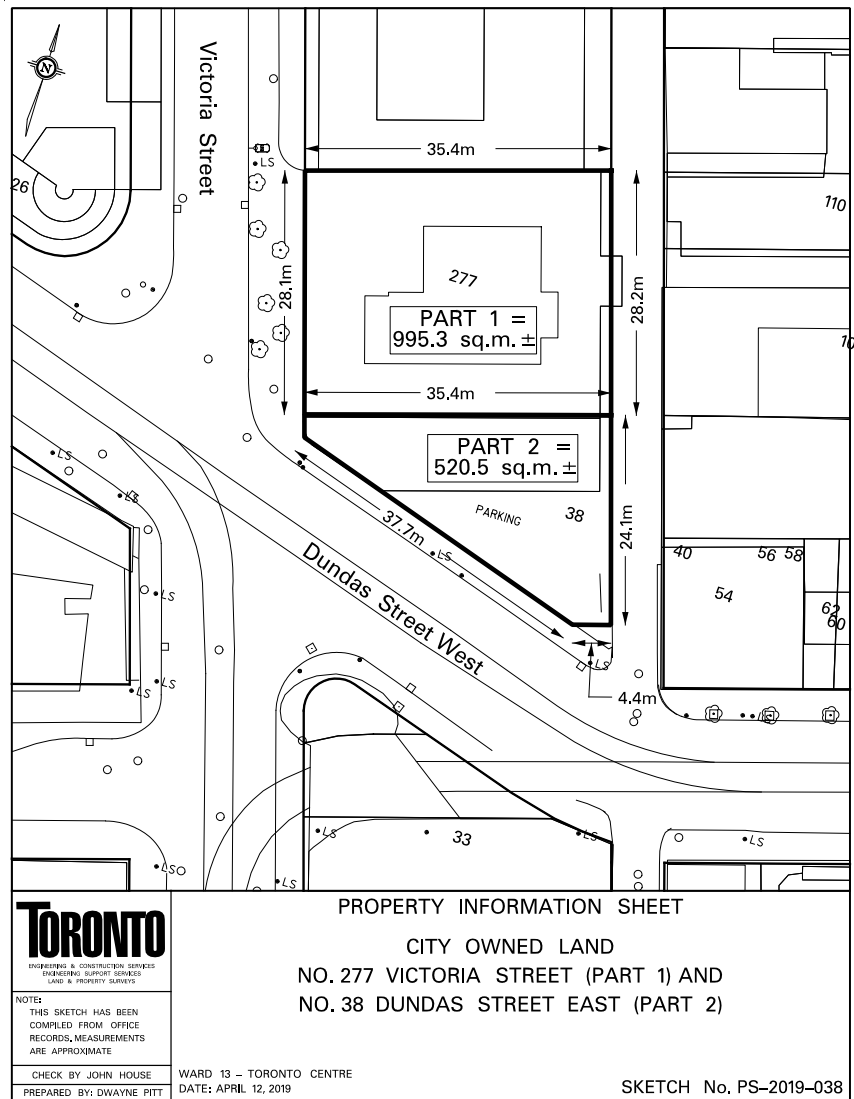


RA8.1 Appendix 3

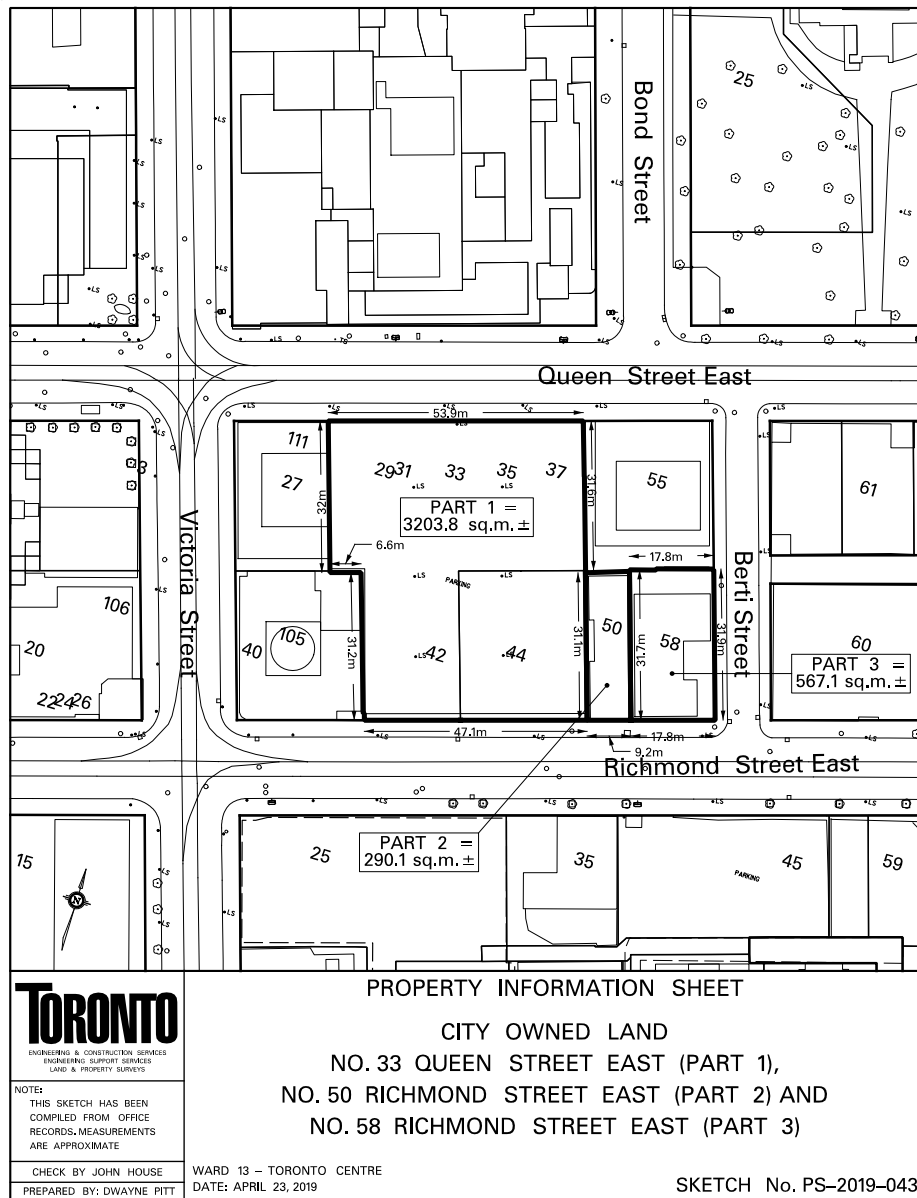
APPENDIX 3: PS SKETCHES –UNDERUTILIZED REAL ESTATE ASSETS

Appendix 3 (a): 277 Victoria Street – Ward 13



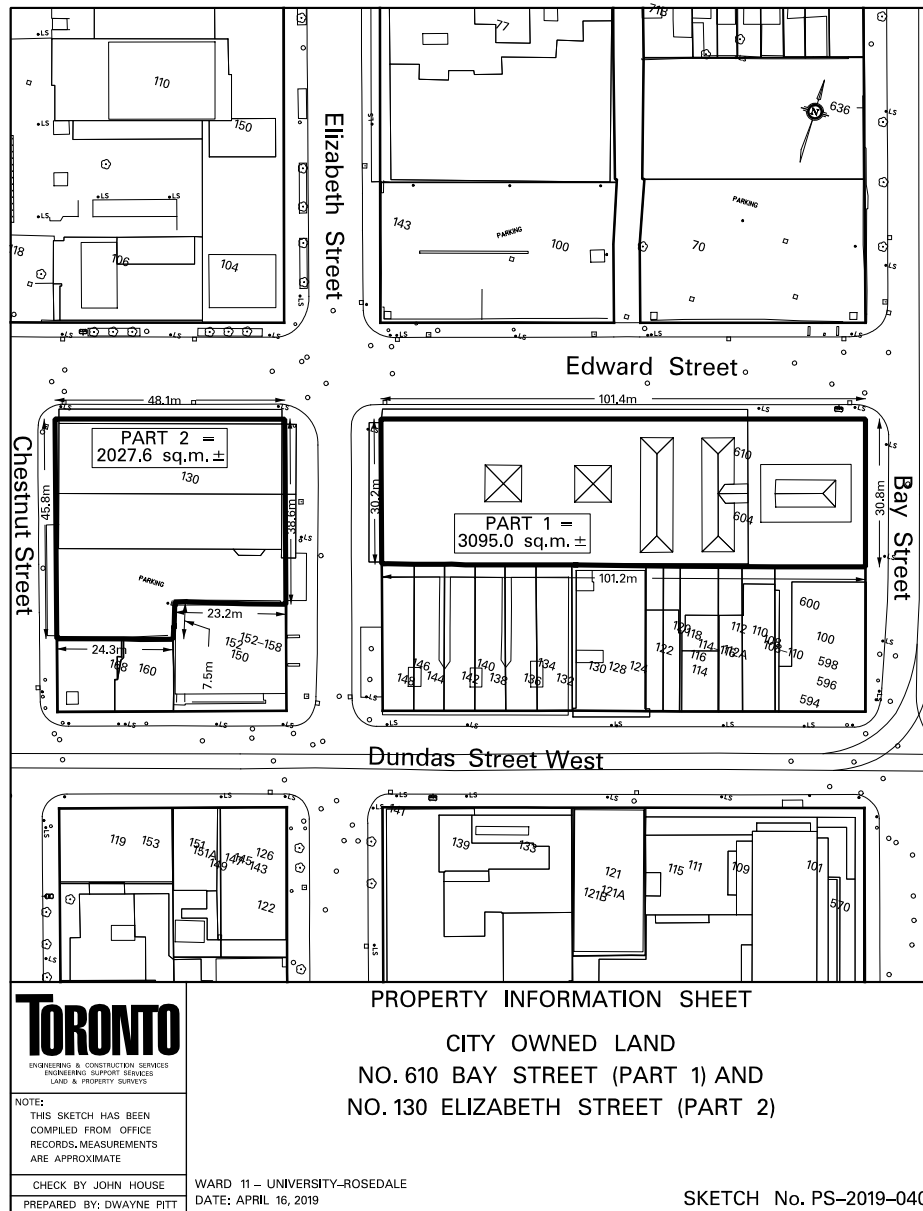
Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 277 Victoria Street (Part 1) and 38 Dundas Street East (Part 2) are in scope - Designated Mixed Use Area in the Official Plan - Site adjacent to Yonge-Dundas Square to the West - Part 1 occupied by Toronto Public Health, accommodating approximately 590 staff - Harm Reduction Program provided by Toronto Public Health on-site requires accommodation, including “The Works” and related supervised injection services, plus other public facing health services (e.g. dental clinic) - Location of heritage Sam the Record Man sign

Appendix 3 (b): 33 Queen Street East – Ward 13



Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 33 Queen Street East (Part 1), 50 Richmond Street East (Part 2) and 58 Richmond Street East (Part 3) are City-owned and in-scope for evaluation - Designated Mixed Use Area in the Official Plan and zoned for Commercial Residential uses - Part 1 is utilized as Toronto Parking Authority parkade containing approximately 645 parking spaces and various retail tenants at grade, Part 2 is utilized as Toronto Parking Authority head office accommodating approximately 60 Staff, and Part 3 is utilized by Toronto Paramedic Services as Station #40

