



## REPORT FOR ACTION

### City of Toronto - Toronto Parking Authority Relationship Framework - Update

**Date:** April 5, 2023

**To:** Board of Directors of Toronto Parking Authority

**From:** President, Toronto Parking Authority

**Wards:** All

#### SUMMARY

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The purpose of this report is to provide an update to the Toronto Parking Authority (TPA) Board of Directors about the City-TPA Relationship Framework, which was adopted by City Council, with amendments, at its meeting of March 29, 30 and 31, 2023.

Amendments to the Relationship Framework include a recognition that TPA will support the City's Housing Action Plan and assist the City to reach net-zero climate pollution by 2040, in a manner consistent with TransformTO. These changes, as well as other minor changes made to reflect input from City Divisions and Agencies are summarized in Table 1 and included in an edited version of the document appended to this report (refer to Attachment 1).

In addition to amendments to the Relationship Framework, City Council also requested that the President, TPA report on the feasibility of providing parking discounts to veterans at the April 21, 2023 meeting of the Board. Although there is insufficient time to adequately address this request at the April 21, 2023 meeting, TPA will bring forward a response to address this request at the Board of Director's next meeting of May 25, 2023.

#### RECOMMENDATIONS

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The President, Toronto Parking Authority recommends that:

1. The Board of Directors of the Toronto Parking Authority, receive this report for information.

## FINANCIAL IMPACT

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There are no financial implications from the adoption of the recommendations in this report.

## DECISION HISTORY

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At its meeting of March 21, 2023, Executive Committee recommended that City Council adopt the Relationship Framework of the City with the Toronto Parking Authority as set out in Attachment 1 to the report (March 7, 2023) from the City Manager, as amended by Recommendation 2 below.

2. City Council amend Section 2.2, City Strategic Objectives in Providing the Services, in Attachment 1 to the report (March 7, 2023) from the City Manager by adding the following new Part 9:

9. Supporting the City's Housing Action Plan objectives by:

a. working in consultation with the Executive Director, Housing Secretariat and the Chief Executive Officer, CreateTO to identify underutilized parking facilities and parking facilities within Protected Major Transit Station Areas for the purpose of redevelopment; and

b. supporting plans for redevelopment of parking facilities that prioritize the provision of new affordable housing.

3. City Council authorize the City Manager, in consultation with the City Solicitor, to make technical changes to the Relationship Framework and any other changes as may be required to give effect to City Council's decisions

City Council subsequently adopted Item EX3.4 at its meeting of March 29, 30 and 31, 2023 with the following amendments:

1. City Council amend the City of Toronto Relationship Framework for the Toronto Parking Authority in Attachment 1 to the report (March 7, 2023) from the City Manager to add a new section 4.3:

"4.3. The Toronto Parking Authority shall, in delivering this mandate, do everything practicable to assist the City to reach net-zero climate pollution by 2040, in a manner consistent with TransformTO."

2. City Council request the Board of Directors of Toronto Parking Authority to report on the feasibility of providing parking discounts to veterans at their April 21, 2023 meeting.

<https://secure.toronto.ca/council/agenda-item.do?item=2023.EX3.4>

At its meeting on May 27, 2022, the Board of Directors of the Toronto Parking Authority considered the City Manager's report with the draft Relationship Framework provided for information and feedback and received it without suggested amendments.

<https://secure.toronto.ca/council/agenda-item.do?item=2022.PA30.6>

## COMMENTS

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The Relationship Framework is City Council's governing instrument used for setting out the specific mandate, delegations of authority, legislative framework, policy directions and accountability for City Boards, and their relationship to the City of Toronto. The City Manager's Office has worked with TPA to develop a City-TPA Relationship Framework, which will promote an effective and collaborative relationship between the City and TPA, while providing clarity about TPA's mandate, City Council's delegations of authority, the responsibilities and obligations of TPA including key operating principles, reporting requirements, and expectations around governance, transparency and accountability.

Following TPA Board of Director's review of the draft Relationship Framework at the May 27, 2022 Board meeting, several amendments have been incorporated into the City-TPA Relationship Framework that was presented to City Council. In its adoption of EX3.4, City Council also included additional amendments. All of these amendments are summarized in Table 1 and included in an edited version of the Relationship Framework appended to this report (refer to Attachment 1).

