

Authority: East York Community Council Report No. 9, Clause No. 8,  
as adopted by City of Toronto Council on September 28 and 29, 1999  
Enacted by Council: September 29, 1999

**CITY OF TORONTO**

**BY-LAW No. 657-1999**

**To adopt Amendment No. 21 to the Official Plan for the former Borough of East York  
affecting lands municipally known as 41 to 63 Halsey Avenue.**

WHEREAS authority is given to Council by 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 HEREBY ENACTS as follows:

**1.** Part Two of the attached text and the map annexed hereto as Schedule "A" are hereby adopted as Amendment No. 21 to the Official Plan for the former Borough of East York.

ENACTED AND PASSED this 29th day of September, A.D. 1999.

CASE OOTES,  
Deputy Mayor

NOVINA WONG,  
City Clerk

(Corporate Seal)

**AMENDMENT NO. 21 TO THE OFFICIAL PLAN  
FOR THE FORMER BOROUGH OF EAST YORK**

PART ONE – PREAMBLE, does not constitute part of this Amendment.

PART TWO – THE AMENDMENT, consisting of the text contained therein and the map attached thereto as Schedule “A” constitute Amendment No. 21 to the Official Plan for the former Borough of East York.

**PART ONE**

**PREAMBLE**

**TITLE**

This is Amendment No. 21 to the Official Plan for the former Borough of East York.

**PURPOSE**

The purpose of this amendment is to redesignate a 3436.3 parcel of land located at 41-63 Halsey Avenue from “High Density Residential” to “Low Density Residential” to permit the erection of 7 pairs of semi-detached houses.

**LOCATION**

The lands affected by this Amendment are outlined in a heavy black line identified as “Area Subject to Amendment” on Schedule “A” attached hereto, and are located at 41-63 Halsey Avenue.

**BASIS**

The lands affected by this amendment are designated “High Density Residential” which limits the use of these lands to multiple unit housing in the form of apartment housing. A “Low Density Designation” provides for ground oriented units and the proposed semi-detached units meets this requirement. Low density housing at 41-63 Halsey Avenue is in keeping with the character of housing on Halsey Avenue and helps achieve the housing intensification goals of the Official Plan.

**PART TWO**

**THE AMENDMENT**

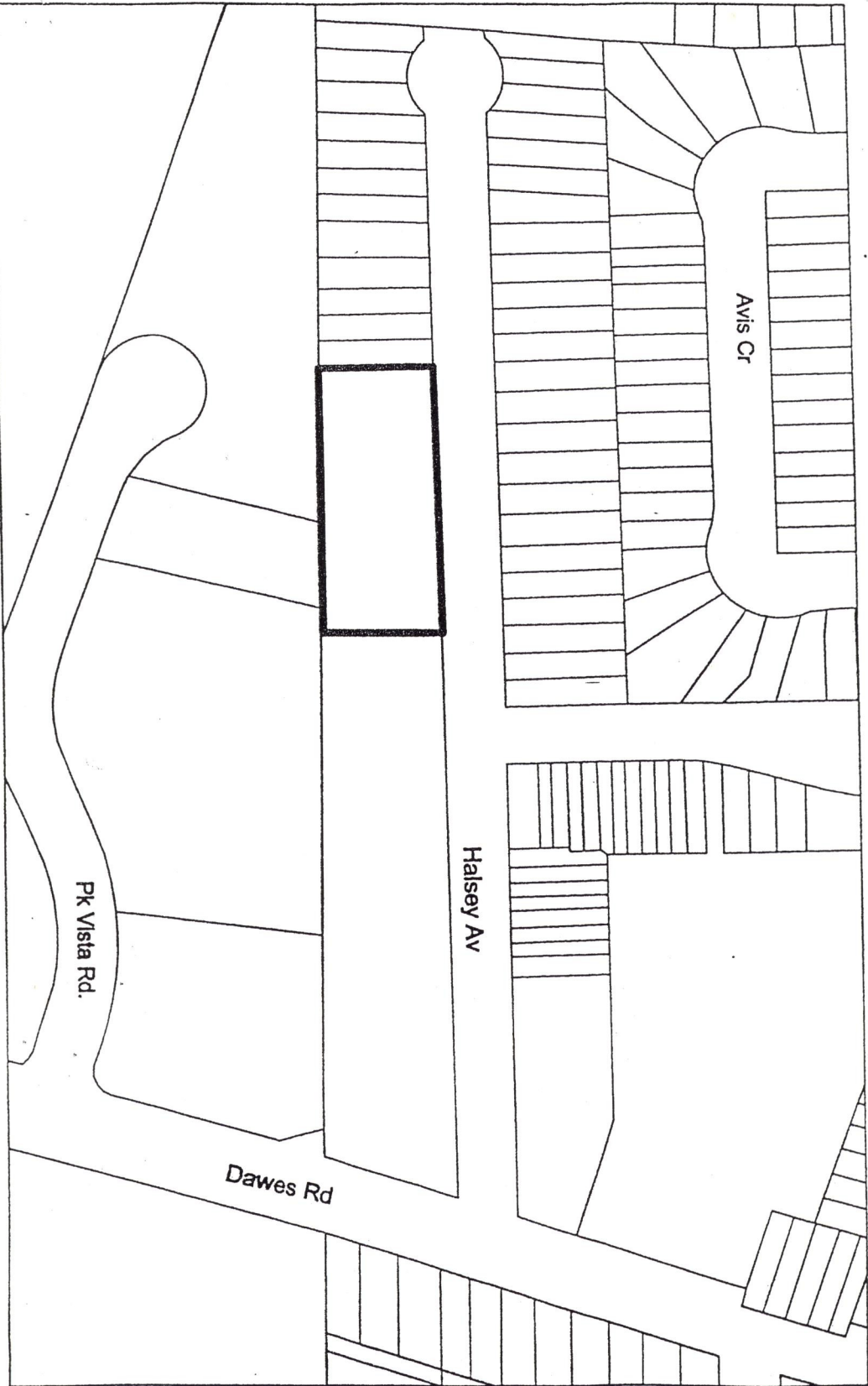
1. All of this part of the document entitled “Part Two- The Amendment” consisting of the following text and the attached Schedule “A” constitute Amendment No. 21 to the Official Plan of the former Borough of East York.
2. The lands affected by this Amendment are shown on Schedule “A” to this Amendment as “Area Subject to Amendment”.
3. Map 7 – Special Policy Areas of the Official Plan for the former Borough of East York is hereby amended by identifying the lands known as 41-63 Halsey Avenue indicated as “Area Subject to Amendment” on Schedule “A” to this Amendment as: Special Policy Area 30, as shown on Schedule “A” to this Amendment.
4. The text of the Official Plan of the former Borough of East York is hereby amended by adding a new Section 3.15.30, immediately following Section 3.15.29, as follows:

3.15.30           Special Policy Area 30

3.15.30.1       The lands shown as Special Policy Area 30 on Map 7 of this Plan known municipally as 41-63 Halsey Avenue, which are currently designated “High Density Residential” are redesignated “Low Density Residential” and are hereby subject to the policies of Section 3.3 of the Official Plan.

**SCHEDULE "A" TO BY-LAW NO. 657-1999**

**SCHEDULE "A" Amendment No. 21 to the Official Plan for the Borough of East York Planning Area**



Area Subject to Amendment  
41-63 Halsey Avenue

August 1999  
Not to Scale