>																									
3	118	Replace Fibre Optic Cable Grounds Wide	CW	S2	03	30	0	0	0	0	30	0	30	0	0	0	0	0	0	30	0	0	0	30	
1	121	Building Automation Systems	CW	S5	03	100	100	100	100	100	500	600	1,100	0	0	0	0	0	0	0	0	1,100	0	1,100	
0	122	Transformers, Switchgears & Circuit Breakers Repla	CW	S5	03	100	300	100	650	500	1,650	850	2,500	0	0	0	0	0	0	0	0	2,500	0	2,500	



**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

**Exhibition Place**

Sub- Project No. Project Name PrioritySubProj No. Sub-project Name Ward Stat. Cat.						Current and Future Year Cash Flow Commitments						Current and Future Year Cash Flow Commitments Financed By											
						2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserve Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable Debt	Total Financing
<u>EXH908245 Greek Gods Relocation</u>																							
1	1	Greek Gods Relocation -HorticultureBldg to Allstr	CW	S6	04	0	500	0	0	0	500	0	500	0	0	0	0	0	500	0	500		
Sub-total						0	500	0	0	0	500	0	500	0	0	0	0	0	500	0	500		
<b>Total Program Expenditure</b>						7,910	4,965	5,345	11,820	11,538	41,578	59,205	100,783	0	0	0	0	0	3,520	0	97,263	0	100,783



Report Phase 2 - Program 18 Exhibition Place Program Phase 2 Sub-Project Category 01,02,03,04,05 Part B Sub-Project Status S2,S5,S6 Part C Sub-Project Status S2,S3,S4

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place						Current and Future Year Cash Flow Commitments and Estimates						Current and Future Year Cash Flow Commitments and Estimates Financed By											
Sub-Project No.	Project Name	Ward	Stat.	Cat.		Total	Total	Total	Provincial	Federal	Development	Reserve	Capital	Debt -	Total								
Priority	SubProj No.	Sub-project Name			2017	2018	2019	2020	2021	2017-2021	2022-2026	2017-2026	Grants and Subsidies	Subsidy	Charges	Funds	from Current	Other 1	Other2	Recoverable Debt	Financing		
Financed By:																							
	Other1 (Internal)				3,520	0	0	0	0	3,520	0	3,520	0	0	0	0	0	3,520	0	0	0	3,520	
	Debt				4,390	4,965	5,345	11,820	11,538	38,058	59,205	97,263	0	0	0	0	0	0	0	97,263	0	97,263	
<b>Total Program Financing</b>					7,910	4,965	5,345	11,820	11,538	41,578	59,205	100,783	0	0	0	0	0	0	3,520	0	97,263	0	100,783

- Status Code Description**
- S2 S2 Prior Year (With 2017 and/or Future Year Cashflow)
  - S3 S3 Prior Year - Change of Scope 2017 and/or Future Year Cost(Cashflow)
  - S4 S4 New - Stand-Alone Project (Current Year Only)
  - S5 S5 New (On-going or Phased Projects)
  - S6 S6 New - Future Year (Commencing in 2018 & Beyond)
- Category Code Description**
- 01 Health and Safety C01
  - 02 Legislated C02
  - 03 State of Good Repair C03
  - 04 Service Improvement and Enhancement C04
  - 05 Growth Related C05
  - 06 Reserved Category 1 C06
  - 07 Reserved Category 2 C07

