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June 30th, 2020

Mayor & Council
City of Toronto
100 Queen Street West
Toronto, ON
M5H 2N2

RE : PA14.8 – Support for Modular Supportive Housing & Minister’s Zoning Order

Mayor & Council,

Volunteers from our **HousingNowTO.com** civic-tech and open-data project attended all of the four (4) on-line open houses that CreateTO, City Planning and the Housing Secretariat held for the two MODULAR HOUSING PILOT sites that have been identified on long-surplus City-owned lands at Harrison (Ward 9) and Macey (Ward 20).

During those calls – which were extended past 2+ hours on some nights so everyone had a chance to speak – there were some loud, local minority of voices who wanted nothing to do with living near any project that would provide permanent-housing for people who are currently on the streets, in shelters or living in parks and ravines around our City. There were far more voices and speakers on those calls who were supportive of helping to get people into well-run supportive housing at speed and at scale everywhere the City can find suitable surplus lands to construct new modular housing.

Our volunteers would like to support everything that was said in the recent letter submitted to Council by the Centre for Equality Rights in Accommodation, Mainstay Housing, Habitat for Humanity Greater Toronto Area, Toronto Region Board of Trade, United Way Greater Toronto & WoodGreen – and lend our strong support for these Modular Supportive Housing sites – and the use of a **Minister’s Zoning Order (MZO)** to ensure these projects are both completed and occupied within the next 20-weeks.

Without this accelerated-process and the use of a Minister’s Zoning Order (MZO) – it would often take 2-3 years to approve any single-site of new build Supportive-Housing via the usual City of Toronto processes, and then incorporated Local Resident’s Associations could also appeal to the Toronto Local Appeal Body (TLAB – nee OMB) which would add further years of delay to the approval-process. That continued multi-year process is simply untenable if the Council is in any way serious about meeting the target of “**18,000 new units of Supportive-Housing by 2030**” – that was committed to as part of the HOUSING 2030 plan, just a few months ago.

Please support both of these new Modular Supportive-Housing sites at Harrison (Ward 9) and Macey (Ward 20) today – and the use of a Minister’s Zoning Order (MZO) to accelerate their delivery for fall 2020 move-in.

We would like to thank the City staff for their work on these projects, and appreciate the work of both Deputy Mayor Bailao – and Budget Chief Gary Crawford for supporting these projects in their own wards, and securing funding from CMHC to ensure the success of these Modular Housing pilot sites.

Councillor Crawford deserves special-recognition for his work on the 2019-2020 Affordable-Housing file, as his Ward 20 has not only been host this new Modular Housing project at Macey, it has also been host to Two (2) of the Fast-Track “Housing-Now” sites located on TTC parking-lots at Victoria Park and Warden station. In total, within the last 12-months, Councillor Crawford’s Ward 20 has accepted 1,164 new units of housing on City-owned lands with 560 of those units being within the City’s “Affordable-Housing” and “Supportive-Housing” programs.

If the City intends to reach it’s approved HOUSING 2030 goal of “**40,000 new units of Affordable-Housing by 2030**” then every City Councillor and every City Ward needs to be working to match or better the 1-year totals that Councillor Crawford’s Ward 20 has accepted.

Our volunteers are always willing to share open and accurate data on affordable-housing with any City Councillor that requires it to help ensure your on-going success in meeting the City of Toronto’s HOUSING 2030 approved targets.

Yours,



Mark J. Richardson
Technical Lead – [HousingNowTO.com](https://www.housingnowto.com)