

**DELEGATED APPROVAL FORM**  
**DIRECTOR, REAL ESTATE SERVICES**  
**MANAGER, REAL ESTATE SERVICES**

TRACKING NO.: 2021-195

Approved pursuant to the Delegated Authority contained in Article 2 of City of Toronto Municipal Code Chapter 213, Real Property

|                |                |            |                                     |
|----------------|----------------|------------|-------------------------------------|
| Prepared By:   | Carm Curcuruto | Division:  | Legal File No.: 2600- 752-5921-2021 |
| Date Prepared: | July 16, 2021  | Phone No.: | 416-397-5599                        |

|                         |  |
|-------------------------|--|
| <b>Purpose</b>          | To consent to the release of Instrument AT1500761, being an Encroachment Agreement, registered on July 9, 2007 (the "Original Encroachment Agreement"), from the lands described as part of Lots 9 and 10, Plan 2646 North York as in CA775484, being all of PIN 10240-0308(LT) (the "Property").  |
| <b>Property</b>         | 1208 Glencairn Ave., Toronto   |
| <b>Actions</b>          | To consent to the release of the Original Encroachment Agreement from the Property.  |
| <b>Financial Impact</b> | There is no financial impact.  |
| <b>Comments</b>         | The previous owners entered into the Original Encroachment Agreement with the City permitting the installation and maintenance of a retaining wall over the public highways known as Glencairn Avenue. The term being, a period of 10 years from the date of registration of the Original Encroachment Agreement, has since expired. Subsequently, a new encroachment agreement was entered into with the City documenting all the current encroachments. The new encroachment agreement, dated March 20, 2018, has been fully executed, and will be kept on record with Transportation Services, North York District (the "New Encroachment Agreement"). Therefore, it is appropriate to release the Original Encroachment Agreement from the Property. |
| <b>Terms</b>            | Gavin Mendes, Transportation Services, North York District, confirmed by e-mail dated July 7, 2021, that as the Original Encroachment Agreement has been superseded by the New Encroachment Agreement, it is therefore appropriate to release the Original Encroachment Agreement from the Property.   |

|                         |                             |  |
|-------------------------|-----------------------------|--|
| <b>Property Details</b> | <b>Ward:</b>                |  |
|                         | <b>Assessment Roll No.:</b> |  |
|                         | <b>Approximate Size:</b>    |  |
|                         | <b>Approximate Area:</b>    |  |
|                         | <b>Other Information:</b>   |  |

