

**APPENDIX B.12
TABLE 1**

**2017 DEVELOPMENT CHARGES BACKGROUND STUDY
CITY OF TORONTO
INVENTORY OF CAPITAL ASSETS
TORONTO PARAMEDIC SERVICES**

BUILDINGS Station Name	# of Square Feet										UNIT COST (\$/sq. ft.)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Station 10 - 2015 Lawrence Avenue W.	5,005	5,005	5,005	5,005	5,005	5,005	5,005	5,005	5,005	5,005	\$550
Station 11 - 1135 Caledonia Rd.	3,574	3,574	3,574	3,574	4,574	4,574	4,574	4,574	4,574	4,574	\$550
Station 12 - 1535 Albion Rd.	1,938	1,938	1,938	2,188	2,188	2,188	2,188	2,188	2,188	2,188	\$550
Station 13 - 555 Martin Grove Rd.	2,756	2,756	2,756	2,756	2,756	2,756	2,756	2,756	2,756	2,756	\$550
Station 14 - 321 Rexdale Blvd. Unit 3	4,252	4,252	4,252	4,252	4,252	4,252	4,252	4,252	4,252	4,252	\$550
Station 15 - 2753 Jane St.	1,701	1,701	1,701	1,951	1,951	1,951	1,951	1,951	1,951	1,951	\$550
Station 18 - 643 Eglinton Ave. W.	1,346	1,346	1,346	1,346	5,665	5,665	5,665	5,665	5,665	5,665	\$550
Station 19 - 2660 Eglinton Ave. W.	1,367	1,367	1,367	1,367	1,367	1,367	-	-	-	-	\$550
Station 20 - 2430 Lawrence Ave. East	7,782	7,782	7,782	7,782	9,526	9,526	9,526	9,526	9,526	9,526	\$550
Station 21 - 887 Pharmacy Ave.	2,798	2,798	2,798	2,798	4,298	4,298	4,298	4,298	4,298	4,298	\$550
Station 22 - 3100 Eglinton Ave. E.	2,583	2,583	2,583	2,833	2,833	2,833	2,833	2,833	2,833	2,833	\$550
Station 23 - 115 Parkway Forest Dr.	1,884	1,884	1,884	2,134	2,134	2,134	2,134	2,134	2,134	2,134	\$550
Station 24 - 3061 Birchmount Rd.	2,659	2,659	2,659	2,659	2,659	2,659	2,659	2,659	2,659	2,659	\$550
Station 25 - 8500 Sheppard Avenue East	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	\$550
Station 26 - 4331 Lawrence Ave E	850	850	850	850	850	850	850	850	850	850	\$550
Station 27 - 900 Tapscott Rd.	1,851	1,851	1,851	1,851	1,851	1,851	1,851	1,851	1,851	1,851	\$550
Station 28 - 2900 Lawrence Ave. E.	2,600	2,600	2,600	2,600	5,100	5,100	5,100	5,100	5,100	5,100	\$550
Station 29 - 4560 Sheppard Ave. E.	-	-	-	-	3,200	3,200	3,200	3,200	3,200	3,200	\$550
Station 30 - 100 Turnberry Ave.	5,360	5,360	5,360	5,360	5,360	5,360	5,360	5,360	5,360	5,360	\$550
Station 31 - 4219 Dundas St. West	2,831	2,831	2,831	2,831	2,831	2,831	2,831	2,831	2,831	2,831	\$550
Station 32 - 9 Clendenan Ave.	3,219	3,219	3,219	3,219	3,219	3,219	3,219	3,219	3,219	3,219	\$550
Station 33 - 760 Dovercourt Rd.	3,132	3,132	3,132	3,382	3,382	3,382	3,382	3,382	3,382	3,382	\$550
Station 34 - 674 Markham St.	19,934	19,934	19,934	19,934	19,934	19,934	19,934	19,934	19,934	19,934	\$550
Station 35 - 256 Manitoba Dr.	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	\$550
Station 36 - 339 Queen's Quay	2,906	2,906	2,906	2,906	2,906	2,906	2,906	2,906	2,906	2,906	\$550
Station 37 - 1288 Queen St. W.	4,413	4,413	4,413	4,413	4,413	4,413	4,413	4,413	4,413	4,413	\$550
Station 38 - 259 Horner Ave.	5,102	5,102	5,102	5,102	7,202	7,202	7,202	7,202	7,202	7,202	\$550
Station 39 - 155 The East Mall	1,927	1,927	1,927	1,927	1,927	1,927	1,927	1,927	1,927	1,927	\$550
Station 40 - 58 Richmond St. E.	12,799	12,799	12,799	12,799	13,299	13,299	13,299	13,299	13,299	13,299	\$550
Station 41 - 1300 Pape Ave.	1,841	1,841	1,841	1,841	5,665	5,665	5,665	5,665	5,665	5,665	\$550
Station 42 - 1535 Kingston Rd.	6,997	6,997	6,997	6,997	6,997	6,997	6,997	6,997	6,997	6,997	\$550
Station 43 - 126 Pape Ave.	4,790	4,790	4,790	4,790	4,790	4,790	4,790	4,790	4,790	4,790	\$550
Station 45 - 135 Davenport Rd.	11,496	11,496	11,496	11,496	11,496	11,496	11,496	11,496	11,496	11,496	\$550
Station 46 - 105 Cedarvale Ave.	1,572	1,572	1,572	1,572	1,572	1,572	1,572	1,572	1,572	1,572	\$550
Station 47 - 3600 St. Clair Ave. E.	1,787	1,787	1,787	2,037	2,037	2,037	2,037	2,037	2,037	2,037	\$550
Station 51 - 61 Toryork Drive	3,500	3,500	3,500	3,500	7,000	7,000	7,000	7,000	7,000	7,000	\$550
Station 52 - 170 Plewes Rd	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	\$550
Station 54 - 4135 Bathurst St.	1,324	1,324	1,324	1,324	6,600	6,600	6,600	6,600	6,600	6,600	\$550
Station 55 - 5700 Bathurst Street	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	\$550
Station 56 - 3300 Bayview Ave.	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	\$550

