

Authority: Etobicoke York Community Council EY17.4,
as adopted by City of Toronto Council on September 30
and October 1, 2020

CITY OF TORONTO

Bill 811

BY-LAW -2020

To amend Zoning By-law 569-2013, as amended, with respect to the lands municipally known in the year 2019 as 2996 Weston Road.

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. The lands subject to this By-law are outlined by heavy black lines on Diagram 1 attached to this By-law.
2. The words highlighted in bold type in this By-law have the meaning provided in Zoning By-law 596-2013, Chapter 800 Definitions.
3. Zoning By-law 569-2013, as amended, is further amended by amending the zone label on the Zoning By-law Map in Section 990.10 respecting the lands outlined by heavy black lines to RD (f 9.9, a220) (x675) and ON, as shown on Diagram 2 attached to this By-law.
4. Zoning By-law 569-2013, as amended, is further amended by amending the Height Overlay Map in Section 995.20.1 for the lands subject to this By-law, from a height and storey label of HT 10.0, ST 2, to HT 11.0, ST 3 and a null value, as shown on Diagram 3 attached to this By-law.
5. Zoning By-law 569-2013, as amended, is further amended by amending the Lot Coverage Overlay Map in Section 995.30.1 for the lands subject to this By-law, from a lot coverage label of 30 percent to 39 percent and a null value as shown on Diagram 4 attached to this By-law.
6. Zoning By-law 569-2013, as amended, is further amended by adding Article to 900.3.10 Exception Number 675, so that it reads:

Exception RD (675)

The lands, or a portion thereof as noted below, are subject to the following Site Specific Provisions, Prevailing By-laws and Prevailing Sections.

Site Specific Provisions:

- (A) Despite regulation 5.10.30.20(1), if a **corner lot** is bounded by **lot lines** which abut George McKenzie Court and Weston Road, the **lot line** abutting George McKenzie Court is the **front lot line**;
- (B) Despite regulations 10.5.40.70(1) and 10.20.40.70(1), the required minimum **front yard setback** is 3.3 metres;
- (C) Despite regulation 10.20.40.70(2) the required minimum **rear yard setback** is 7.5 metres;
- (D) Despite regulation 10.20.40.70(3) the required minimum **side yard setbacks** are as shown in metres on Diagram 5 attached to By-law -2020 [Clerk's to insert number]; and
- (E) Despite regulation 10.5.50.10(1)(B), on the **lots** labelled "Lot 1" and "Lot 2" on Diagram 5 attached to By-law -2020 [Clerk's to insert number], a minimum of 23 percent of the **front yard** must be **landscaping**.

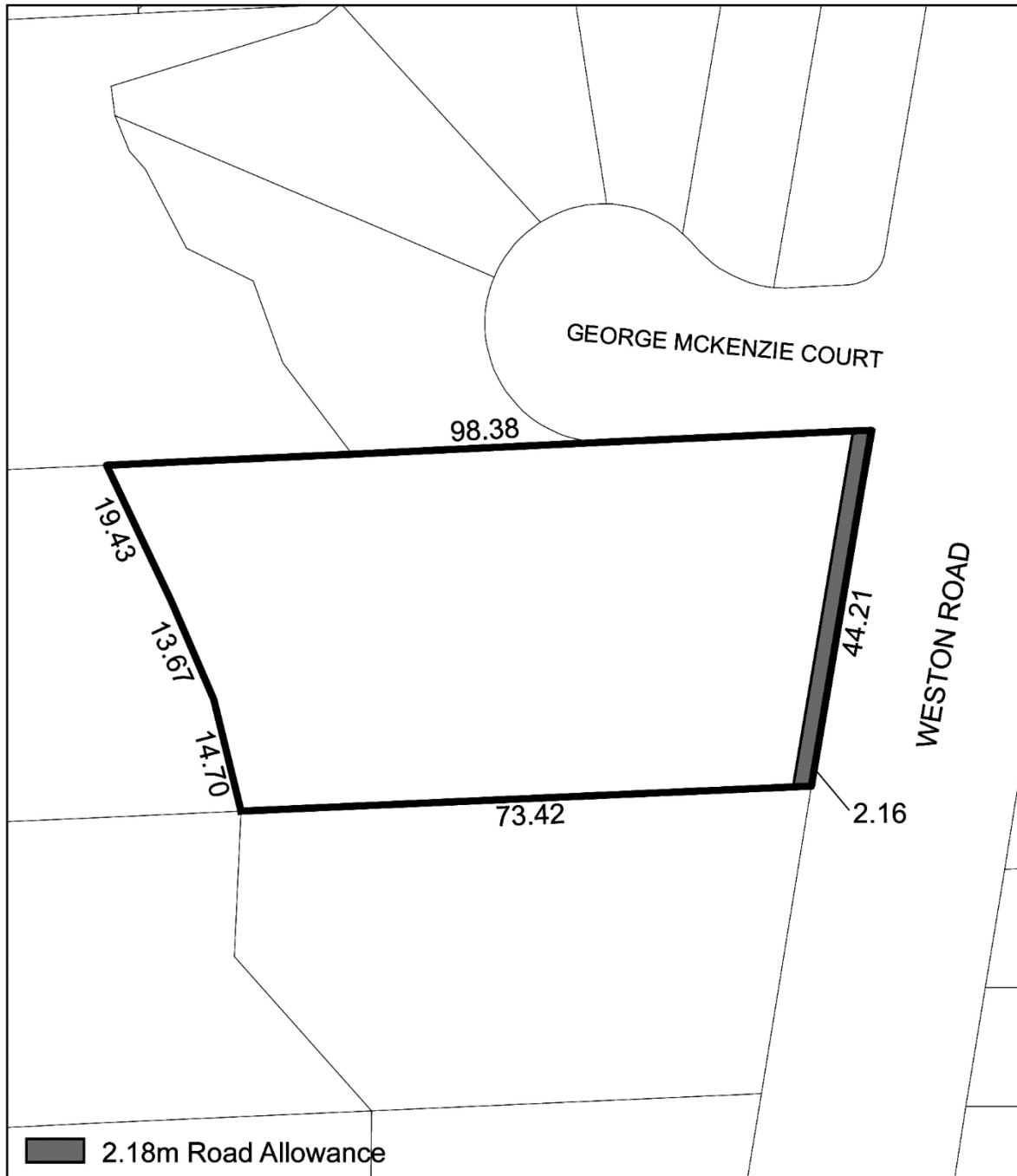
Prevailing By-laws and Prevailing Sections: (None Apply)

