

### TREB Supports Changes to Allow For Laneway Suites Across City of Toronto

TORONTO, July 3, 2019 - The Toronto Real Estate Board (TREB) is giving its support to recommendations being considered by the City of Toronto's Planning and Housing Committee, today, which would allow laneway suites in areas adjacent to public laneways zoned for low-rise residential uses across the City. TREB views this initiative as an important part of strategies to address housing supply issues in Toronto.

A laneway suite is considered a type of second unit, permitted by the City's Official Plan. More specifically, laneway suites are self-contained residential units, subordinate to a primary dwelling, in which both kitchen and bathroom facilities are provided and located on a lot within an ancillary building, adjacent to a public laneway.

"Ensuring adequate, affordable, and appropriate housing supply is a priority for TREB and our Members. This is why TREB supported City Council's actions, last year, which allowed for laneway suites in the Toronto and East York District, and why we are supporting the current recommended changes to expand this to the whole City," said Michael Collins, TREB President.

TREB has been a vocal supporter of the need to increase housing supply in Toronto and across the GTA.

"We strongly believe that inadequate housing supply is the single biggest factor affecting affordability for home buyers and renters. In this regard, we believe that one of the solutions to this challenge is for municipalities to reduce "red tape" and allow for innovative housing options. The recommendations to allow for laneway suites are a very positive step in this direction," added Collins.

TREB believes that laneway suites can help improve affordability, foster home ownership, and increase the supply of rental housing also.

"Laneway suites help address numerous issues. As a form of mid-density low-rise housing, they help to fill the void of "missing middle" housing types. Furthermore, as an ancillary suite to a primary dwelling, they are likely to help provide additional rental housing supply and can help foster home ownership, at the same time, by providing additional income for the owner of the primary dwelling. They are a win-win scenario," said Collins.

TREB submitted its views to the Planning and Housing Committee and looks forward to continuing to work with City Council on this and other housing issues.

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