

City Council

Notice of Motion

MM43.24	ACTION			Ward:27
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Authorization to Release Section 37 (Planning Act) Funds from Various Developments for Capital Improvements to Toronto Community Housing Corporation Properties - by Councillor Kristyn Wong-Tam, seconded by Councillor Gord Perks

** Notice of this Motion has been given.*

** This Motion is subject to referral to the Executive Committee. A two-thirds vote is required to waive referral.*

Recommendations

Councillor Kristyn Wong-Tam, seconded by Councillor Gord Perks, recommends that:

1. City Council increase the Approved 2018 Operating Budget of Shelter, Support and Housing Administration on a one-time basis by \$1,006,500 gross, \$0 net, for transfer to the Toronto Community Housing Corporation for capital improvements including safety and lighting upgrades to various Toronto Community Housing Corporation properties in Ward 27 (Cost Centre: FD5101), fully funded by Section 37 (Planning Act Reserve Fund) community benefits from the following developments:

- a. 45 Charles Street East, secured for capital improvements to Toronto Community Housing Corporation buildings in Ward 27, in the amount of \$164,686.16 (Source Account XR3026-3700661);
- b. 145 and 185 Davenport Road, secured for capital improvements to affordable housing in Ward 27, in the amount of \$556.25 (Source Account XR3026-3700580);
- c. 984, 990 and 1000 Bay Street, secured for capital improvements for local Toronto Community Housing buildings, in the amount of \$2,225.00 (Source Account XR3026-3700611);
- d. 21 Avenue Road, secured for capital improvements to affordable housing in Ward 27, in the amount of \$31,707.93 (Source Account XR3026-3700592);
- e. 951 to 971 Bay Street and 36 Wellesley Street West, secured for capital improvements to Toronto Community Housing Corporation properties in Ward 27, in the amount of \$434,568.95 (Source Account XR3026-3700645);

f. 64 to 70 Shuter Street, secured for capital improvements to Toronto Community Housing Corporation buildings in Ward 27, in the amount of \$870.10 (Source Account XR3026-3700664);

g. 501-521 Yonge Street, 6-8 Alexander Street and 23 Maitland Street, secured for affordable housing and Toronto Community Housing within Ward 27, in the amount of \$177,885.00 (Source Account XR3026-3700799);

h. 17 Dundonald Street, secured for capital improvements for Toronto Community Housing in Ward 27, in the amount of \$103,560.71 (Source Account XR3026-3700745); and

i. 43, 49 and 51 Gerrard Street West and 695 Bay Street, secured to be used for new affordable housing or a community recreation centre in Ward 27, in the amount of \$90,439.90 (Source Account XR3026-3700691).

2. City Council direct that \$1,006,500.00 be forwarded to the Toronto Community Housing Corporation, subject to Toronto Community Housing Corporation signing an Undertaking governing the use of the funds and the financial reporting requirements.

Summary

Funds have been secured in various developments in Ward 27 as community benefits for affordable housing and capital improvements to affordable, social, and public housing, through Sections 37 and 45 of the Planning Act.

These funds will be used by the Toronto Community Housing Corporation for capital improvements, including improvements to common areas and enhancements to increase resident's safety and security. The allocations of the requested funds have been determined in part through a tenant engagement process that identified and prioritized improvements for Toronto Community Housing Corporation buildings in Ward 27. Funding distribution will also be determined in consultation with the local Ward Councillor. The Toronto Community Housing Corporation has agreed that these funds sourced as community benefits from Ward 27 developments will not be used for capital improvements that would already have otherwise been included on Toronto Community Housing Corporation's list of Ward 27 capital projects.

The Toronto Community Housing Corporation will sign an Undertaking governing the use of the funds and the financial reporting requirements prior to the funds being released from the City.

Background Information (City Council)

Member Motion MM43.24

Attachment 1 - Submission from the Toronto Community Housing Corporation on Toronto Community Housing Corporation Use of Section 37 (Planning Act) Funds in Ward 27 (<http://www.toronto.ca/legdocs/mmis/2018/mm/bgrd/backgroundfile-117358.pdf>)