Appendix 3 (C): 610 Bay Street & 130 Elizabeth Street – Ward 11



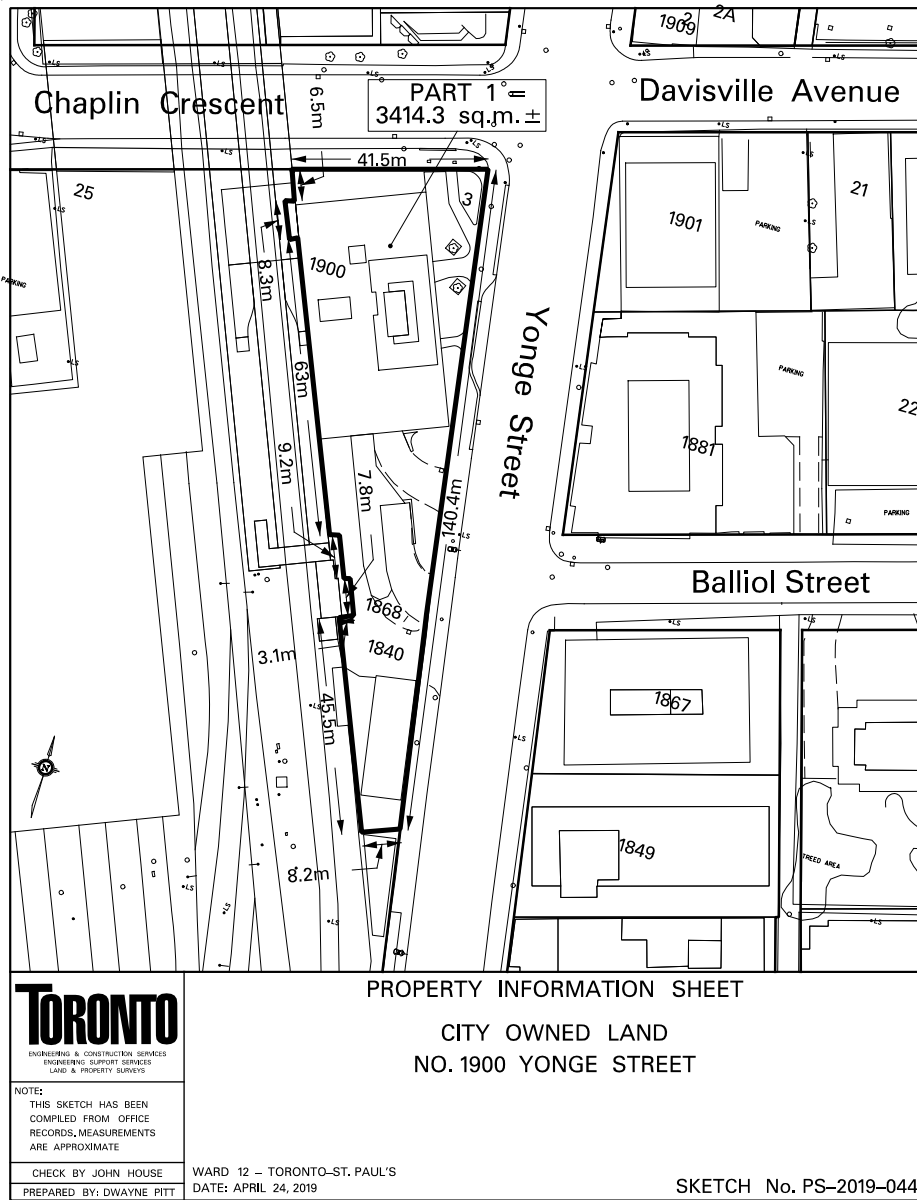
Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 610 Bay Street (Part 1) and 130 Elizabeth Street (Part 2) are in scope - Site provides inter-city, inter-regional, and inter-national bus services - Expected future relocation of bus operations to Union Station - Designated Mixed Use Area in the Official Plan and zoned for Commercial Residential uses - Site is subject to various City Planning considerations (i.e. City Hall view corridor, hospital precinct flight path) - Heritage designated components to be preserved