Enacted and passed on October , 2020.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

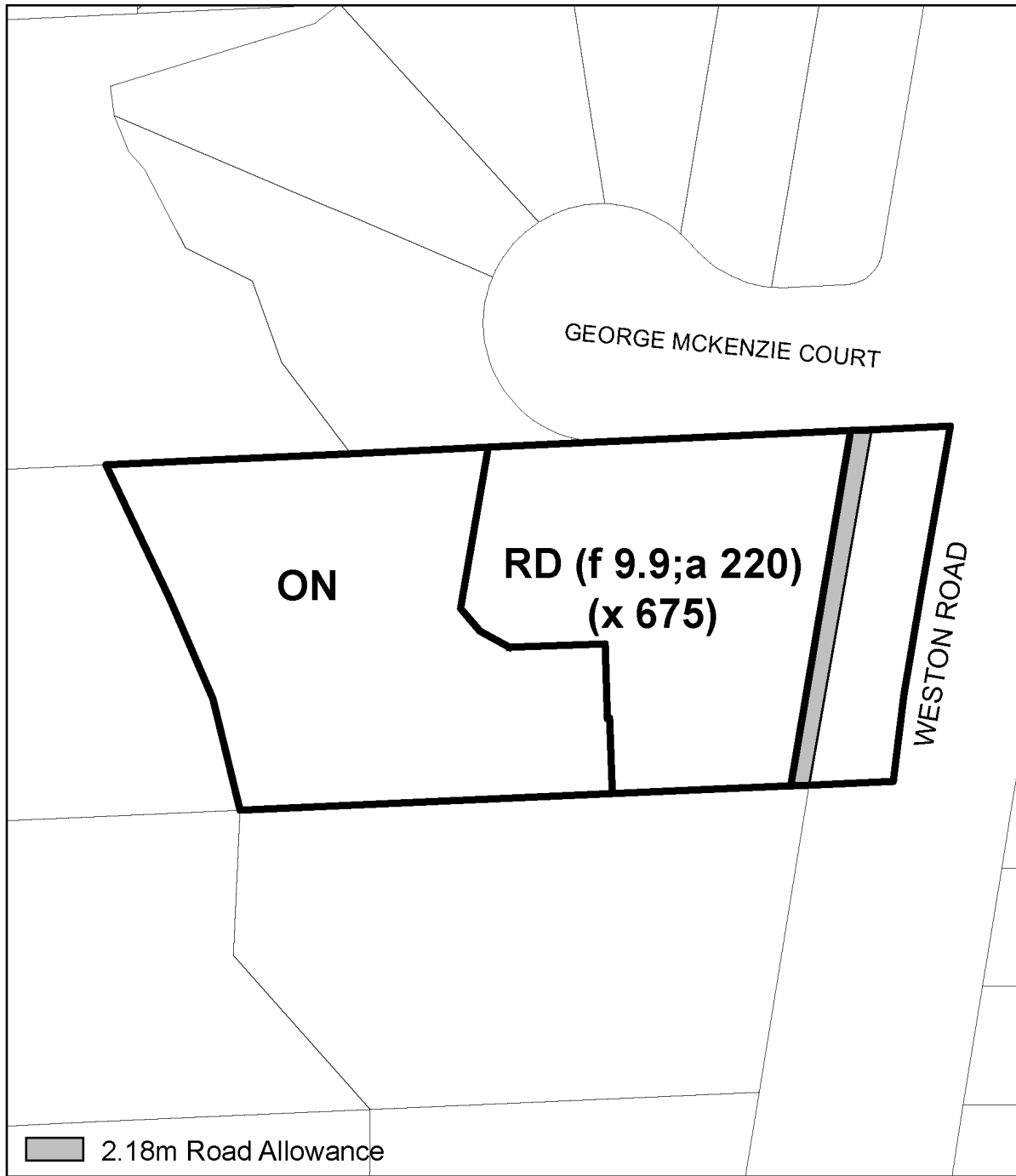
(Seal of the City)



