

Authority: Toronto and East York Community Council Item TE30.8, as adopted by City of Toronto Council on March 26, 27 and 28, 2018

CITY OF TORONTO

Bill 265

BY-LAW -2018

To amend Site Specific Zoning By-law 123-2016, as amended with respect to the lands municipally known as, 14 Trent Avenue.

Whereas Council of the City of Toronto has the authority to pursuant to 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*; and

Whereas Council of the City of Toronto on September 30 and October 1 and 2, 2015 adopted By-law 123-2016 being a By-law "To amend former City of Toronto Zoning By-law No. 438-86, as amended, with respect to the lands municipally known in the year 2014 as 14 Trent Avenue" (the "Lands"); and

Whereas as a condition of By-law 123-2016 the City of the Toronto and the owner of the Lands entered into and registered an agreement pursuant to Section 37 of the *Planning Act*; and

Whereas the City of Toronto seeks to amend the agreement entered into and registered pursuant to Section 37 of the *Planning Act* respecting the Lands;

The Council of the City of Toronto enacts:

1. Section (a) of Schedule A of By-law 123-2016 is deleted and replaced with the following:
 - (a) Prior to the issuance of an above grade building permit provide a cash contribution of \$400,000.00, with such amount to be indexed upwardly in accordance with the Statistics Canada Non-Residential Construction Price Index for Toronto, calculated from the date of the Section 37 Agreement to the date the payment is made which is to be used for the following:
 - (i) \$400,000.00 (plus indexing and any accrued interest) be allocated to Transportation Services, Public Realm Unit and to the Laneway Project for improvements to the public realm and laneways in the area near Trent Avenue, Kelvin Avenue and Luttrell Avenue; and

- (ii) In the event the cash contributions referred to in **Section (i)** above have not been used for the intended purpose within five years of **By-law 123-2016** coming into full force and effect, the cash contribution may be redirected for other public realm improvements in the vicinity of the development, at the discretion of the Chief Planner and Executive Director of City Planning, in consultation with the Ward Councillor.

Enacted and passed on March , 2018

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)