

# Tony Carella

Councillor Candidate in the City of Vaughan, Ward 2  
York Region

*The following answers were provided by the candidate in response to [a letter sent by the Toronto Society of Architects on September 20, 2022](#) outlining three questions related to issues of the built environment. Answers have been copied and pasted into this page for clarity and ease of access, but all answers are verbatim and no changes or edits have been made.*

**Q1: Housing is a fundamental human right, and yet an increasing number of residents across the Greater Toronto Area are struggling to pay rent or find an affordable place to live. What policies and actions do you believe need to be implemented to address this crisis?**

**A:** Housebuilding is a business, and as long as a business can make money it will continue to operate. Given the cost of land in Toronto and the GTA, no builder will build “affordable” housing that comes without a profit. Senior levels of government—federal and provincial, rather than regional and local—are the only ones that can make housing affordable, through agencies such as Canada Housing, etc.

**Q2: The design, construction and operation of our built environment accounts for nearly 40% of energy related carbon emissions, contributing to the ongoing climate crisis affecting us today. What do you believe needs to be prioritised to reduce carbon emissions within the built environment?**

**A:** We know the technologies that will reduce the carbon footprint of buildings, but building codes have to be amended to force the use of such technologies. The good thing is that as those technologies evolve, costs decline. These new, cheap water-based air conditioners are an example. Of course, AC manufacturers won’t be happy.

**Q3: In towns and cities, so much of life happens in the shared public spaces—in our parks, libraries and streets. How can we ensure these civic spaces achieve design excellence in their initial conception and construction, and that they are properly maintained so they may continue to serve future generations?**

**A:** Design standards are tough to impose (De gustibus...). Maintenance becomes a burden on the taxpayer, so low maintenance design is a must. Maybe a maintenance reserve can be built up by some sort of development levy, but

that just gets passed on to the housing buyer in one way or another.