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CITY OF TORONTO
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TORONTO PARAMEDIC SERVICES**

BUILDINGS Station Name	# of Square Feet										UNIT COST (\$/sq. ft.)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Station 57 - 2075 Bayview Ave.	2,142	2,142	2,142	2,142	2,142	2,142	2,142	2,142	2,142	2,142	\$550
Station 58 - 12 Canterbury Place	3,820	3,820	3,820	3,820	3,820	3,820	3,820	3,820	3,820	3,820	\$550
Marine Unit - 259 Queens Quay W	-	-	-	-	-	-	-	-	-	-	\$550
Station D1 - NW - 50 Toryork Ave.	9,500	9,500	9,500	9,500	9,500	9,500	9,500	9,500	9,500	9,500	\$550
Station D2 - NE - 2430 Lawrence Ave. East (1)	-	-	-	-	-	-	-	-	-	-	\$550
Station D3 - SW - 100 Turnberry Ave.	1,561	1,561	1,561	1,561	1,561	1,561	1,561	1,561	1,561	1,561	\$550
Station D4 - SE - 1535 Kingston Rd. (2)	-	-	-	-	-	-	-	-	-	-	\$550
Station D5 - 5700 Bathurst Street (3)	-	-	-	-	-	-	-	-	-	-	\$550
HQ - 4330 Dufferin St	52,812	52,812	52,812	52,812	52,812	52,812	52,812	52,812	52,812	52,812	\$550
Station 26P - 5316 Lawrence Ave. E.	850	850	850	850	850	850	850	850	850	850	\$550
Station 09 - 866 Richmond Street W.	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	\$550
895 Eastern Ave	2,500	2,500	2,500	2,500	2,500	-	-	-	-	-	\$550
4800 Sheppard Ave E	2,600	2,600	2,600	2,600	-	-	-	-	-	-	\$550
35 Avenue of the Islands	-	-	500	500	500	500	500	500	500	500	\$550
3325 Warden Ave (Temporary site)	800	800	800	800	-	-	-	-	-	-	\$550
590 Jane St (Temporary site)	500	500	500	500	-	-	-	-	-	-	\$550
3 Lunness Rd (Temporary site)	500	500	500	500	-	-	-	-	-	-	\$550
										-	
Total (sq.ft.)	239,361	239,361	239,861	241,361	266,424	263,924	262,557	262,557	262,557	262,557	
Total (\$000)	\$131,648.6	\$131,648.6	\$131,923.6	\$132,748.6	\$146,533.2	\$145,158.2	\$144,406.4	\$144,406.4	\$144,406.4	\$144,406.4	

- (1) Same property as Station 20
(2) Same property as Station 42
(3) Same property as Station 555

