

City Clerk's Office

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Ref.: 17-EX28.12**

November 20, 2017

TORONTO REALTY AGENCY, BOARD OF DIRECTORS:

**Subject: Executive Committee Item 28.12
Update and Next Steps on the Potential Relocation of the Etobicoke
Civic Centre (Ward 1, 2, 3, 4, 5, 6, 7, 11, 12, 13, 17)**

City Council on November 7, 8 and 9, 2017, adopted the following:

1. City Council accept the decision of the Etobicoke Civic Centre Building Design Competition jury's selection of Adamson Associates Architects, Henning Larsen Architects and PMA Landscape Architects as the winning submission of the Etobicoke Civic Centre Design Competition.
2. City Council request the Toronto Realty Agency, in consultation with the Deputy City Manager, Internal Corporate Services, to undertake the necessary due diligence required to proceed with Phase Two of the Major Capital Project Approval Process – Site Investigations, Schematic Design and Design Development.
3. City Council request the Toronto Realty Agency to enter into agreements with consultants, including Adamson Associates Architects, Henning Larsen Architects and PMA Landscape Architects, winners of the Etobicoke Civic Centre Design Competition, on terms satisfactory to the Transition Lead for the Toronto Realty Agency and the Deputy City Manager, Internal Corporate Services, to:
 - a. complete a detailed building program review to be conducted in consultation with City stakeholders;
 - b. complete a site investigation, schematic design and design development for a new Etobicoke Civic Centre at the Westwood Theatre Lands;
 - c. initiate the Site Plan Approval pre-application process;
 - d. complete a Class C cost estimate and project budget schedule; and
 - e. identify a project procurement and delivery methodology.

4. City Council refer the request of \$3.5 million (\$3.0 million in 2018, \$0.5 million in 2019) to provide funding to the Toronto Realty Agency through Facilities, Real Estate, Environment and Energy's 2018 – 2027 Capital Budget and Plan for the work required to the Budget Committee for consideration in the 2018 Budget process.
5. City Council direct the Deputy City Manager, Internal Corporate Services and the Chief Planner and Executive Director, City Planning, in collaboration with the Toronto Realty Agency, to report to City Council in the first quarter of 2019 respecting the results of Phase Two of the Major Capital Project Approval Process for the potential relocation of the Etobicoke Civic Centre.
6. City Council request the Toronto Realty Agency and the Deputy City Manager, Internal Corporate Services, in consultation with the Chief Planner and Executive Director, City Planning and the Director, Affordable Housing Office, to ensure that the detailed building program provides for a mixed income ownership and rental community, maximizing the development of a range of housing options, with a goal of achieving up to 20 percent affordable rental housing and report to the Executive Committee in the first quarter of 2019.
7. City Council direct the Chief Financial Officer to include eligible components of the Etobicoke Civic Centre and Community Hub project costs in the City's development charges bylaw review currently underway.
8. City Council direct the Deputy City Manager, Internal Corporate Services and the Chief Planner and Executive Director, City Planning to facilitate robust staff and community engagement for all proposed programs: public services, affordable housing, development form and employment uses, relative to the relocation of the Etobicoke Civic Centre and the lands at Bloor/Islington, Six Points and the current Etobicoke York Civic Centre.

for City Clerk

M. Toft/sb

Attachment

Sent to: Budget Committee
Toronto Realty Agency, Board of Directors
All Interested Parties

c. City Manager