

Cactus + Steeles

Tenant Info Session

Thank you for attending our Tenant Info Session.

Plaza Partners has submitted an application to redevelop 150-160 Cactus Avenue with two mid-rise buildings, a series of complementary low-rise townhomes with amenity spaces and a large public park.

The purpose of this meeting:



Share our vision for the redevelopment



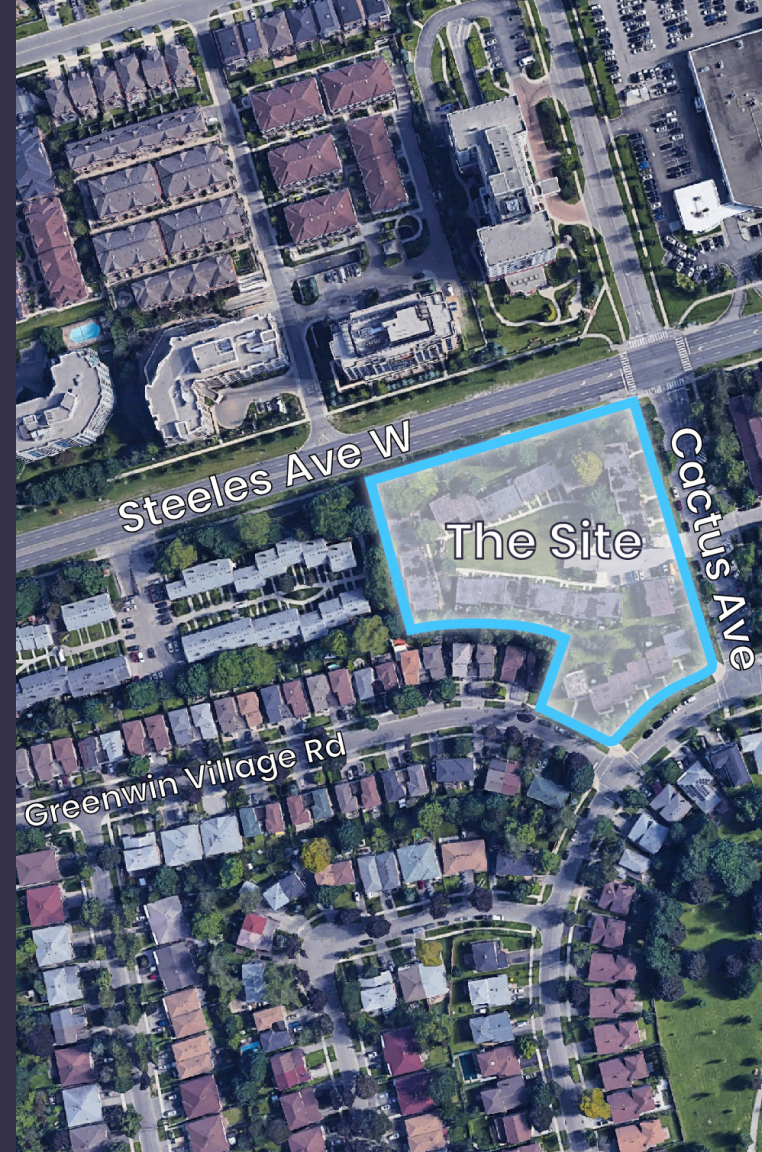
Provide information regarding tenant policies



Introduce our Residents Outreach Program

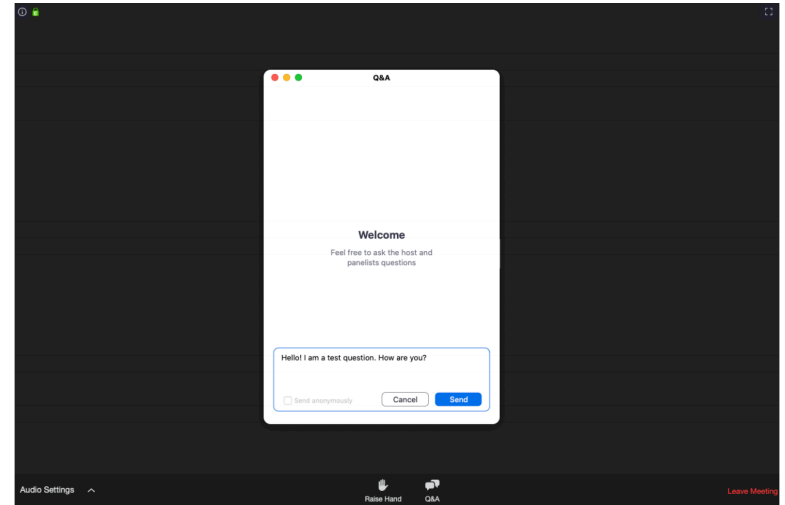


Gather feedback and respond to questions



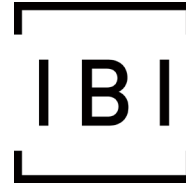
How To Participate

- Attendee mics & cameras are turned off
- If you cannot hear, make sure your audio is turned on and volume up. Check your Zoom settings to ensure that audio is connected
- To ask a question, type your question by clicking the Q&A button at the bottom of your Zoom window
- You can also ask a question by raising your virtual hand, using the raise hand function. We will enable your audio to allow you to ask your question aloud



