

March 11, 2026

**Via Email: hertpb@toronto.ca**

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

Dear Chair and Board Members:

**Re: Toronto Preservation Board – March 12, 2026 Meeting  
Agenda Item PB41.4 - Bloor-Yorkville Cultural Heritage Resource  
Assessment – Final Report  
69 Bloor Street East**

Torys LLP has been retained by the Chartered Professional Accountants of Ontario (“CPA Ontario”) with respect to the above noted matter as it relates to CPA Ontario’s property at 69 Bloor Street East.

CPA Ontario’s property is located on a busy portion of Bloor Street East. It is surrounded by other commercial buildings and abuts construction currently being undertaken by the City. Directly next to CPA Ontario’s property, the City is in the process of building an electrical transformer to support the TTC.

CPA Ontario continues to review the reports from the City but can advise that it objects to its property being listed on the Heritage Register. The effect of listing the property on the Heritage Register is prejudicial for a number of reasons including that it could:

- limit any future redevelopment opportunities for the property;
- decrease the value of the property and any future opportunities for sale; and
- increase the costs of ongoing maintenance for the property, including any protections that need to be implemented as a result of the City’s ongoing construction.

Please provide us with notice of all future reports, meetings and Committee and Council action respecting this matter.

Yours truly,

  
Colette Koopman  
DO/CK