

City Council

Notice of Motion

MM32.1	ACTION			Ward: 11
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Authorization to Release Section 37 Funds from the Development at 1 Bloor Street West to St. Clare's MultiFaith Housing to enhance accessibility and add recording space to the new performance centre at 877 Yonge Street - by Councillor Dianne Saxe, seconded by Councillor Josh Matlow

** Notice of this Motion has been given.*

** This Motion is subject to referral to the Executive Committee. A two thirds vote is required to waive referral.*

A communication has been submitted on this Item.

Recommendations

Councillor Dianne Saxe, seconded by Councillor Josh Matlow, recommends that:

1. City Council increase the 2025 Operating Budget for Non-Program on a one-time basis by \$109,586 gross, \$0 net, fully funded by Section 37 community benefits obtained from the development at 1-11 Bloor Street West, 768-784 Yonge Street, and 760-762 Yonge Street (Source Account: XR3026-3701060) secured for new or existing cultural and community facilities, to be utilized for frontage and accessibility improvements and capital improvements to a new recording studio space at City-owned 877 Yonge Street (Cost Centre: NP2161).
2. City Council direct that the \$150,000 be forwarded to St. Clare's Multifaith Housing Society upon the signing of an Undertaking by St. Clare's Multifaith Housing Society to govern the use of the funds and the financial reporting requirements, on the same terms as for previous support for the theatre.

Summary

With Ward 11 Section 37 funds and other assistance, Nightwood Theatre and Tapestry Opera have turned the sub-basement of City-owned supportive housing at 877 Yonge Street into an outstanding new theatre, office and rehearsal space known as the Jackman Performance Centre. The City has contracted with St. Clare's Multifaith Housing Society to manage supportive housing in the rest of the building. Among other things, the theatre helps to build a stronger, more positive relationship between St. Clare's, its supportive housing tenants, and the surrounding community.

The project has earned the strong support of nearby residents' associations, the ABC Residents Association and the Greater Yorkville Residents' Association, and is important to Toronto's performing arts community.

Previous Section 37 funds fit out the performance space and made much of it wheelchair accessible. Now that the Performance Centre has been operating for some months, staff have requested additional Section 37 funds to improve the frontage and improve accessibility with additional automatic door openers, along with improvements to a new recording studio space. The space will allow Nightwood Theatre and Tapestry Opera to offer artists free recordings of their workshops, productions, audio projects, and auditions.

Background Information (City Council)

Member Motion MM32.1

(<https://www.toronto.ca/legdocs/mmis/2025/mm/bgrd/backgroundfile-257254.pdf>)

Communications (City Council)

(July 22, 2025) Letter from Ian Carmichael and John Caliendo, Co-Chairs, The ABC Residents Association (MM.Supp)

(<https://www.toronto.ca/legdocs/mmis/2025/mm/comm/communicationfile-195163.pdf>)