



**MORE NEIGHBOURS
TORONTO**

Dear Members of the Planning and Housing Committee,

**PH28.1 - 150 Queens Wharf Road - Toronto Builds - Zoning By-law Amendment -
Decision Report - Approval**

About More Neighbours Toronto

[More Neighbours Toronto](#) is a volunteer-led 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 this rezoning application. This is an excellent example of making better use of City-owned land to create more housing. It will create 268 new rental units, 80 of which will be affordable. It will also add a much needed EarlyON Centre to this growing neighbourhood.

This site is in a walkable, transit accessible neighbourhood with excellent community amenities. It will be 200m from the future King-Bathurst subway station. It is close to schools, a recreation centre, a park, the waterfront, and is next door to a library. This will be an excellent support to the residents of the building.

However, it must be mentioned that this site was transferred to TCHC in 2007 for the purpose of development of affordable housing. It was then identified as a Housing Now site in 2020. More than two decades will have passed before this site will provide a single unit of affordable housing. We encourage TCHC and the Planning and Housing Committee to consider the reasons why it took so long.

This project will contribute to Toronto's 2023 pledge to construct at least 285,000 homes by 2031, as well as its commitment for 65,000 of those homes to be affordable, rent-controlled or rent-geared-to-income. It also meets goals related to sustainability, mixed-income housing and complete communities. We look forward to this Toronto Builds project and encourage you to vote in favour.

Regards,
Damien Moule,
More Neighbours Toronto