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## Appendix 4

### 2017 Cash Flow and Future Year Commitments

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

**Exhibition Place**

Sub- Project No. Project Name PrioritySubProj No. Sub-project Name Ward Stat. Cat.						Current and Future Year Cash Flow Commitments						Current and Future Year Cash Flow Commitments Financed By												
						2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable Debt	Total Financing	
<b>EXH00001 PRE-ENGINEERING PROGRAM</b>																								
1	17	Var Blds-Study/Investigate/Design/Engineer	CW	S2	03	50	0	0	0	0	50	0	50	0	0	0	0	0	50	0	0	0	50	
1	18	2017 Study, Investigate, Design, Engineer	CW	S5	03	125	0	0	0	0	125	0	125	0	0	0	0	0	0	0	125	0	125	
Sub-total						175	0	0	0	0	175	0	175	0	0	0	0	0	50	0	125	0	175	
<b>EXH000525 ENERCARE CENTRE (formerly DEC)</b>																								
20	82	Replace Chillers	CW	S2	03	1,520	0	0	0	0	1,520	0	1,520	0	0	0	0	0	1,520	0	0	0	1,520	
20	117	Replace Chillers	CW	S5	03	1,075	0	0	0	0	1,075	0	1,075	0	0	0	0	0	0	0	1,075	0	1,075	
Sub-total						2,595	0	0	0	0	2,595	0	2,595	0	0	0	0	0	1,520	0	1,075	0	2,595	
<b>EXH260 PARKS, PARKING LOTS AND ROADS</b>																								
6	89	Sidewalks, Parking lots and Roads -AODA	CW	S5	03	400	0	0	0	0	400	0	400	0	0	0	0	0	0	0	400	0	400	
Sub-total						400	0	0	0	0	400	0	400	0	0	0	0	0	0	0	0	400	0	400
<b>EXH270 HORSE PALACE</b>																								
3	44	Stand Pipe System Upgrade	CW	S5	01	200	0	0	0	0	200	0	200	0	0	0	0	0	0	0	200	0	200	
Sub-total						200	0	0	0	0	200	0	200	0	0	0	0	0	0	0	0	200	0	200
<b>EXH290 QUEEN ELIZABETH BUILDING</b>																								
1	47	Replace Roof at Exhibit Hall	CW	S5	03	2,050	0	0	0	0	2,050	0	2,050	0	0	0	0	0	0	0	2,050	0	2,050	
5	50	Replace AHU in Mechanical Room	CW	S5	03	100	0	0	0	0	100	0	100	0	0	0	0	0	0	0	100	0	100	
Sub-total						2,150	0	0	0	0	2,150	0	2,150	0	0	0	0	0	0	0	0	2,150	0	2,150
<b>EXH350 M/E &amp; COMMUNICATION INFRASTRUCTURE</b>																								
3	118	Replace Fibre Optic Cable Grounds Wide	CW	S2	03	30	0	0	0	0	30	0	30	0	0	0	0	0	30	0	0	0	30	
1	121	Building Automation Systems	CW	S5	03	100	0	0	0	0	100	0	100	0	0	0	0	0	0	0	100	0	100	
0	122	Transformers, Switchgears & Circuit Breakers Repla	CW	S5	03	100	0	0	0	0	100	0	100	0	0	0	0	0	0	0	100	0	100	
Sub-total						230	0	0	0	0	230	0	230	0	0	0	0	0	30	0	200	0	230	
<b>EXH360 OTHER BUILDINGS</b>																								
3	94	Seven Outdoor Electrical Substations Fire Alarm Up	CW	S5	03	190	0	0	0	0	190	0	190	0	0	0	0	0	0	0	190	0	190	
6	97	Public Art & Monument Collection Restoration & Con	CW	S5	03	50	0	0	0	0	50	0	50	0	0	0	0	0	0	0	50	0	50	
Sub-total						240	0	0	0	0	240	0	240	0	0	0	0	0	0	0	0	240	0	240

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

**Exhibition Place**

Sub- Priority	Project No. SubProj No.	Project Name Sub-project Name	Ward	Stat.	Cat.	Current and Future Year Cash Flow Commitments						Current and Future Year Cash Flow Commitments Financed By												
						2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserve Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable Debt	Total Financing	
<u>EXH907207 ALLSTREAM (CONFERENCE) CENTRE</u>																								
4	12	Hotel X Bridge	CW	S2	04	1,920	0	0	0	0	1,920	0	1,920	0	0	0	0	0	0	1,920	0	0	0	1,920
4	13	Hotel X Bridge	CW	S4	04	0	1,080	0	0	0	1,080	0	1,080	0	0	0	0	0	0	0	0	1,080	0	1,080
Sub-total						1,920	1,080	0	0	0	3,000	0	3,000	0	0	0	0	0	0	1,920	0	1,080	0	3,000
<b>Total Program Expenditure</b>						7,910	1,080	0	0	0	8,990	0	8,990	0	0	0	0	0	0	3,520	0	5,470	0	8,990