 **TORONTO**
Diagram 1

2996 Weston Road

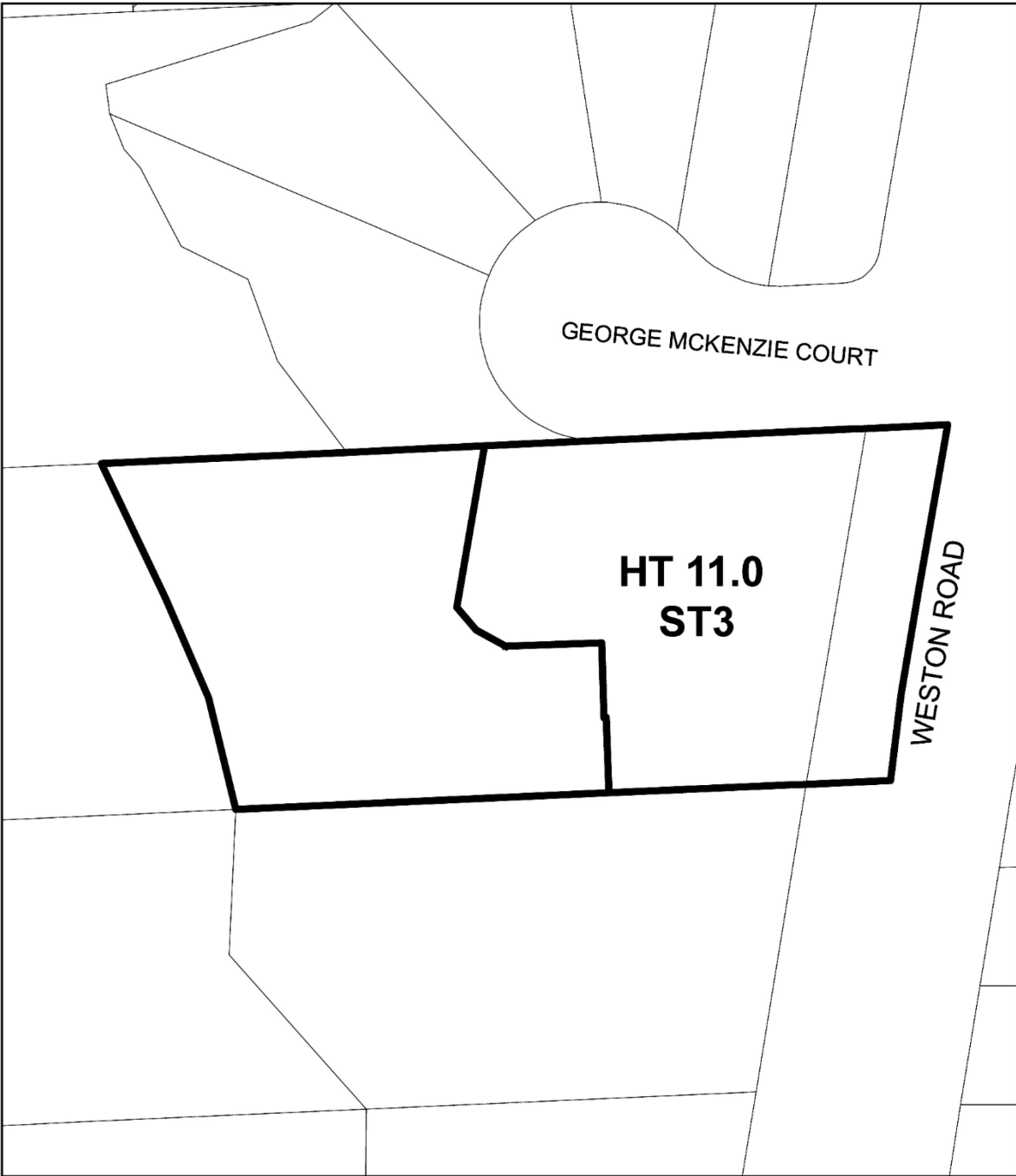
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 **TORONTO**
Diagram 2

