

CITY OF TORONTO

BY-LAW No. 583-2002(OMB)

To amend Scarborough Zoning By-law No. 9511, as amended, with respect to the Wexford 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:

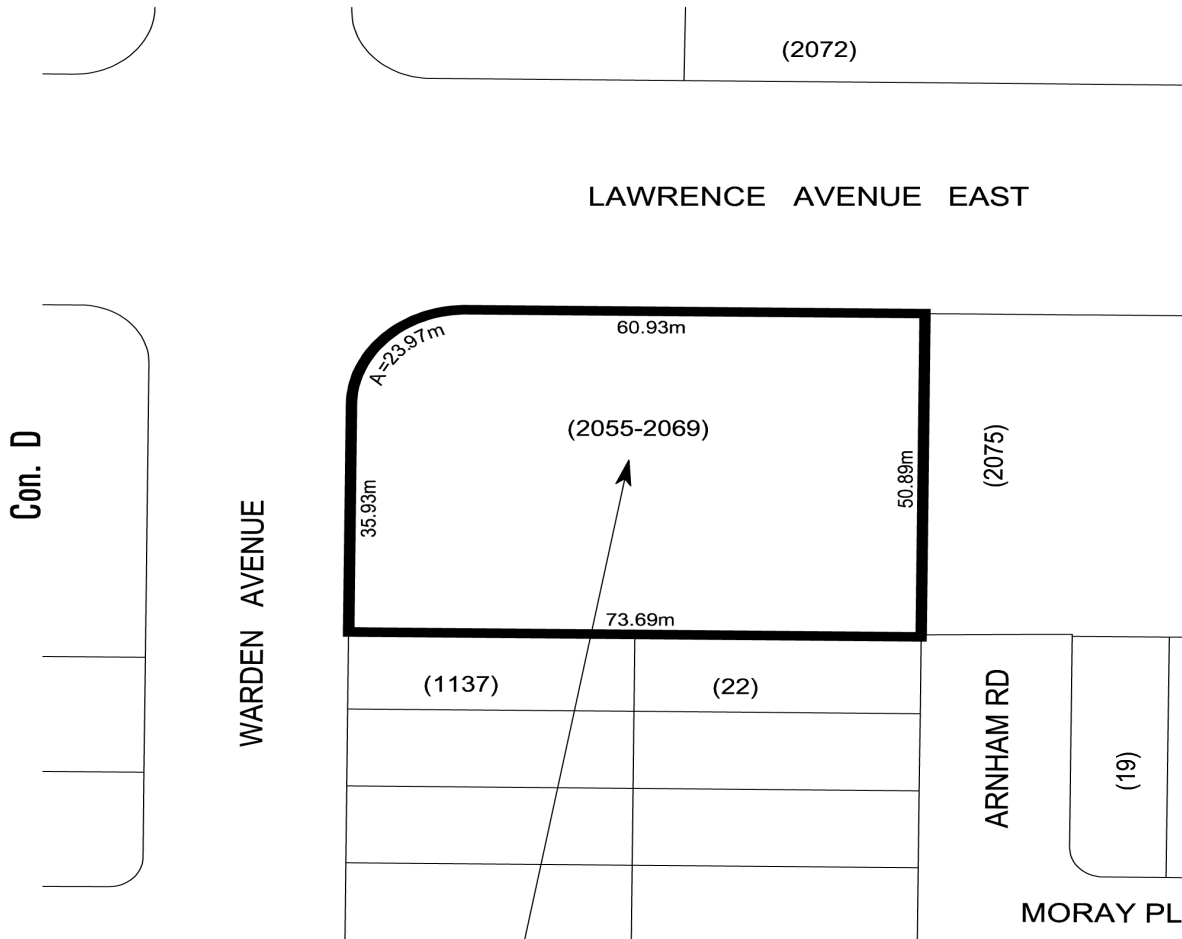
1. Exceptions Numbers “3” and “19” that appear on the Schedule “C” map attached to By-law No. 9511 with respect to that portion of the lands shown outlined by heavy lines on the plan attached hereto, known municipally as 2055 – 2069 Lawrence Avenue East, are deleted and the new Exception Number 59 is substituted in its place.
2. Schedule “C”, of By-law No. 9511 is amended by adding thereto the following additional Exception Number 59.
 59. On those lands identified as Exception 59 on the accompanying Schedule ‘1’ 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 shall be permitted:
 - Banks
 - Business and Professional Offices
 - **Ground Signs** which are **non-accessory**
 - **Marketplace Signs**
 - Medical Centres
 - Retail Stores
 - Restaurant
 - Service Shops
 - Studios
 - **Wall Signs** which are **non-accessory**

- (b) The permitted Restaurant shall be limited to one establishment occupying a gross floor area not exceeding 240 square metres and situated not less than 50 metres from Warden Avenue. The preparation and cooking of meals and sale of food and beverages to the public for consumption on or off the premises are permitted but no stage or dance floor is permitted. No outdoor patio shall be permitted to the east or south of the building and no entrance for patrons shall be permitted on the south side of the building; and
- (c) Pinball machines or other electronic or manually operated games are prohibited.

PURSUANT TO ORDER NO. 0578 OF THE ONTARIO MUNICIPAL BOARD ISSUED ON MAY 15, 2002 IN BOARD FILE NO. PL980162.

Schedule '1'

Lot 32



Exception No. 59