

# CITY OF HAMILTON M O T I O N

Emergency and Community Services Committee: August 11, 2022

**MOVED BY COUNCILLOR T. JACKSON .....**  
**SECONDED BY COUNCILLOR.....**

## **Financial Support for Renovations at Various CityHousing Hamilton Facilities**

WHEREAS, CityHousing Hamilton owns the following properties in Hamilton, Ontario:

- 191 Main Street West, a 223-unit seniors building built in 1973;
- 200 Jackson Street West, a 243-unit seniors building built in 1973;
- 95 Hess Street South, a 291-unit singles building built in 1968;
- 181 Jackson Street West, a 265-unit singles building built in 1968;
- 155 Park Street South, a 395-unit seniors complex built in 1969;
- 206 Jackson Street East, a 30-unit mixed singles/family building built in 1974;
- 226 Rebecca Street, a 199-unit seniors building built in 1971;
- 55 Hess Street South/181 Main Street West, a commercial mall and office space connecting 200 Jackson Street West and 191 Main Street West, a 467-unit seniors complex built in 1973; and,
- 500 MacNab Street North, a 146-unit seniors building built in 1967 and renovated in 2021;

WHEREAS, CityHousing Hamilton recognizes that its tenants, both residential and commercial, deserve secure mail delivery, social and digital equity, cosmetically improved common areas in their place of residence, properly functioning waste management systems, main office accessibility options and properly functioning HVAC systems. Furthermore, CityHousing Hamilton staff deserve to have a comfortable outdoor space to take breaks and recoup energy to be able to provide sensational service to its tenants and community;

WHEREAS, CityHousing Hamilton has no budgeted amount to complete necessary renovations to ensure the aforementioned living and working conditions for its tenants and staff;

WHEREAS, CityHousing Hamilton endeavours to increase mailbox security for tenants of 191 Main Street West, who have often had mail vandalized due to the quality and lack of repair of current mailboxes, the scope of work for which requires \$15,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to replace the garbage chute doors on all floors at 191 Main Street West and 200 Jackson Street West that are in poor condition and currently require frequent adjustment and repair, the scope of work for which requires \$30,000.00 (HST extra);

## 11.3

WHEREAS, CityHousing Hamilton endeavours to improve the physical environment at 95 Hess Street South, 181 Jackson Street West and 155 Park Street South, by painting various areas of the buildings which may include the lobbies, stairwells, common areas, hallways, and doors, the scope of work for which requires \$63,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to provide digital/social equity for tenants at 95 Hess Street South, 181 Jackson Street West, and 155 Park Street South, by installing technology required to provide low cost internet for tenants, the scope of work for which requires \$35,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to improve the physical environment at 206 Jackson Street East, by completing painting and replacement of flooring in the hallway common areas of the building, the scope of work for which requires \$18,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to complete a retrofit of the garbage chutes and replacement of the compactor at 226 Rebecca Street, that is critical to proper waste management at the building, the scope of work for which requires \$19,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to repair and make safe for use the exterior stairwell in front of the main office at 181 Main Street West, to improve tenant accessibility to the main office space, the scope of work for which requires \$100,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to improve the work environment for CityHousing Hamilton's Main Office staff by providing exterior seating at the 191 Main Street West 3rd floor terrace, the scope of work for which requires \$7,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to isolate and repair the HVAC Cooling System at the Daisy Mart in the 55 Hess Street South area mall, a store that has provided service to tenants at 200 Jackson Street West and 191 Main Street West for many years, the scope of work for which requires \$40,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to increase the accessibility of 500 MacNab Street North, by installing a wheelchair ramp at the main entrance of the building, the scope of work for which requires \$15,000.00 (HST extra);

WHEREAS, CityHousing Hamilton endeavours to increase the utilization of the outdoor areas at 500 MacNab Street North, by installing picnic tables and benches in the outdoor common areas, the scope of work for which requires \$5,000.00 (HST extra);

WHEREAS, CityHousing Hamilton commits to overseeing the above-mentioned projects and all related work completed by its contractors;

THEREFORE, BE IT RESOLVED

## 11.3

- (a) That the proposed total cost of \$347,000.00 (HST extra) to an upset limit of \$350,000.00 for the following projects be funded from the Ward 2 Area Rating Capital Reserve Account Number 108052:
- (i) \$15,000.00 (HST extra) to complete the mailbox replacement and installation at 191 Main Street West;
  - (ii) \$30,000.00 (HST extra) to replace the garbage chute doors at 191 Main Street West and 200 Jackson Street West;
  - (iii) \$63,000.00 (HST extra) to provide painting at 95 Hess Street South, 181 Jackson Street West, and 155 Park Street South;
  - (iv) \$35,000.00 (HST extra) to install internet technology at 95 Hess Street South, 181 Jackson Street West, and 155 Park Street South;
  - (v) \$18,000.00 (HST extra) to paint and replace the flooring in the common hallway areas of 206 Jackson Street East;
  - (vi) \$19,000.00 (HST extra) for the garbage chute retrofit and replacement of compactor at 226 Rebecca Street;
  - (vii) \$100,000.00 (HST extra) to repair and make safe for use the exterior stairwell in front of the main office at 181 Main Street West;
  - (viii) \$7,000.00 (HST extra) to purchase exterior furniture for the CHH Main office outdoor space at 191 Main Street West;
  - (ix) \$40,000.00 (HST extra) to isolate and repair the HVAC Cooling System at the Daisy Mart in the 55 Hess Street South;
  - (x) \$15,000.00 (HST extra) to install a wheelchair ramp at 500 MacNab Street North;
  - (xi) \$5,000.00 (HST extra) to install picnic tables and benches at 500 MacNab Street North; and,
- (b) That the Mayor and City Clerk be authorized and directed to execute any required agreement(s) and ancillary documents in relation to renovations at various CityHousing Hamilton facilities, with such terms and conditions in a form satisfactory to the City Solicitor.