Appendix 3 (D): 931 Yonge Street – Ward 11



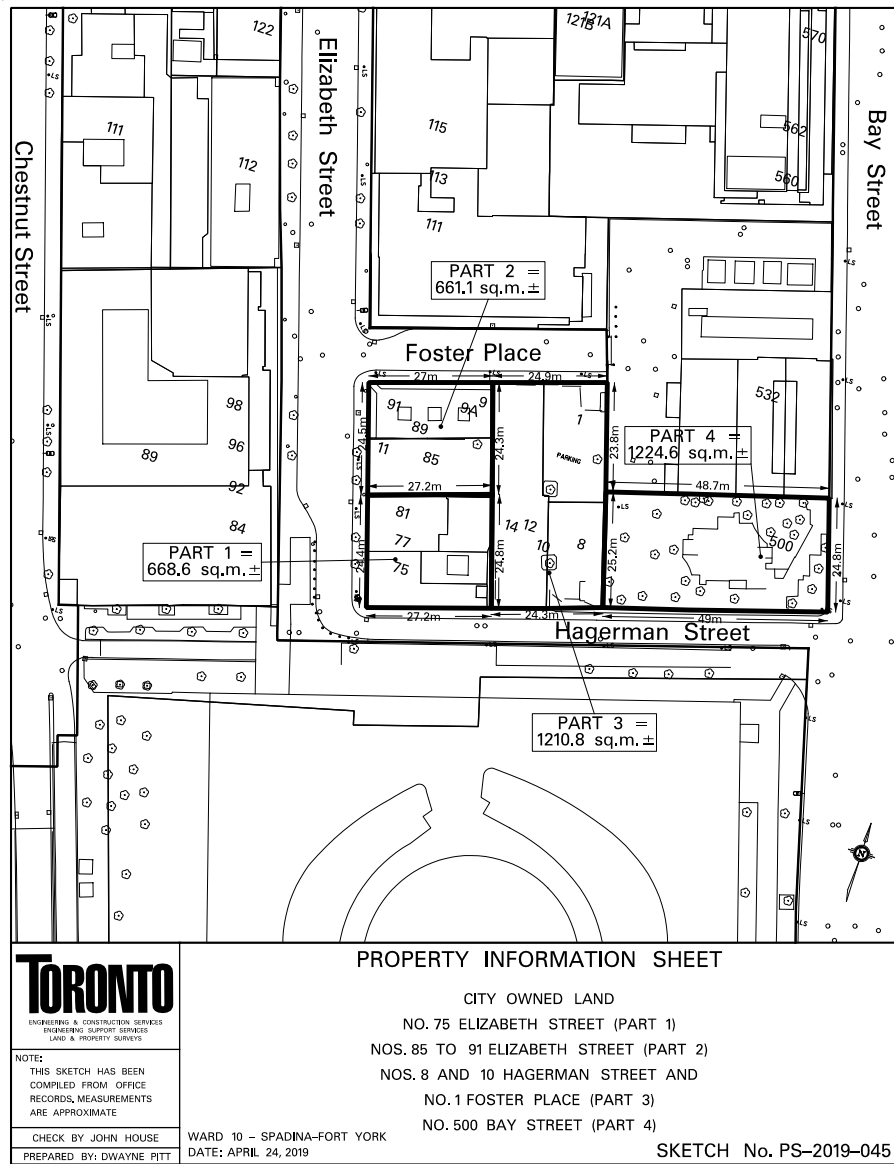
Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 931 Yonge Street (Part 1) is in scope - Occupied by Toronto Community Housing as head office space, accommodating approximately 230 employees - Designated as Mixed Use Area in the Official Plan, zoned for Commercial Residential