We will endeavor to get to all of your questions, taking them in the order that they come in. If we did not answer your question, or you have further questions, you can reach out to:
Kiran Marok at kmarok@plazapartners.com or 416.481.2222 ext. 252

Introduction



Ornella Richichi
Nik Papapetrou
Kiran Marok

Michael Goldberg
Lorraine Santos

Mansoor Kazerouni

Sarah Kanakos
Anika Bursey



Graham Haines

Residents' Outreach Program

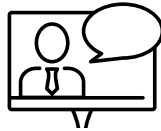
We are committed to keeping you informed throughout all stages of the planning process.

Plaza Partners has implemented a Residents Outreach Program to ensure open lines of communication with all residents.

Our Residents Outreach Program includes the following:



Update letters



Online information sessions



Project website



Tenant Outreach Coordinator

Plaza Partners has appointed a Resident Outreach Coordinator, Kiran Marok, to respond to your questions. **kmarok@plazapartners.com or 416.481.2222 ext. 252**

Site Plan



PLA PARTNERS

IBI

STUDIO tla

Project Highlights

Housing Units:

One bedroom:	255
Two bedroom:	158
Three bedroom:	66
Four bedroom:	4
Total Units:	483

Replacement Units: 60

Indoor Amenity Space: 1,190 m²

Outdoor Amenity Space: 1,325 m²

Vehicle Parking: 319

Bicycle Parking: 388



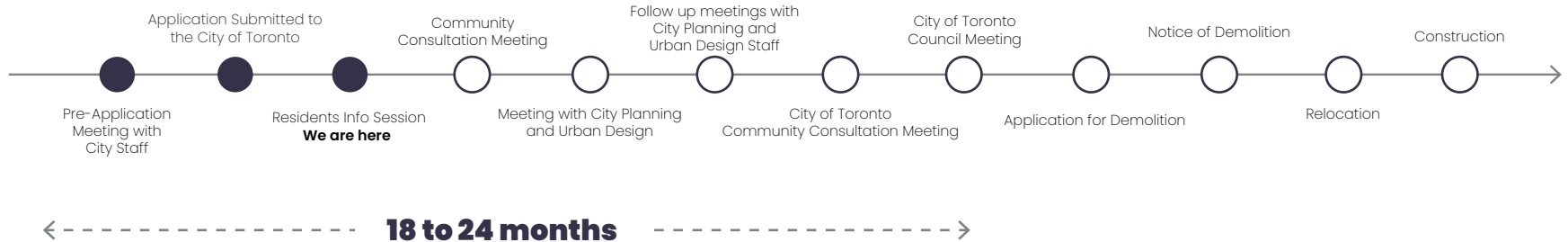
Rental Replacement



Project Timeline

We are in the early stages of the planning process, the redevelopment will take several years.

This residents' info session is the first meeting, there will be numerous engagement opportunities throughout the process, we are committed to keeping you informed.



Information and Resources

This will be the first of many meetings. Future tenant information meetings will be held by both the applicant and the City of Toronto.



Rental Replacement Policies

- Residential Tenancy Act
- Rental Housing Replacement Process



Tenant Relocation and Assistance

- Provincial Requirements
- City of Toronto Requirements

Today...

- There are no immediate changes for your unit
- Regular maintenance of the unit/building will continue
- Your rent at your current unit will not increase as a result of the redevelopment (increases permitted through the Residential Tenancies Act would still apply)

You will...

- Have the right to return to a new rental unit of the same apartment type at similar size and similar rent
- Be notified at least 6 months in advance about moving from your current building
- Receive a compensation package
- Be updated throughout the process

Thank you and Stay in Touch

Thank you for being a part of the conversation today.

This Tenant Info Session is the first meeting, more engagement opportunities will take place throughout the process.

Please visit and register on our website: **cactussteeles.com** for project updates and fill out a comment form.

If you have any questions or concerns, do not hesitate to reach out to:

- **Kiran Marok at kmarok@plazapartners.com or 416.481.2222 ext. 252**
- **Sarah Kanakos at sarah@poonigroup.com or 778.229.8331**
- **Graham Haines (City of Toronto) at graham.haines@toronto.ca**