

NOTICE OF PUBLIC MEETING

**To be held by the Planning and Growth Management Committee
(Under the Planning Act)**

To adopt a Community Improvement Plan for the Imagination, Manufacturing, Innovation and Technology (IMIT) Incentive Program

DATE: July 5, 2018
TIME: 11:15 a.m. or as soon as possible thereafter
PLACE: City Hall, Committee Room 1, 2nd Floor
100 Queen Street West, Toronto

PROPOSAL

The City of Toronto proposes to adopt a City-wide Community Improvement Plan (CIP) that enables the continuation of the Imagination, Manufacturing, Innovation and Technology incentive program (IMIT) on a modified basis. This CIP replaces the three existing CIPs that were adopted in 2008 and amended in 2012 to facilitate the existing IMIT program being the City-Wide CIP, the South of Eastern CIP, and the Waterfront CIP. The proposed IMIT CIP, while similar to the existing IMIT CIPs, reflects proposed modifications as endorsed by City Council on April 24-27, 2018. The proposed IMIT CIP will continue the IMIT program, improve the administration and overall efficiency of the IMIT program, and ensure the City provides support for critical new investment in targeted economic sectors.

The current CIPs which support the Imagination Manufacturing Information and Technology incentives program are available at: <https://www.toronto.ca/business-economy/business-operation-growth/business-incentives/imagination-manufacturing-innovation-and-technology-imit-program/>.

The following changes to the IMIT program are proposed:

- a) eliminate office eligibility from the IMIT Program within the City's expanded Financial District;
- b) simplify office eligibility outside of the Financial District;
- c) replace current enhanced grants for Employment Areas with a sector-based enhanced grant for Manufacturing, Food and Beverage Wholesaling, Creative Industries, Film Studio Complexes, Convergence Centres;
- d) amend the Transformative Project criteria;
- e) include environmental testing and costs incurred for remediation within 12 months prior to the submission of an application for the Brownfield Remediation Tax Assistance (BRTA) Program as eligible costs;
- f) refine the administrative processes for Commercial and Industrial Condominium applications by eliminating any restrictions on size of condominium units and require approved applicants to engage a third party facilitator to assist in administration and tracking;
- g) amend the IMIT program's eligibility requirements and conditions as follows:
 - increase the minimum eligible construction value from \$1 million to \$5 million;
 - require all eligible office developments to meet Tier 2 of the Toronto Green Standard;
 - place a financial incentive cap of \$30 million total on individual incentive approvals excluding Transformative Projects and any BRTA assistance;

- implement an annual Program Administration Fee of thirty cents per square metre based on the eligible Gross Floor Area of each approved development to be deducted from the grant awarded each year for all existing and new projects, beginning in 2019;
- h) phase out IMIT Development Grants in the Liberty (King-Liberty SmartTrack Station) and Queen/Carlaw (East Harbour SmartTrack Station) Tax Increment Financing Zones.

BACKGROUND INFORMATION

Detailed information regarding the proposed Community Improvement Plan, including background information and a copy of the proposed Community Improvement Plan may be obtained by contacting David Fitzpatrick, Project Manager, at (416) 392 9419, or by e-mail at david.fitzpatrick@toronto.ca.

PURPOSE OF PUBLIC MEETING

Planning and Growth Management Committee will receive input and review the proposed Community Improvement Plan and any other material placed before it, in order to make recommendations. These recommendations will then be forwarded to Toronto City Council for its consideration.

You are invited to attend the public meeting to make your views known regarding the proposed Community Improvement Plan. You may also submit written comments. If you wish to address the Planning and Growth Management Committee in person or in writing, please contact: **City Clerk, Attention: Nancy Martins, Administrator, Planning and Growth Management Committee, 100 Queen Street West, 10th Floor, West Tower, Toronto ON M5H 2N2, Phone: 416-397-4579, Fax: 416-392-1879, e-mail: pgmc@toronto.ca.**

To assist with scheduling, you are requested to call the City Clerk's Office by 12 noon on **July 4th, 2018**, if you plan to make comments at the meeting. The Committee may request you to file an outline of your presentation with the Clerk.

Special Assistance: City Staff can arrange for special assistance with some advance notice. If you need special assistance, please call 416-397-4579, TTY 416-338-0889 or e-mail pgmc@toronto.ca.

FURTHER INFORMATION

Given that the amendments listed in this Notice apply to all of the lands within the geographic boundaries of the City of Toronto, a key map has not been provided with this Notice.

If you wish to be notified of the decision of the City of Toronto on the proposed Community Improvement Plan, you must make a written request to the City Clerk, attention: Nancy Martins, Administrator, Planning and Growth Management Committee, at the address, fax number or e-mail set out in this notice.

Community Improvement Plan Amendment Appeal: If a person or public body would otherwise have an ability to appeal the decision of the Council of the City of Toronto to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the City of Toronto before the proposed proposed Community Improvement Plan, the person or public body is not entitled to appeal the decision.

You may submit comments to the City Clerk, attention: Nancy Martins, Administrator, Planning and Growth Management Committee, at the address, fax number or e-mail set out in this notice.

People writing or making presentations at the public meeting: The *City of Toronto Act, 2006*, the *Planning Act*, and the City of Toronto Municipal Code authorize the City of Toronto to collect any personal information in your communication or presentation to City Council or its committees.

The City collects this information to enable it to make informed decisions on the relevant issue(s). If you are submitting letters, faxes, e-mails, presentations or other communications to the City, you should be aware that your name and the fact that you communicated with the City will become part of the public record and will appear on the City's website. The City will also make your communication and any personal information in it - such as your postal address, telephone number or e-mail address - available to the public, unless you expressly request the City to remove it.

Many Committee, Board, and Advisory Body meetings are broadcast live over the internet for the public to view. If you speak at the meeting you will appear in the video broadcast. Video broadcasts are archived and continue to be publicly available. Direct any questions about this collection to the City Clerk's Office at 416-397-4579.

Compliance with Provincial laws respecting Notice may result in you receiving duplicate notices.

Dated at the City of Toronto this June 12, 2018.

Ulli S. Watkiss
City Clerk