Appendix 3 (E): 1900 Yonge Street – Ward 12



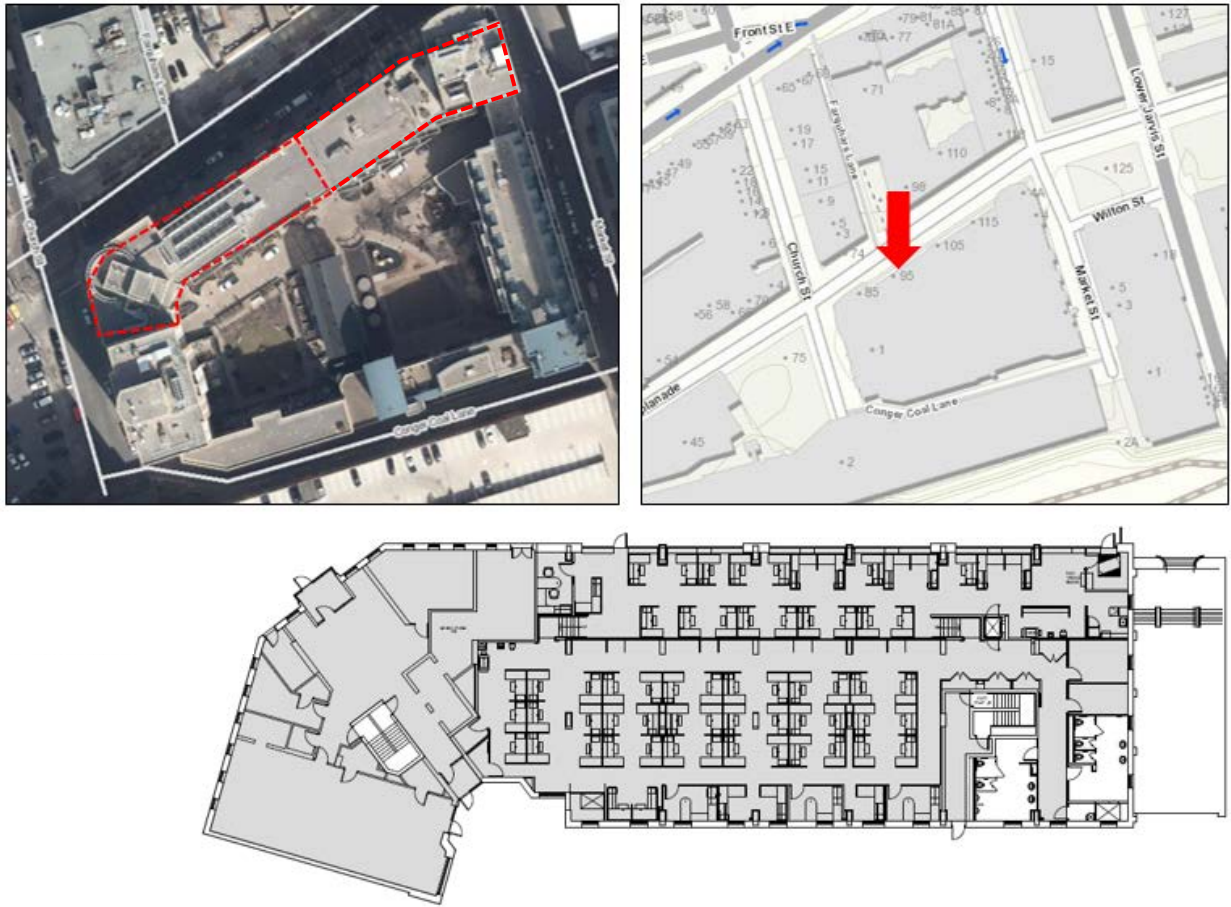
Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 1900 Yonge Street (Part 1) is in scope - Occupied by Toronto Transit Commission as head office space accommodating approximately 390 employees - Site contains a data centre and at grade bus loop underneath the structure - Site is identified as Mixed Use Area in the Official Plan - Site is subject to various City Planning considerations (i.e. Yonge-Eglinton Secondary plan, heritage aspects) - Site abuts the TTC Davisville Rail Yard to the west

