

City Council

Notice of Motion

MM14.13	ACTION			Ward: 9
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Supporting Non-profit Housing for Refugees at 430 Gladstone Avenue - by Councillor Ana Bailão, seconded by Councillor Gary Crawford

** Notice of this Motion has been given.*

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

Recommendations

Councillor Ana Bailão, seconded by Councillor Gary Crawford, recommends that:

1. City Council exempt the property located at 430 Gladstone Avenue, operated by Adam House, from Committee of Adjustment application fees required to bring the property to compliance with Zoning By-law 569-2013.

Summary

This Motion seeks City Council's approval to provide an exemption from Committee of Adjustment application fees to Adam House which operates a shelter at 430 Gladstone Avenue. Following completing a Preliminary Project Review Adam House is requesting two variances from the Committee of Adjustment to address the following:

1. in Rooming House Area B1, a rooming house is a permitted use provided the maximum number of rooms used for living accommodation is 6; the number of rooms used for living accommodation in the proposed rooming house is 10; and
2. in Rooming House Area B1, a rooming house is a permitted use provided the building in which it is located has a minimum interior floor area of 7.0 square metres per occupant in each room with two or more occupants; none of the bedrooms at Adam House currently meet that criteria.

The Committee of Adjustment application fees are estimated at \$9,383.72.

Adam House was established in 2002 and provides refugee claimants with clean and safe living accommodations. Adam House also provides assistance and advice to clients with respect to immigration procedures, referrals to legal services, medical assistance, and community resources.

Approval of the exemption will help the non-profit organization bring the property to

compliance with Zoning By-law 569-2013 and continue to provide crucial housing services to refugee claimants in Toronto.

Background Information (City Council)

Member Motion MM14.13