| A.   | Manager, Real Estate Services has approval authority for:   | Director, Real Estate Services has approval authority for:   |
|--|---|--|
| <p>1. Acquisitions:</p> <p>2A. Expropriations Where City is Expropriating Authority:</p> <p>2B. Expropriations For Transit-Related Purposes Where City is Property Owner or Has Interest in Property Being Expropriated:</p> <p>3. Issuance of RFPs/REOIs:</p> <p>4. Permanent Highway Closures:</p> <p>5. Transfer of Operational Management to Divisions, Agencies and Corporations:</p> <p>6. Limiting Distance Agreements:</p> <p>7. Disposals (including Leases of 21 years or more):</p> <p>8. Exchange of land in Green Space System &amp; Parks &amp; Open Space Areas of Official Plan:</p> <p>9. Leases/Licences (City as Landlord/Licensors):</p> <p>10. Leases/Licences (City as Tenant/Licensee):</p> <p>11. Easements (City as Grantor):</p> <p>12. Easements (City as Grantee):</p> <p>13. Revisions to Council Decisions in Real Estate Matters:</p> <p>14. Miscellaneous:</p> | <p><input type="checkbox"/> Where total compensation does not exceed \$50,000.</p> <p><input type="checkbox"/> Statutory offers, agreements and settlements where total compensation does not cumulatively exceed \$50,000.</p> <p><input type="checkbox"/> (a) Acceptance of statutory offers, agreements and settlements where total compensation does not cumulatively exceed \$50,000.</p> <p><input type="checkbox"/> (b) Request Hearings of Necessity.</p> <p><input type="checkbox"/> (c) Waive Hearings of Necessity.</p> <p><b>Delegated to more senior positions.</b></p> <p><b>Delegated to more senior positions.</b></p> <p><b>Delegated to more senior positions.</b></p> <p><input type="checkbox"/> Where total compensation does not exceed \$50,000.</p> <p><input type="checkbox"/> Where total compensation does not exceed \$50,000.</p> <p><b>Delegated to more senior positions.</b></p> <p><input type="checkbox"/> (a) Where total compensation (including options/renewals) does not exceed \$50,000.</p> <p><input type="checkbox"/> (b) Where compensation is less than market value, for periods not exceeding three (3) months, including licences for environmental assessments and/or testing, etc.</p> <p><b>Leases pursuant to the Community Space Tenancy Policy delegated to a more senior position.</b></p> <p><input type="checkbox"/> Where total compensation (including options/renewals) does not exceed \$50,000.</p> <p><input type="checkbox"/> Where total compensation does not exceed \$50,000.</p> <p><b>Delegated to more senior positions.</b></p> <p><input type="checkbox"/> Where total compensation does not exceed \$50,000.</p> <p><b>Delegated to more senior positions.</b></p> <p><b>Delegated to more senior positions.</b></p> | <p><input type="checkbox"/> Where total compensation does not exceed \$1 Million.</p> <p><input type="checkbox"/> Statutory offers, agreements and settlements where total compensation does not cumulatively exceed \$1 Million.</p> <p><input type="checkbox"/> (a) Acceptance of statutory offers, agreements and settlements where total compensation does not cumulatively exceed \$1 Million.</p> <p><input type="checkbox"/> (b) Request Hearings of Necessity.</p> <p><input type="checkbox"/> (c) Waive Hearings of Necessity.</p> <p><input type="checkbox"/> Issuance of RFPs/REOIs.</p> <p><input type="checkbox"/> Initiate process &amp; authorize GM, Transportation Services to give notice of proposed by-law.</p> <p><b>Delegated to more senior positions.</b></p> <p><input type="checkbox"/> Where total compensation does not exceed \$1 Million.</p> <p><input type="checkbox"/> Where total compensation does not exceed \$1 Million.</p> <p><input type="checkbox"/> Exchange of land in Green Space System and Parks and Open Space Areas of Official Plan.</p> <p><input type="checkbox"/> (a) Where total compensation (including options/renewals) does not exceed \$1 Million.</p> <p><input type="checkbox"/> (b) Where compensation is less than market value, for periods not exceeding six (6) months, including licences for environmental assessments and/or testing, etc.</p> <p><b>Leases pursuant to the Community Space Tenancy Policy delegated to a more senior position.</b></p> <p><input type="checkbox"/> Where total compensation (including options/renewals) does not exceed \$1 Million.</p> <p><input type="checkbox"/> (a) Where total compensation does not exceed \$1 Million.</p> <p><input type="checkbox"/> (b) When closing roads, easements to pre-existing utilities for nominal consideration.</p> <p><input type="checkbox"/> Where total compensation does not exceed \$1 Million.</p> <p><input type="checkbox"/> Amendment must not be materially inconsistent with original decision (and subject to General Condition (U)).</p> <p><input type="checkbox"/> (a) Approvals, Consents, Notices and Assignments under all Leases/Licences</p> <p><input checked="" type="checkbox"/> (b) Releases/Discharges</p> <p><input type="checkbox"/> (c) Surrenders/Abandonments</p> <p><input type="checkbox"/> (d) Enforcements/Terminations</p> <p><input type="checkbox"/> (e) Consents/Non-Disturbance Agreements/Acknowledgements/Estoppel Certificates</p> <p><input type="checkbox"/> (f) Objections/Waivers/Cautions</p> <p><input type="checkbox"/> (g) Notices of Lease and Sublease</p> <p><input type="checkbox"/> (h) Consent to regulatory applications by City, as owner</p> <p><input type="checkbox"/> (i) Consent to assignment of Agreement of Purchase/Sale; Direction re Title</p> <p><input type="checkbox"/> (j) Documentation relating to Land Titles applications</p> <p><input type="checkbox"/> (k) Correcting/Quit Claim Transfer/Deeds</p> |

**B. Director, Real Estate Services and Manager, Real Estate Services each has signing authority on behalf of the City for:**

- Documents required to implement matters for which each position also has delegated approval authority.
- Expropriation Applications and Notices following Council approval of expropriation (Manager, Transaction Services is only Manager with such signing authority).

**Director, Real Estate Services also has signing authority on behalf of the City for:**

- Agreements of Purchase and Sale and all implementing documentation for purchases, sales and land exchanges not delegated to staff for approval.
- Community Space Tenancy Leases approved by delegated authority by the Deputy City Manager, Corporate Services and any related documents.

**Pre-Condition to Approval**

Complies with General Conditions in Appendix B of City of Toronto Municipal Code Chapter 213, Real Property

**Consultation with Councillor(s)**

|               |       |               |      |       |
|---------------|-------|---------------|------|-------|
| Councillor:   |       | Councillor:   |      |       |
| Contact Name: |       | Contact Name: |      |       |
| Contacted by: | Phone | E-Mail        | Memo | Other |
| Comments:     |       | Comments:     |      |       |

**Consultation with Divisions and/or Agencies**

|               |                         |               |  |
|---------------|-------------------------|---------------|--|
| Division:     | Transportation Services | Division:     |  |
| Contact Name: | Gavin Mendes            | Contact Name: |  |
| Comments:     | No Objections           | Comments:     |  |

**Legal Services Division Contact**

|               |                |
|---------------|----------------|
| Contact Name: | Carm Curcuruto |
|---------------|----------------|

| DAF Tracking No.: 2021-195  | Date          | Signature                 |
|---|---------------|---------------------------|
| <input checked="" type="checkbox"/> Recommended by: Director, Real Estate Services<br>Ray Mickevicius | July 20, 2021 | Signed by Ray Mickevicius |
| <input type="checkbox"/> Approved by:   |               |                           |
| <input checked="" type="checkbox"/> Approved by: Director, Real Estate Services<br>Alison Folosea     | July 21, 2021 | Signed by Alison Folosea  |