Appendix 3 (F): 75 Elizabeth Street – Ward 11



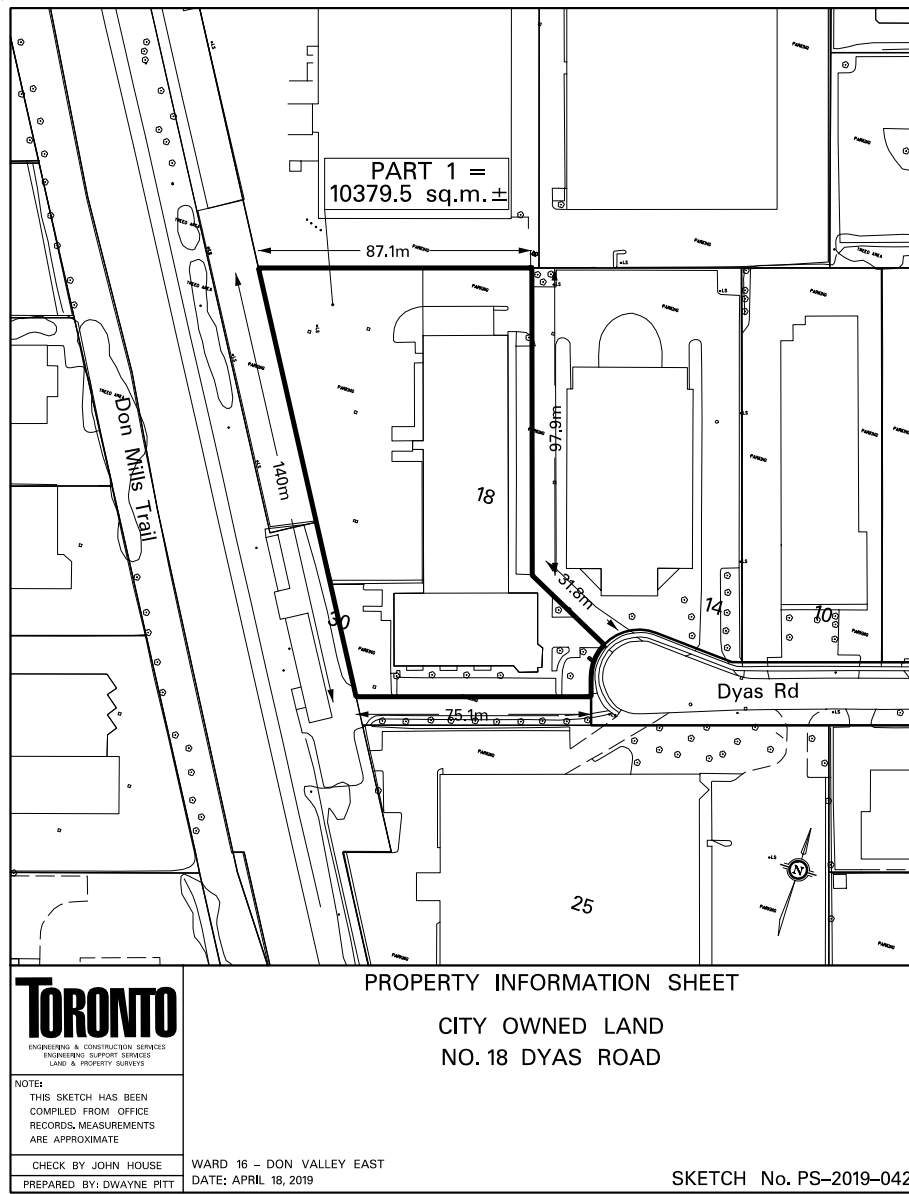
Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 75 Elizabeth Street (Part 1), 85-91 Elizabeth Street (Part 2), 8 Hagerman Street, 10 Hagerman Street, 1 Foster Place (Part 3) and 500 Bay Street (Part 4) are City-owned - Part 1 is a 2.5 storey office building accommodating approximately 70 City employees, Part 2 is utilized as Toronto's Diversity Garden, Part 3 is utilized as surface parking, and Part 4 is utilized as Larry Sefton Park - Part 1,2 and 3 are designated Mixed Use Area while Part 4 is designated Parks in the Official Plan - Site is subject to various City Planning considerations (i.e. TOcore, City Hall view corridor)

Appendix 3 (G): 95-105 The Esplanade Street, Ground Floor (office portion) – Ward 11



Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - Ground floor premises, being approximately 12,999 square feet area, is in scope - Residential housing, located above the ground floor premises, is not in scope - Ground floor premises is occupied by Toronto Buildings, along with adjacent St. Lawrence Market Administration staff, accommodating a combined total of approximately 70 employees - Ground floor premises fronts onto The Esplanade

Appendix 3 (H): 18 Dyas Road – Ward 16



Declared Surplus	No – to be evaluated through consultation and business case process
Conditions of Turnover/Transfer	To be determined, if applicable – subject to consultation and business case process
Preliminary Site Considerations:	<ul style="list-style-type: none"> - 18 Dyas Road (Part 1) is in scope - Site contains a 4 storey office building with adjacent 30,000 square foot warehouse - Office building is occupied by various City divisions accommodating approximately 230 employees, along with adjacent warehouse utilized by Facilities Management for various furniture/other storage - Site is identified as Employment Area in the Official Plan