

Authority : York Community Council Report No. 7, Clause No. 2,
as adopted by City of Toronto Council on July 4, 5 and 6, 2000
Enacted by Council: February 1, 2001

CITY OF TORONTO

BY-LAW No. 91-2001

**To amend former City of York By-law No. 1-83
(288 Boon Avenue).**

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 HEREBY ENACTS as follows:

1. That Section 16 of By-law No. 1-83, as amended, of the former City of York, be further amended by adding thereto the following as a new Subsection (385):

“(385) LANDS – 288 Boon Avenue

Notwithstanding any provisions of this By-law, the lands municipally known as 288 Boon Avenue, as delineated by the heavy dotted and dashed line on the site plan comprising Schedule “A” to this Subsection, may be used for a mixed use commercial and residential building provided that the following conditions are complied with:

- (a) the building on the lands at the time of passage of the By-law introducing this Subsection as identified within Schedule “A” hereto may be used for a retail store including a hair salon/ barber shop, and office uses on the main level only;
- (b) the maximum gross floor area of the commercial component shall not exceed 91 square metres;
- (c) the commercial uses shall be limited to the main level of the building;
- (d) Parking shall be provided and maintained in accordance with section 3.2 of this By-law. Notwithstanding this section, one parking space may be provided having a minimum depth of 4.8 metres. All parking spaces shall be provided and maintained in the rear yard and the side yard and the Rogers Road boulevard, as required;
- (e) the maximum permitted floor space index shall be 0.74;
- (f) the maximum permitted gross floor area for an office use or a retail store, except a hair salon/barber shop use, shall be 25 square metres; and
- (g) all other provisions of this By-law shall continue to apply except in the case where provisions of this Subsection are in conflict in which case the provisions of this Subsection shall prevail.”

2. Subject to the provisions of Section 34 of the Planning Act, R.S.O. 1990, c.P. 13, this By-law shall come into force and effect on the date of its passing.

ENACTED AND PASSED this 1st day of February, A.D. 2001.

CASE OOTES,
Deputy Mayor

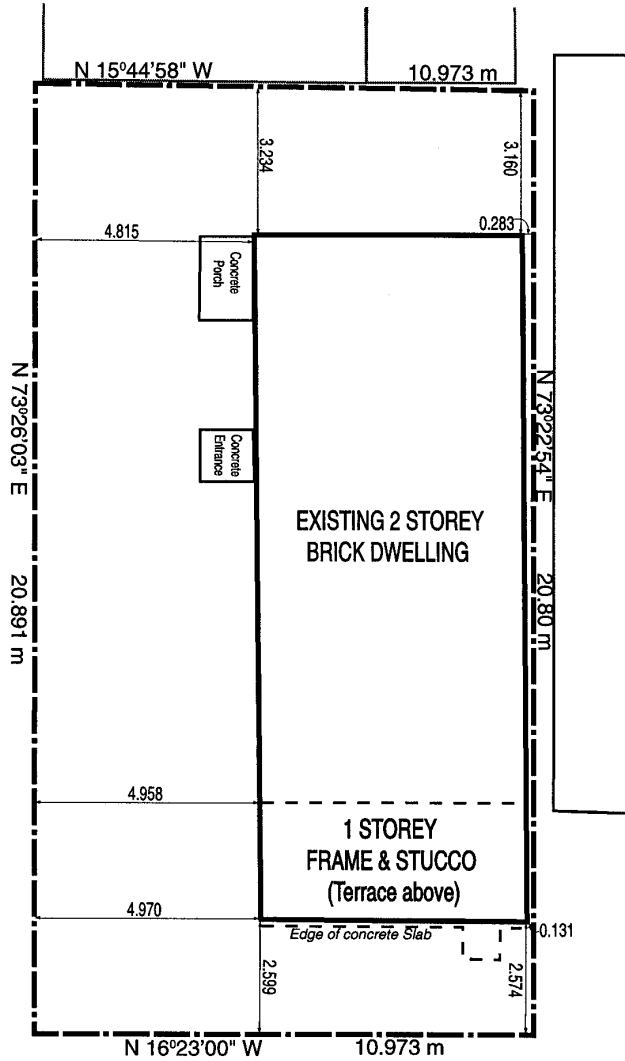
NOVINA WONG,
City Clerk

(Corporate Seal)

SCHEDULE "A"

Schedule 'A' BY-LAW Number _____
and to Section 16(385) of ZONING BY-LAW 1-83

ROGERS ROAD



SITE PLAN INFORMATION DERIVED FROM A SURVEY
PREPARED BY DIEGO FAZIO LIMITED, ONTARIO LAND
SURVEYORS, DATED OCTOBER 15, 1996.
ALL INFORMATION IN METRIC.

BOON AVENUE

By-Law Schedule

288 Boon Avenue

File# YCC-R00-001 Drwg.# 2000.5.23

↑ Not to Scale
05/31/2000