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INVENTORY OF CAPITAL ASSETS
TORONTO PARAMEDIC SERVICES**

LAND Station Name	# of Hectares										UNIT COST (\$/ha)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Station 10 - 2015 Lawrence Avenue W.	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	\$22,030,000
Station 11 - 1135 Caledonia Rd.	0.71	0.71	0.71	0.71	0.71	0.71	0.71	0.71	0.71	0.71	\$22,030,000
Station 12 - 1535 Albion Rd.	0.08	0.08	0.08	0.08	0.08	0.08	0.08	0.08	0.08	0.08	\$5,040,000
Station 13 - 555 Martin Grove Rd.	0.55	0.55	0.55	0.55	0.55	0.55	0.55	0.55	0.55	0.55	\$5,040,000
Station 15 - 2753 Jane St.	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	\$22,030,000
Station 18 - 643 Eglinton Ave. W.	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	\$22,030,000
Station 19 - 2660 Eglinton Ave. W.	0.08	0.08	0.08	0.08	0.08	0.08	-	-	-	-	\$22,030,000
Station 20 - 2430 Lawrence Ave. East	2.72	2.72	2.72	2.72	2.72	2.72	2.72	2.72	2.72	2.72	\$22,030,000
Station 21 - 887 Pharmacy Ave.	0.56	0.56	0.56	0.56	0.56	0.56	0.56	0.56	0.56	0.56	\$22,030,000
Station 22 - 3100 Eglinton Ave. E.	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	\$22,030,000
Station 24 - 3061 Birchmount Rd.	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	\$22,030,000
Station 25 - 8500 Sheppard Avenue East	0.80	0.80	0.80	0.80	0.80	0.80	0.80	0.80	0.80	0.80	\$22,030,000
Station 27 - 900 Tapscott Rd.	0.31	0.31	0.31	0.31	0.31	0.31	0.31	0.31	0.31	0.31	\$5,040,000
Station 28 - 2900 Lawrence Ave. E.	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	\$5,040,000
Station 29 - 4560 Sheppard Ave. E.	1.28	1.28	1.28	1.28	1.28	1.28	1.28	1.28	1.28	1.28	\$22,030,000
Station 30 - 100 Turnberry Ave.	0.52	0.52	0.52	0.52	0.52	0.52	0.52	0.52	0.52	0.52	\$22,030,000
Station 31 - 4219 Dundas St. West	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	\$22,030,000
Station 32 - 9 Clendenan Ave.	0.03	0.03	0.03	0.03	0.03	0.03	0.03	0.03	0.03	0.03	\$88,450,000
Station 33 - 760 Dovercourt Rd.	0.07	0.07	0.07	0.07	0.07	0.07	0.07	0.07	0.07	0.07	\$88,450,000
Station 34 - 674 Markham St.	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	0.18	\$88,450,000
Station 35 - 256 Manitoba Dr.	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	0.48	\$88,450,000
Station 36 - 339 Queen's Quay	1.32	1.32	1.32	1.32	1.32	1.32	1.32	1.32	1.32	1.32	\$88,450,000
Station 37 - 1288 Queen St. W.	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	\$22,030,000
Station 38 - 259 Horner Ave.	0.23	0.23	0.23	0.23	0.23	0.23	0.23	0.23	0.23	0.23	\$22,030,000
Station 39 - 155 The East Mall	0.36	0.36	0.36	0.36	0.36	0.36	0.36	0.36	0.36	0.36	\$22,030,000
Station 40 - 58 Richmond St. E.	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	\$88,450,000
Station 41 - 1300 Pape Ave.	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	0.11	\$22,030,000
Station 42 - 1535 Kingston Rd.	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	0.17	\$22,030,000
Station 43 - 126 Pape Ave.	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	\$22,030,000
Station 45 - 135 Davenport Rd.	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	\$88,450,000
Station 46 - 105 Cedarvale Ave.	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	0.06	\$22,030,000
Station 47 - 3600 St. Clair Ave. E.	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	\$22,030,000
Station 51 - 61 Toryork Drive	0.70	0.70	0.70	0.70	0.70	0.70	0.70	0.70	0.70	0.70	\$5,040,000
Station 52 - 170 Plewes Rd	2.48	2.48	2.48	2.48	2.48	2.48	2.48	2.48	2.48	2.48	\$22,030,000
Station 54 - 4135 Bathurst St.	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	0.14	\$22,030,000
Station 55 - 5700 Bathurst Street	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	\$22,030,000
Station 56 - 3300 Bayview Ave.	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	\$22,030,000
Station 58 - 12 Canterbury Place	0.90	0.90	0.90	0.90	0.90	0.90	0.90	0.90	0.90	0.90	\$22,030,000
Station D1 - NW - 50 Toryork Ave.	4.23	4.23	4.23	4.23	4.23	4.23	4.23	4.23	4.23	4.23	\$5,040,000
HQ - 4330 Dufferin St	1.70	1.70	1.70	1.70	1.70	1.70	1.70	1.70	1.70	1.70	\$5,040,000
East Facilities - 5316 Lawrence Ave. E.	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	0.26	\$22,030,000

