

Authority: Downtown Community Council Report No. 4, Clause No. 1,
as adopted by City of Toronto Council on May 30 and 31 and June 1, 2001
Enacted by Council: June 1, 2001

CITY OF TORONTO

BY-LAW No. 432-2001

A by-law to amend By-law No. 6752, as amended, of the former Township of East York, in respect of lands municipally known as 7 Curity Avenue.

WHEREAS authority is given to Council by section 34 of the Planning Act to pass this By-law; and

WHEREAS 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. The lands subject to this by-law are those lands outlined by a heavy black line and identified as “Area Subject to Amendment” as shown on Schedule ‘1’ attached to and forming part of this by-law.

2. Zoning By-law No. 6752, as amended, is hereby further amended as follows:

(1) by deleting Subsection 8.C.3(c)(ii)(2)(b) and substituting for it the following new Subsection 8.C.3(c)(ii)(2)(b):

“8.C.3(c)(ii)(2)(b) uses Accessory to the foregoing including:

(i) tool rental, provided that the area within the building to be used for that purpose shall not exceed 190.0 m² and shall be located in the area shown on Schedule ‘1’ as “New Tool Rental Centre” on the side of the Building facing Curity Avenue; and,

(ii) truck rental, provided that there shall be no more than two trucks offered for rental and the two trucks shall not be parked or stored on the premises in any location other than in the area shown on Schedule ‘1’ as “Truck Rental Parking”.”

(2) by deleting Subsection 8.C.3(c)(ii)(3)(b) and substituting for it the following new Subsection 8.C.3(c)(ii)(3)(b):

“8.C.3(c)(ii)(3)(b) all uses shall be located within a wholly enclosed Building.

Except for the uses identified below, Open Outside Storage of goods, materials and equipment and the outdoor display of merchandise, whether Accessory to a permitted use or not, shall be prohibited:

- (i) an outdoor garden centre having an area not exceeding 1, 542.0 m² with an Accessory outdoor display, storage and sales area shown on Schedule '1' as "Open Storage Area 1", provided that the garden centre shall not be used for any purpose other than the storage, display and sale of plants, nursery stock, flowers, gardening supplies, soil, seeds, patio stones, fertilizer, garden ornaments, garden furniture and related hardware, crafts and pottery related to gardening;
 - (ii) an area not exceeding 202.0 m² shown on Schedule '1' as "Open Storage Area 2" that shall not be used for any purpose other than the outdoor display of garden sheds;
 - (iii) an area not exceeding 30.0 m² shown on Schedule '1' as "Open Storage Area 3" that shall not be used for any purpose other than the outdoor storage of ladders, scaffolding and other non-mechanized equipment;
 - (iv) an area not exceeding 190.0m² shown on Schedule '1' as "Open Storage Area 4" that shall not be used for any purpose other than the outdoor storage of lumber stacked no higher than 3.0m; and,
 - (v) an area not exceeding 187.0m² shown on Schedule '1' as "Open Storage Area 5" that shall not be used for any purpose other than the outdoor storage of wood pallets stacked no higher than 3.5m."
- (3) by deleting subsections 8.C.3(c)(ii)(4) (ii), 8.C.3(c)(ii)(4) (iii), and 8.C.3(c)(ii)(4) (vi) and substituting for them the following new subsections 8.C.3(c)(ii)(4) (ii), 8.C.3(c)(ii)(4) (iii), and 8.C.3(c)(ii)(4) (vi):

8.C.3(c)(ii)(4) (ii)	Maximum Gross Floor Area	12,305.0 m ²
8.C.3(c)(ii)(4) (iii)	Maximum Lot Coverage	21%
8.C.3(c)(ii)(4) (vi)	Minimum number of on site Parking Spaces	1 Parking Space / 22 m ² of Gross Floor Area including a minimum of 11 Parking Spaces for the disabled."

