



**MORE NEIGHBOURS
TORONTO**

Dear Members of the Planning and Housing Committee,

**RE: 2025.PH23.2 3725 Bloor Street West - City-initiated Zoning By-law Amendment -
Decision Report - Approval**

About More Neighbours Toronto

[More Neighbours Toronto](#) is a volunteer-only organization of housing advocates that believe in building more multi-family homes of all kinds for those who dream of building their lives in Toronto. We advocate for reforms to increase our city's ability to build more homes in every neighbourhood. We are a big-tent organization with members across the political spectrum who are committed to counterbalancing the anti-housing agenda that has dominated Toronto's politics, created an affordability crisis, and cost burdened a new generation of aspiring residents. We are firmly committed to the principle that housing is a human right and believe Toronto should be inclusive and welcoming to all.

Position

More Neighbours Toronto supports PH23.2 to rezone the lands at 3725 Bloor St. W. Toronto needs more housing and this rezoning will allow 698 new homes (230 affordable). The proposed 43-storey building and base building will make better use of this vacant City-owned land and we support this height and density to achieve the 30% affordable housing target.

The density is also suitable for this transit-oriented site. The future residents will have good transit access via Kipling subway station, as well as Kipling GO station. New cycling connections in the area and the Six Points reconfiguration have made active transportation options in the neighbourhood more appealing. The site is also near the future Etobicoke Civic Centre and park.

This project will help Toronto to meet its housing goals of building at least 285,000 new homes by 2031, including 40,000 affordable homes. It also meets goals related to sustainability, mixed-income housing and complete communities. We look forward to this first project under the Toronto Builds program and encourage you to vote in favour.

Regards,
Colleen Bailey,
More Neighbours Toronto