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Our File No.: 221676

Delivered Via Email (councilmeeting@toronto.ca)

Toronto City Council
Toronto City Hall
100 Queen Street West
Toronto, ON M5H 2N2

Attention: Sylwia Przedziecki, Legislative Coordinator

Dear Sirs/Mesdames:

Re: Item TE17.8 – 985 Woodbine Avenue and 2078, 2086, 2100, 2102 and 2106 Danforth Avenue – Zoning By-law Amendment and Rental Housing Demolition Applications

We are solicitors for the applicant in respect of the above-noted matter. Further to our letter to Toronto and East York Community Council dated October 19, 2024, we are writing to expand on our client's additional commitment in respect of the twelve (12) affordable housing units (the "**Affordable Rental Housing Units**") to be secured as an in-kind contribution equal to 100 percent of 4 percent of the value of the land. As a reminder, the staff recommendation would secure the Affordable Rental Housing Units for a minimum twenty-five (25) year period, but our client committed to secure the Affordable Rental Housing Units for a minimum forty (40) year period instead.

As also noted in our previous letter, our client remains committed to pursuing funding and/or partnerships and/or beneficial financial arrangements in support of the provision of additional Affordable Housing on the site through Federal (Canada Mortgage and Housing Corporation or otherwise), Provincial, and/or municipal funding programs (such as the City's Build More Homes Incentive Program or the City's Rental Housing Supply Program) to increase the number of Affordable Rental Housing on the site. To this end, our client has met with the City's Housing Secretariat to discuss available options.

In the event such additional financial arrangements cannot be secured, our client will work with City staff to secure the twelve (12) Affordable Rental Housing Units for a minimum ninety-nine (99) year period.

Yours truly,

Goodmans LLP

A handwritten signature in blue ink, appearing to read "D. Bronskill", is positioned above the printed name.

David Bronskill
DJB/

1399-3873-9472