3. Zoning By-law No. 6752 is hereby further amended by deleting Section 9.8 h) in its entirety.

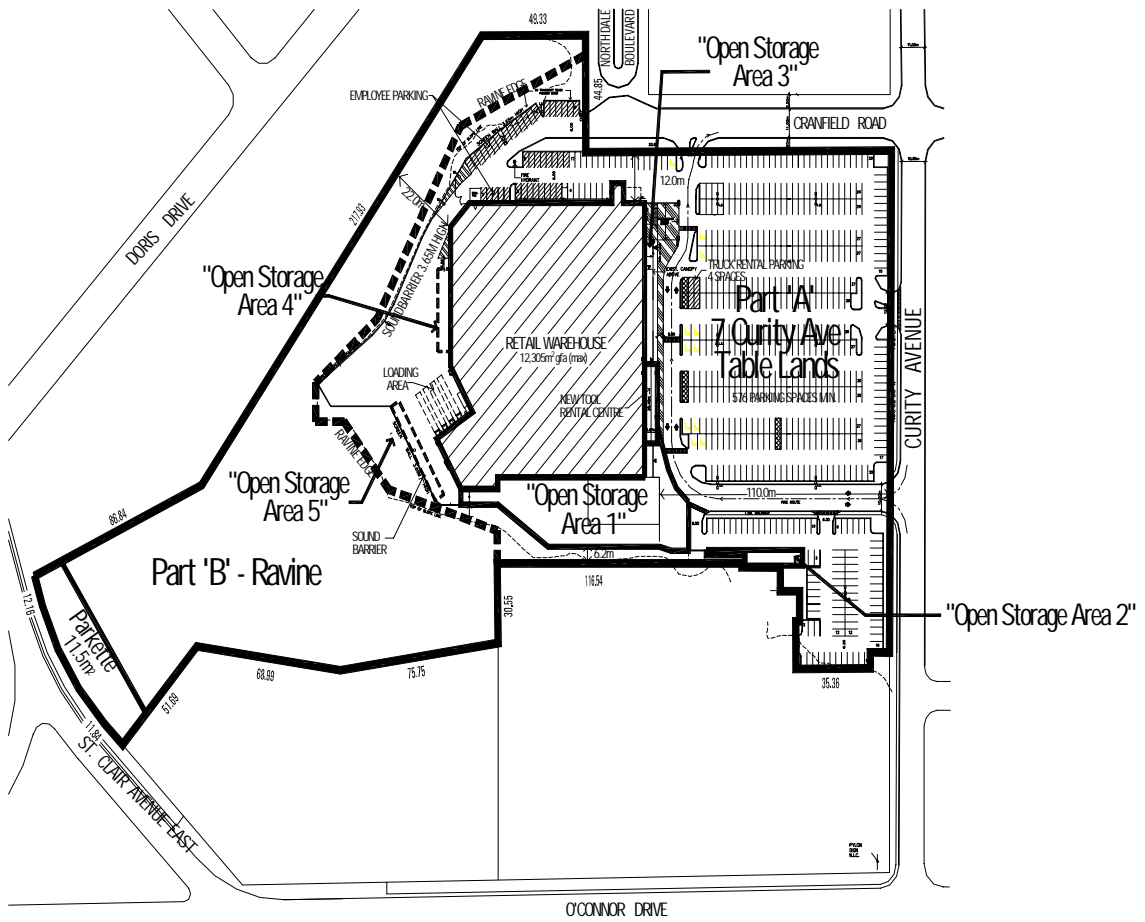
ENACTED AND PASSED this 1st day of June, A.D. 2001.

CASE OOTES,
Deputy Mayor

JEFFREY A. ABRAMS,
Acting City Clerk

(Corporate Seal)

Schedule '1'



Part 'A' - From High Performance Industrial (HPI) Zone to
Mixed Commercial Industrial Site Specific (MCI-3(c)) Zone.



Area Subject to Amendment



Ravine Edge



Except as otherwise shown, all measurements shown on this plan shall be deemed to be minimums.