

Authority: North York Community Council Report No. 9, Clause No. 15,
as adopted by City of Toronto Council on October 26 and 27, 1999
Enacted by Council: April 13, 2000

CITY OF TORONTO

BY-LAW No. 216-2000

**To amend the former City of North York Zoning By-law No. 7625 with respect to
lands municipally known as 276 Duplex Avenue.**

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

WHEREAS City Council 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. Schedules “B” and “C” of Zoning By-law No. 7625 of the former City of North York are amended in accordance with Schedule “1” of this by-law.

2. Section 64.14-A of Zoning By-law No. 7625 of the former City of North York is amended by adding the following subsection:

“64.14-A(9) R6(9)

PERMITTED USES

(a) In addition to the uses permitted in an R6 zone, a physiotherapy clinic is also permitted, within the building existing on September 22, 1999.

EXCEPTION REGULATIONS

(b) The maximum gross floor area of a physiotherapy clinic shall not exceed 30 m².

(c) Three parking spaces shall be provided and maintained on the lot, of which two parking spaces shall be reserved for the exclusive use of the residents of the building.

(d) For the purpose of calculating Front Yard hard surfaces, only the parking spaces and the driveway leading to the parking spaces shall be considered Front Yard hard surfaces.”

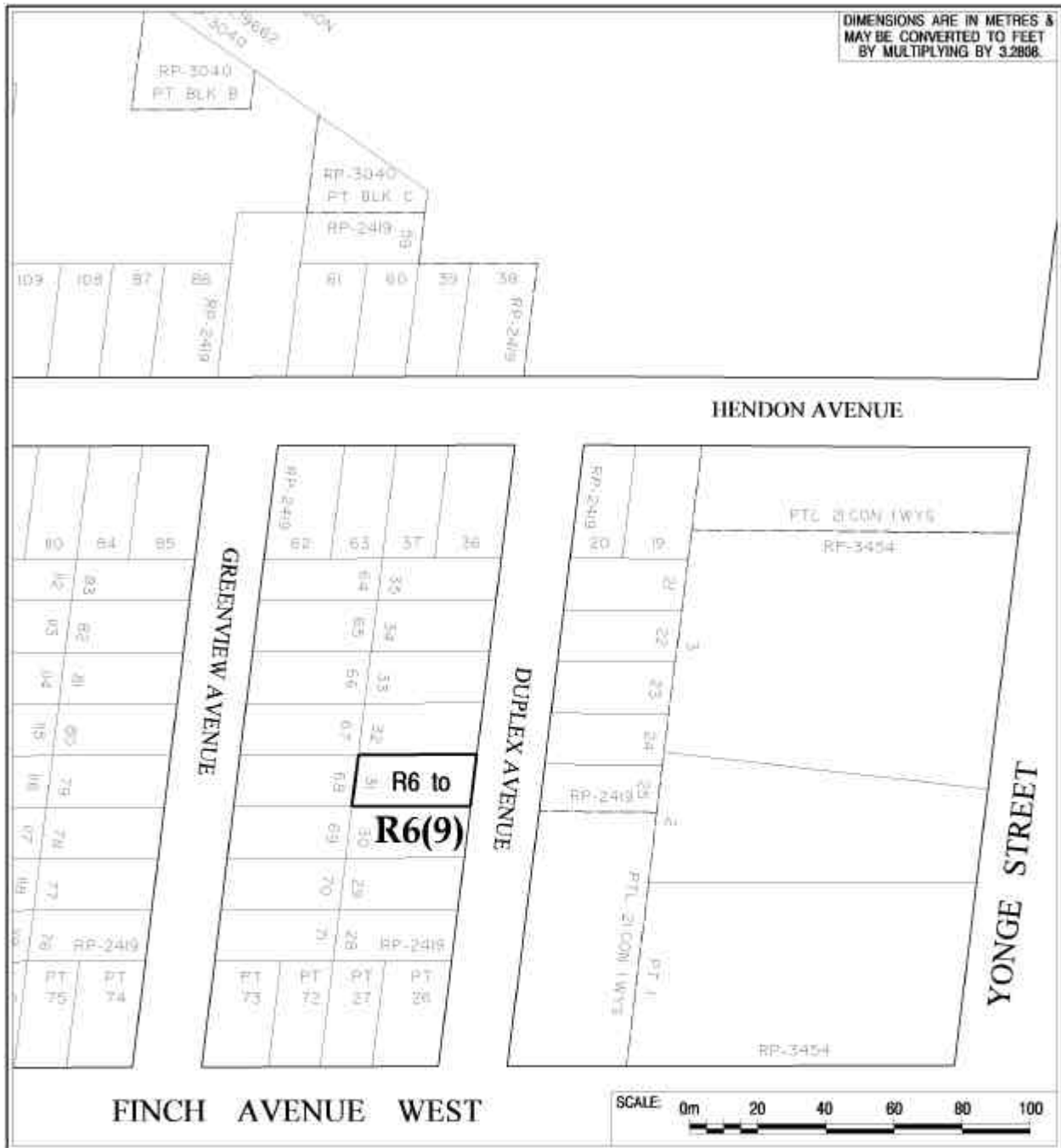
ENACTED AND PASSED this 13th day of April, A.D. 2000.




CASE OOTES,
Deputy Mayor

NOVINA WONG,
City Clerk

(Corporate Seal)

SCHEDULE "1"



		 City Planning Division North Division	
		 SUBJECT PROPERTY	
Location: Lot 31, R.P. 2419		File No. UZ-99-03	Prepared by: Z.R.
		Approved by: M.M.	Date: SEPT. 9/99
		Filename: SBL2964/3956	
Source: Zoning, By-Law, Lot Line, Street Line and Street Name Data - North York Planning Department. Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets.			