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LAND Station Name	# of Hectares										UNIT COST (\$/ha)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
West Facilities - 866 Richmond Street W.	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	\$88,450,000
1300 Wilson Avenue - Multi-Function Stn #1	-	-	-	-	-	-	1.22	1.22	1.22	1.22	\$22,030,000
Progress Avenue - Multi-Function Stn #2	-	-	-	-	-	-	-	-	-	2.43	\$5,040,000
Total (ha)	23.65	23.65	23.65	23.65	23.65	23.65	24.79	24.79	24.79	27.22	
Total (\$000)	\$541,810.5	\$541,810.5	\$541,810.5	\$541,810.5	\$541,810.5	\$541,810.5	\$566,878.8	\$566,878.8	\$566,878.8	\$579,116.4	

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VEHICLES Type of Vehicle	# of Vehicles										UNIT COST (\$/unit)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Ambulance Type II	1	1	1	1	1	1	1	1	1	-	\$197,200
Ambulance Type III	155	155	155	155	155	155	155	155	155	186	\$225,339
BUS	2	2	2	2	2	2	2	2	2	2	\$1,500,000
CART / GATORS	9	9	9	9	9	9	9	9	9	9	\$28,923
DECOMMISSIONED AMBULANCE	10	10	10	10	10	10	10	10	10	10	\$162,339
DISPLAY ANTIQUES VEHICLES	3	3	3	3	3	3	3	3	3	3	\$120,000
HEAVY TRUCK	9	9	9	9	9	9	4	4	4	2	\$225,000
LIGHT TRUCK	11	11	11	11	11	11	11	11	11	11	\$113,704
PRIVATE PASSENGER VEHICLE	14	14	14	14	14	14	17	17	17	17	\$115,991
EMERGENCY RESPONSE VEHICLE	76	76	76	76	76	76	76	76	76	76	\$128,750
TRACTOR	1	1	1	1	1	1	1	1	-	-	\$18,600
TRAILER	3	3	3	3	3	3	3	3	3	3	\$6,546
VAN	2	2	2	2	2	2	3	3	3	3	\$95,139
Total (#)	296	296	296	296	296	296	295	295	294	322	
Total (\$000)	\$55,281.6	\$55,281.6	\$55,281.6	\$55,281.6	\$55,281.6	\$55,281.6	\$54,599.7	\$54,599.7	\$54,581.1	\$60,919.4	

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PS EQUIPMENT Description	# of Pieces of Equipment										UNIT COST (\$/unit)
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Analog/ Digital TDM electronics	1	1	1	1	1	1	-	-	-	-	\$21,700
Crown 35RRTT Forklift	1	1	1	1	1	1	1	1	1	1	\$32,100
Diesel generator	5	5	5	5	8	8	8	8	8	8	\$271,600
UPS at HQ - Power System	2	2	2	2	2	2	2	2	2	2	\$2,138,600
Fuel Storage Tank-4330 Dufferin St.	2	2	2	2	1	1	1	-	-	-	\$12,700
Repeater - 800 MHZ (Subway)	2	2	2	2	2	2	-	-	-	-	\$16,300
Repeater - Provincial Radio			-	-	-	-	1	1	1	1	\$16,300
Radio system (EMS share only)	1	1	1	1	1	1	1	1	-	-	\$2,172,500
TRIP Radio system (PS share only)			-	-	-	-	-	-	1	1	\$10,000,000
Plotter	1	1	1	1	1	1	1	1	1	1	\$27,200
Radio consoles	20	20	20	20	20	20	20	20	20	20	\$21,700
Radio repeaters	5	5	5	5	5	5	-	-	-	-	\$16,300
Radio/Telephone dispatch	2	2	2	2	2	2	2	2	2	2	\$1,086,200
Vehicle & Portable Radios			-	-	-	-	-	-	-	200	\$6,500
STRATUS FT SERVER	1	1	1	1	1	1	1	1	1	1	\$100,000
CACC Systems Servers	59	59	59	59	59	59	59	59	59	59	\$5,400
TSI Portacount & N95	4	4	4	4	4	4	4	4	4	4	\$18,000
Voice Loggers	5	5	5	5	5	5	5	3	3	3	\$200,000
Stretchers	150	150	150	150	150	180	180	180	180	180	\$4,200
Power Stretchers	-	-	-	-	-	-	-	-	-	210	\$50,000
Total (#)	261	261	261	261	263	293	286	283	283	693	
Total (\$000)	\$12,755.2	\$12,755.2	\$12,755.2	\$12,755.2	\$13,557.3	\$13,683.3	\$13,563.8	\$13,151.1	\$20,978.6	\$32,778.6	