

## Backgrounder

### Revitalization of the Queen Coxwell neighbourhood

October 28, 2019

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Toronto Community Housing Corporation (TCHC), the City of Toronto and Context Development have agreed to redevelop TCHC's property at 1555-1575 Queen St. E. in the Queen Coxwell neighbourhood. The new project will result in the creation of quality, affordable, rental and market housing.

#### More housing

- Once the revitalization is completed, the number of housing units on the existing property at 1555-1575 Queen St. E. will increase from 120 to 750.
- There are 120 deeply affordable (rent-geared-to-income) units in TCHC's two existing buildings (Don Summerville Apartments) on the site. The revitalization will replace these 120 units onsite.
- The revitalization will also add 100 affordable rental units, 180 market rental units and 350 market condominium units, plus 16,000 square feet of retail commercial space to create a new, vibrant mixed housing community.
- 50 of the affordable rental units will be operated by a non-profit or TCHC, and 50 will be privately owned.

#### Timeframe

- Toronto City Council approved the business terms in July 2019.
- A planning application will be submitted to City Planning in the coming weeks.
- Toronto City Council will likely vote on the planning approvals in summer 2020.
- It is anticipated the new community will be ready for occupancy by late 2023.

## **Impacts on TCHC households**

- TCHC tenants currently living in the two existing TCHC buildings will be relocated to suitable accommodation at other TCHC properties.
- All eligible tenants will have the right to return to the community once the revitalization is completed.
- TCHC tenants and local residential and commercial neighbours will be invited to public open houses and planning meetings over the next few months. Facilitators have been engaged to assist with tenant and community engagement.

## **Community economic development**

- The Community Economic Development Plan for the revitalization includes a \$100,000 scholarship fund for TCHC tenants, a \$250,000 economic and social development fund and a minimum of \$500,000 in value for job opportunities.

## **About the neighbourhood**

- The revitalization will result in a mix of incomes and family sizes living in a vibrant new community in the Queen Coxwell area. It will also revitalize commercial activity in this stretch of Queen Street East.
- This site is well-served by public transit, local and regional parks, and community service and recreation amenities.

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