**Table 1: Amendments to City-TPA Relationship Framework**

	Section	Amendment	Source	Comments
1.	2.2	adding subsection (iii) to section 5. (c) as follows:  5. Supporting the City's transportation and land use policies by:  (c) providing municipal parking facilities that are:  (iii) consistent with the city-wide real estate model.	CREM	

	Section	Amendment	Source	Comments
2.	2.2	<p>adding the following new Part 9:</p> <p>9. Supporting the City's Housing Action Plan objectives by:</p> <p>a. working in consultation with the Executive Director, Housing Secretariat and the Chief Executive Officer, CreateTO to identify underutilized parking facilities and parking facilities within Protected Major Transit Station Areas for the purpose of redevelopment; and</p> <p>b. supporting plans for redevelopment of parking facilities that prioritize the provision of new affordable housing.</p>	City Council	TPA will continue to work with the Housing Secretariat and CreateTO to support the City's Housing Action Plan.
3.	3.2	<p>Adding (i) and (j) to section 3.2 as follows:</p> <p>The following matters require consent, approval or other action from Council:</p> <p>(i) Acquisition or Disposition of land (j) Designation of municipal capital facilities.</p>	CREM	TPA will work with CREM on real estate matters requiring consent, approval or other action from Council.
4.	4.2	<p>Reference the City-Wide Real Estate model in section 4.2 (h)(i) as follows:</p> <p>Carry out additional revenue generating activities, where possible, in relation to TPA operations by:</p> <p>entering into agreements with third-parties to maintain, manage, and operate Parking Facilities that are owned by third-parties, in alignment with the city-wide real estate model;</p>	CREM	Consistent with TPA's delegated authorities under Ch 179.
5.	4.3	<p>Add New Section:</p> <p>The Toronto Parking Authority shall, in delivering this mandate, do everything practicable to assist the City to reach net-zero climate pollution by 2040, in a manner consistent with TransformTO</p>	City Council	TPA will continue to deliver against its mandate in a manner that supports TransformTO objectives, including the City's goal of achieving net-zero climate pollution by 2040.

	Section	Amendment	Source	Comments
6.	5.1	<p>Add the following to section 5.1:</p> <p>The Chief Executive Officer, CreateTO, or designate, is entitled to notice, agendas and minutes for all meetings and is entitled to attend meetings of the Board.</p>	CreateTO	TPA will work with City Clerks to meet this requirement as appropriate.
7.	6.2	<p>Clarify that TPA's additional Revenue generating activities shall be carried out in a manner consistent with City policies and the City-wide real estate model.</p>	CREM	Consistent with TPA's delegated authorities under Ch 179.
8.	8.1	<p>Add 8.1 (j) as a matter requiring Council approval:</p> <p>(j) Long term financial, commercial, leasing, licencing and partnership commitments not specifically delegated by City Council.</p>	CREM	Consistent with TPA's delegated authorities under Ch 179.
9.	8.2.3	<p>Add new section 8.2.3:</p> <p>8.2.3 Chief Executive Officer CreateTO Engagement and consultation with the CEO as appropriate on matters pertaining to CreateTO's mandate.</p>	CreateTO	TPA will engage CreateTO on matters within CreateTO's mandate

	Section	Amendment	Source	Comments
10.	9.3	<p>Delete section 9.3 and replace with section 8.2.3 above:</p> <p>9.3 Program Liaison: Chief Executive Officer, CreateTO</p> <p>Under the City-Wide Real Estate Model, CreateTO manages the City's real estate portfolio, and develops City buildings and lands for municipal purposes, and delivers client-focused real estate solutions. In keeping with this function, the CEO CreateTO or designate may provide the following, including, but not limited to:</p> <p>Advising the TPA and the City concerning real estate matters such as strategic acquisitions or dispositions, redevelopment of lands, new real estate capital projects, and City-wide portfolio planning related to the provision of municipal parking services;</p> <p>Participating in the submission of reports to Committee and Council pertaining to: Real estate, transactions, strategic directions, or policy matters.</p>	CreateTO	See above.
11.	16	Update new Council decisions relevant to TPA	Legal Services	

The amendments identified in Table 1 omit stylistic and formatting changes. All changes will be incorporated by the City Solicitor into the final version of the City-TPA Relationship Framework.

As TPA continues its business transformation, it is expected that both the Relationship Framework and City Council's delegated authorities will require further updates/amendments to include a more fulsome clarification of TPA's mandate and the adjustments to TPA's delegation of authorities that will be needed to provide TPA with the operational flexibility to deliver its expanded scope around electric vehicle charging infrastructure and emerging role as a mobility services provider.

## **CONTACT**

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## **SIGNATURE**

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W. Scott Collier  
President, Toronto Parking Authority

## **ATTACHMENTS**

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Attachment 1: Approved, as Amended, City of Toronto - Toronto Parking Authority  
Relationship Framework