CITY OF TORONTO

BY-LAW No. 336-2002(OMB)

To amend Scarborough Zoning By-law No. 9508, as amended, with respect to the Dorset Park Community.

WHEREAS authority is given to the Ontario Municipal Board by Section 34 of the *Planning Act*, R.S.O. 1990, c.P. 13, as amended, to order this By-law;

THEREFORE, the Ontario Municipal Board orders as follows:

1. Schedule "A" map is amended by deleting the current zoning and substituting the following zoning as shown on Schedule '1';

NC-80-85-130-131-150-209-240

2. Schedule "B", **PERFORMANCE STANDARDS CHART** is amended by adding the following Performance Standards:

PARKING

209. Minimum 10.5 parking spaces per 100 m² of **gross floor area** for restaurant uses.

FLOOR AREA

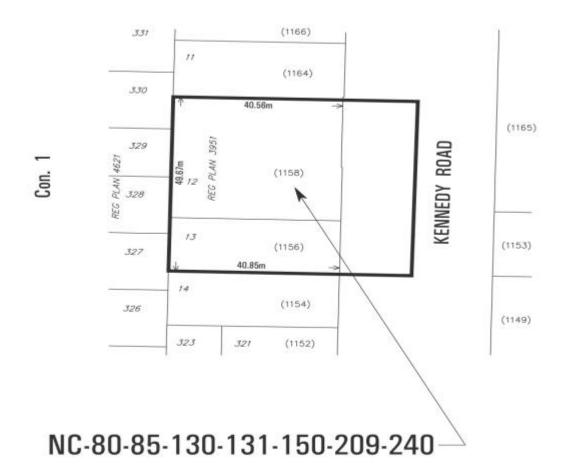
- 240. Maximum **gross floor area** for restaurant uses shall not exceed 232 m².
- 3. Schedule "C" map is amended by replacing Exception No. 10 with Exception No. 32 as it applies to the subject lands, as shown on Schedule '2'.
- **4.** Schedule "C", **EXCEPTIONS LIST** is amended by adding the following Exception No. 32:
 - 32. On those lands identified as Exception No. 32 on the accompanying Schedule "C" map, the following provisions shall apply, provided that all other provisions of this By-law, as amended, not inconsistent with this Exception, shall continue to apply.
 - (a) Only the following uses are permitted:
 - Restaurants
 - Banks
 - Medical Centre
 - Offices

- Personal Service Shops
- Retail Stores
- Ground Signs which are non-accessory
- Wall Signs which are non-accessory
- Marketplace Signs
- (b) Uses on the second storey shall be restricted to offices only; and
- (c) Notwithstanding Clause V, Section (f), the following projection, to the maximum distance shown below, shall be permitted to extend into a yard which is required to separate a building from a street.

Roof overhang 1 m

PURSUANT TO THE DECISION/ORDER NO. 0711 OF THE ONTARIO MUNICIPAL BOARD ISSUED ON MAY 7, 2001.

Schedule '1' Lot 29



TORONTO Urban Development Services
Zoning By-Law Amendment

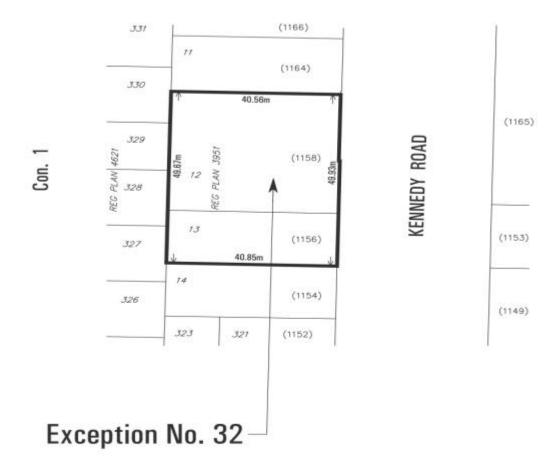
1156-1158 Kennedy Road

File # SC-Z20000022

Area Affected By This By-Law

Not to Scale Dorset Park Community By-law Extracted 12/4/01 - KP Job No. Z2000 0022-b

Schedule '2' Lot 29



TORONTO Drivelopment Services
Zoning By-Law Amendment

1156-1158 Kennedy Road

File # SC-Z20000022