2996 Weston Road

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 **TORONTO**
Diagram 3

2996 Weston Road

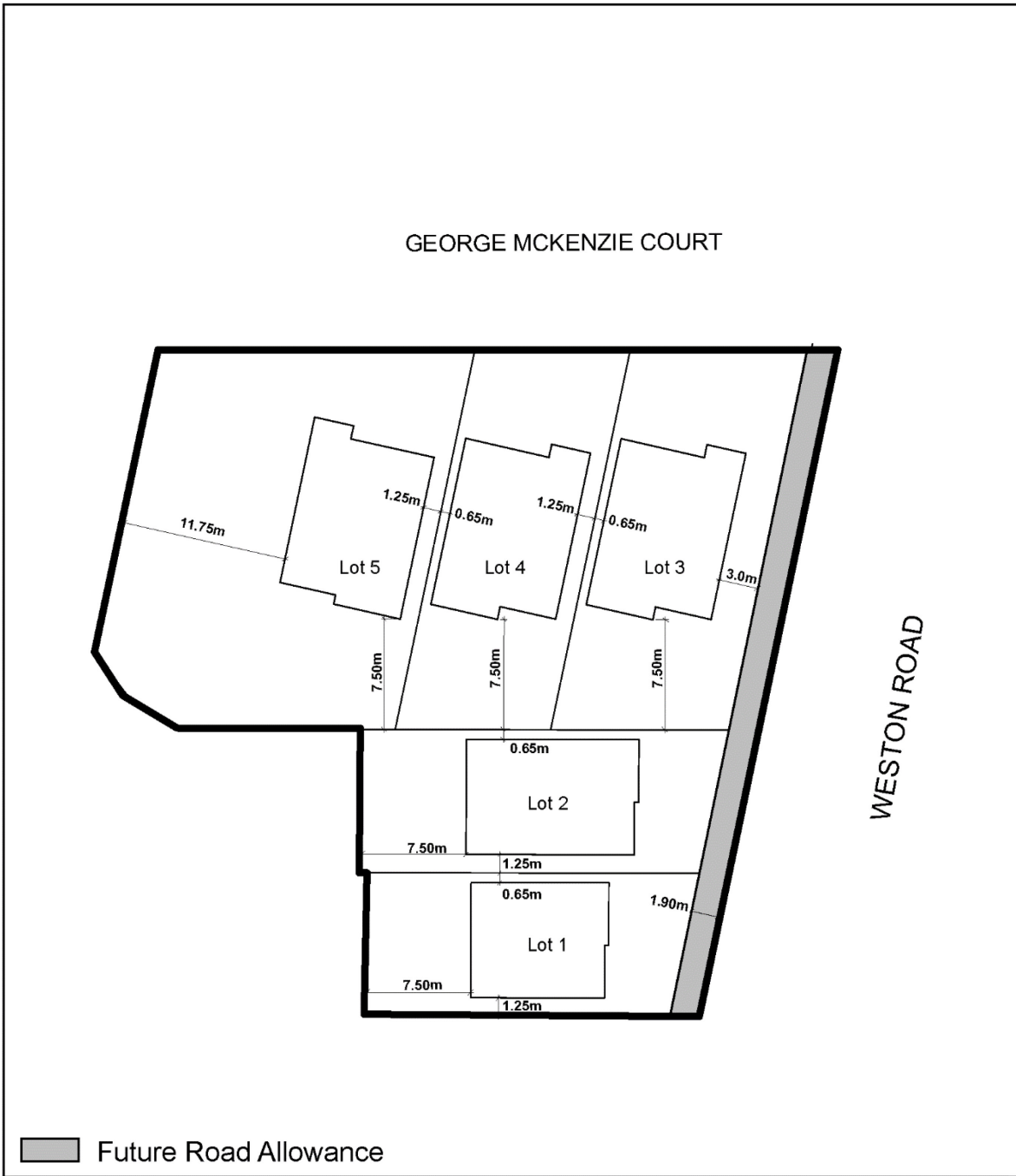
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 **TORONTO**
Diagram 4

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 **TORONTO**
Diagram 5

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