

Authority: North York Community Council Report No. 1, Clause No. 21,
as adopted by City of Toronto Council on February 1, 2 and 3, 2000
Enacted by Council: May 23, 2002

CITY OF TORONTO

BY-LAW No. 439-2002

To amend City of North York By-law No. 7625 in respect of lands municipally known as 187 Finch Avenue West.

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. Schedules B and C of By-law No. 7625 of the former City of North York are amended in accordance with Schedule "1" of this By-law.
2. Section 64.26 of By-law No. 7625 of the former City of North York is amended by adding the following subsection:

"64.26(5) C4(5)

PERMITTED USES

- (a) The only permitted use shall be a business or professional office.

EXCEPTION REGULATIONS

GROSS FLOOR AREA

- (b) The maximum gross floor area shall be 220 m².

BUILDING HEIGHT

- (c) The maximum building height shall be 8 metres or 2 storeys, whichever is the lesser.

PARKING REGULATIONS

- (d) Notwithstanding Section 6A(2), a maximum of 8 parking spaces shall be provided on the lands.
- (e) Notwithstanding Section 6A(5)(b), a two-way driveway shall have a minimum width of 3.6 metres.

SETBACKS

- (f) The minimum front yard setback shall be 17.3 metres from the centre line of Finch Avenue West.
- (g) The minimum east side yard setback shall be 1.8 metres.
- (h) The minimum west side yard setback shall be 3.6 metres.
- (i) The minimum rear yard setback shall be 26.6 metres.

LANDSCAPING

- (j) A minimum 2.5 metre landscape strip shall be provided on the lands along the rear lot line.
- (k) A minimum 1.5 metre landscape strip shall be provided on the lands, along the side yard lot lines where they abut the parking lot”.

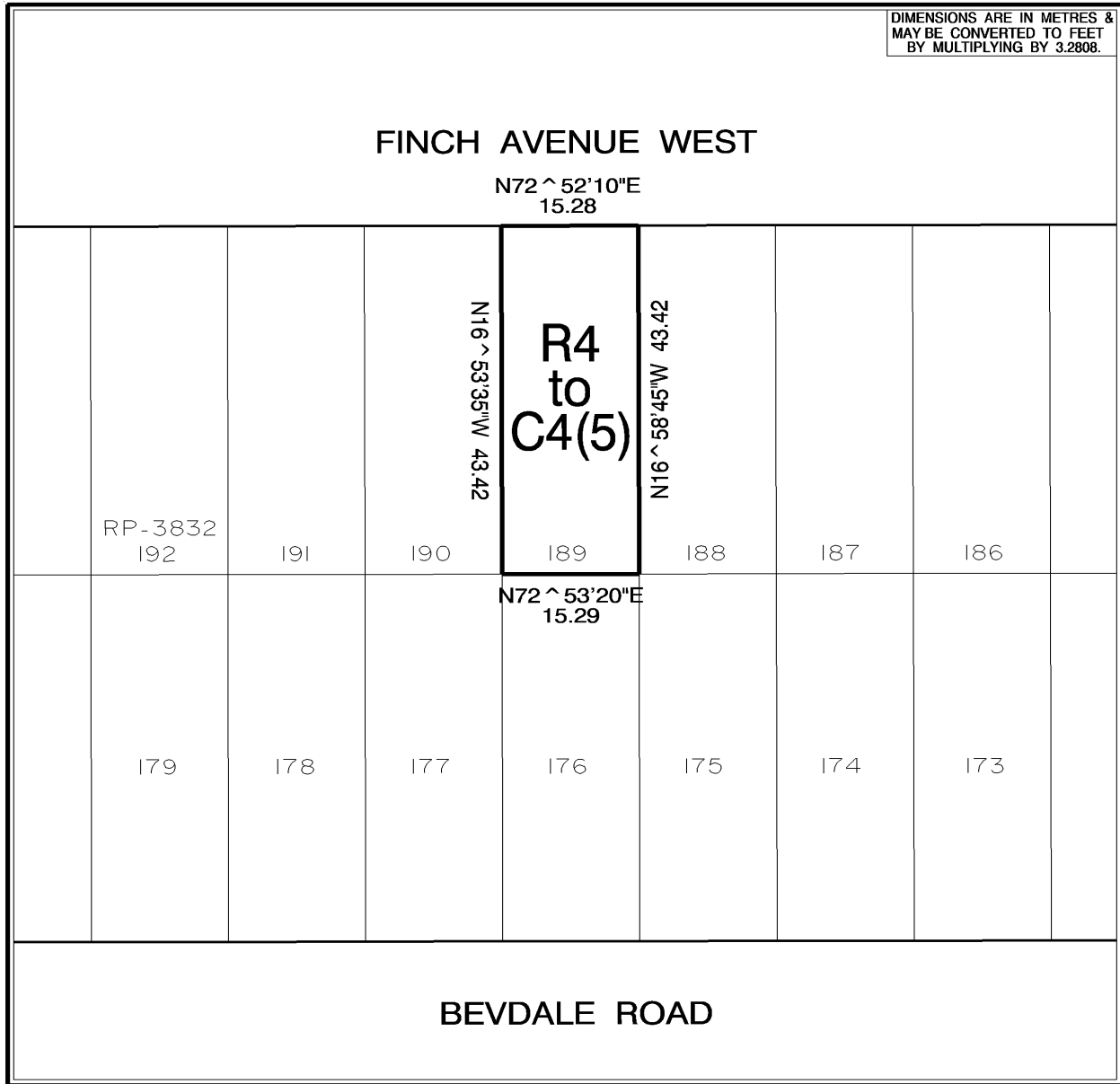
ENACTED AND PASSED this 23rd day of May, A.D. 2002.




CASE OOTES,
Deputy Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE "1"



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| <p>This is Schedule " 1 " to By-Law _____ passed the _____ day of _____, 20 ____</p> | | | |  <small>City Planning Division North District</small> |
| (Sgd.) _____ CLERK | (Sgd.) _____ MAYOR |  SUBJECT PROPERTY |  | |
| Location: Part of Lot 189, Registered Plan 3832, City of Toronto | | | | |
| File No. UDZ-99-12 | Prepared by: A.K. | Approved by: D.G. | Date: April 12, 2002 | Filename: C4(5) |
| Source: Zoning, By-Law, Lot Line, Street Line and Street Name Data - City of Toronto, City Planning Division, North District. Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets. | | | | |