**CITY OF TORONTO**

**Gross Expenditures (\$000's)**

Exhibition Place					Current and Future Year Cash Flow Commitments and Estimates						Current and Future Year Cash Flow Commitments and Estimates Financed By												
Sub-Project No.	Project Name	Ward	Stat.	Cat.	2017	2018	2019	2020	2021	Total 2017-2021	Total 2022-2026	Total 2017-2026	Provincial Grants and Subsidies	Federal Subsidy	Development Charges	Reserve Reserves	Reserve Funds	Capital from Current	Other 1	Other2	Debt - Recoverable Debt	Total Financing	
Financed By:																							
Other1 (Internal)					3,520	0	0	0	0	3,520	0	3,520	0	0	0	0	0	0	3,520	0	0	0	3,520
Debt					4,390	1,080	0	0	0	5,470	0	5,470	0	0	0	0	0	0	0	0	5,470	0	5,470
<b>Total Program Financing</b>					7,910	1,080	0	0	0	8,990	0	8,990	0	0	0	0	0	0	3,520	0	5,470	0	8,990

- Status Code Description**  
 S2 S2 Prior Year (With 2017 and/or Future Year Cashflow)  
 S3 S3 Prior Year - Change of Scope 2017 and/or Future Year Cost(Cashflow)  
 S4 S4 New - Stand-Alone Project (Current Year Only)  
 S5 S5 New (On-going or Phased Projects)

- Category Code Description**  
 01 Health and Safety C01  
 02 Legislated C02  
 03 State of Good Repair C03  
 04 Service Improvement and Enhancement C04  
 05 Growth Related C05  
 06 Reserved Category 1 C06  
 07 Reserved Category 2 C07

## Appendix 5

### 2017 Preliminary Capital Budget with Financing Detail





(Phase 2) 18-Exhibition Place Sub-Project Category: 01,02,03,04,05 Type: B Sub-Project Status: S2 Type: C Sub-Project Status: S2,S3,S4,S5



**CITY OF TORONTO**

**Exhibition Place  
Sub-Project Summary**

**Project/Financing**

**Priority Project Project Name**

Priority	Project	Project Name	Start Date	Completion Date	2017	Financing										
					Cash Flow	Provincial Grants Subsidies	Federal Subsidy	Developmt Charges	Reserves	Reserve Funds	Capital From Current	Other 1	Other 2	Debt	Debt - Recoverable	
<b>11</b>	<b>EXH907207</b>	<b>ALLSTREAM (CONFERENCE) CENTRE</b>														
4		12 Hotel X Bridge	01/01/2016	12/31/2017	1,920	0	0	0	0	0	0	1,920	0	0	0	0
		<b>Project Sub-total:</b>			1,920	0	0	0	0	0	0	1,920	0	0	0	0
		<b>Program Total:</b>			7,910	0	0	0	0	0	0	3,520	0	4,390	0	0

- Status Code Description**  
 S2 S2 Prior Year (With 2017 and/or Future Year Cashflow)  
 S3 S3 Prior Year - Change of Scope 2017 and/or Future Year Cost(Cashflow)  
 S4 S4 New - Stand-Alone Project (Current Year Only)  
 S5 S5 New (On-going or Phased Projects)

- Category Code Description**  
 01 Health and Safety C01  
 02 Legislated C02  
 03 State of Good Repair C03  
 04 Service Improvement and Enhancement C04  
 05 Growth Related C05