

Authority: Etobicoke York Community Council Item EY26.2, as adopted by City of Toronto Council on December 5, 6 and 7, 2017

**CITY OF TORONTO**

**Bill 1455**

**BY-LAW -2017**

**To amend Chapters 304, 320 and 324 of the Etobicoke Zoning Code, with respect to the lands municipally known as 35 Taber Rd.**

Whereas authority is given to Council by Section 34 of the *Planning Act*, R.S.O. 1990, c.P. 13, as amended, to pass this By-law; and

Whereas Council of the City of Toronto has provided adequate information to the public and has held at least one public meeting in accordance with the *Planning Act*;

The Council of the City of Toronto enacts:

1. That the Zoning classification of the lands shown on Schedule A and B is confirmed as Class 2 Industrial (I.C2) Zone, and in addition, the following development standards and uses shall be applicable to the lands shown on Schedule A and B:
  - (a) Notwithstanding the Prohibited Uses of Section 304-32, the following additional uses are permitted:
    - i) Vehicle-related automobile uses in multiple-occupancy buildings.
  - (b) Notwithstanding the Front Yard provisions of 304-36(B), the following development standards are permitted:
    - i) The required front yard shall be landscaped along the entirety of the front lot line, except for the necessary driveway access(es) and one parking space.
  - (c) Notwithstanding the Parking Location provisions of 304-36(G), the following development standards shall apply:
    - i) No parking area shall be located closer than 3.5 metres
  - (d) Notwithstanding the provisions of Section 320-18, the following parking rate shall apply:
    - i) A rate of 2 spaces per 100 square metres, but no less than 20 spaces.
2. Chapter 324, Site Specifics, of the Etobicoke Zoning Code, is amended to include reference to this By-law by adding the following to Section 324-1, Table of Site Specific By-laws:

<b>BY-LAW NUMBER AND ADOPTION DATE</b>	<b>DESCRIPTION OF PROPERTY</b>	<b>PURPOSE OF BY-LAW</b>
XXX-2017 December , 2017	Lands municipally known as 35 Taber Road	To amend Chapter 304, 320 and 324 of the former Etobicoke Zoning Code to permit vehicle-related uses in a multiple occupancy building

Enacted and passed on December , 2017.

Frances Nunziata,  
Speaker

Ulli S. Watkiss,  
City Clerk

(Seal of the City)



