

Authority: Scarborough Community Council Report No. 8, Clause No. 37,
as adopted by City of Toronto Council on October 1, 2 and 3, 2002
Enacted by Council: October 3, 2002

CITY OF TORONTO

BY-LAW No. 768-2002

To amend Scarborough Zoning By-law No. 10327, as amended, with respect to the West Hill Community.

WHEREAS authority is given to Council by Sections 34, 36 and 41 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 enacts as follows:

1. Schedule "A" of the West Hill Community Zoning By-law is amended by deleting the current zoning and substituting the following, so that the amended zoning shall read as follows on Schedule '1':

I – 74 – 303 – 387 – 388 – 389 – 406

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

MISCELLANEOUS

387. Minimum 3.0 metre setback from the westerly property line, minimum 9.0 metre setback from the easterly property line, and a minimum 6.0 metre setback from the southerly property line.
388. Landscaping and driveways only are permitted within the required setbacks, however, a 6.0 metre wide strip abutting the easterly property line shall be provided for landscaping and future pedestrian and/or bike path.
389. Maximum 2 storeys (excluding basement and mechanical penthouse) and 15 metre building height.

BUILDING SETBACKS FROM STREETS

406. Minimum 6.0 metre setback from the streetline of Lawrence Avenue East.
3. Schedule 'C', is amended by removing the reference to any Exceptions from the lands identified on Schedule '1' and adding Exception No. 87.

4. Schedule 'C', **EXCEPTIONS LIST**, is amended by adding the following Exception No. 87:

87. On those lands identified as Exception 87 on the accompanying Schedule 'C' map, the following provisions shall apply, provided that all other provisions of the By-law, as amended, not inconsistent with this Exception, shall continue to apply:

(a) Additional permitted uses:

- Police Stations, Ambulance Stations and other essential Municipal services

5. The lands shown on Schedule '1' are hereby designated as a Site Plan Control Area.

ENACTED AND PASSED this 3rd day of October, A.D. 2002.

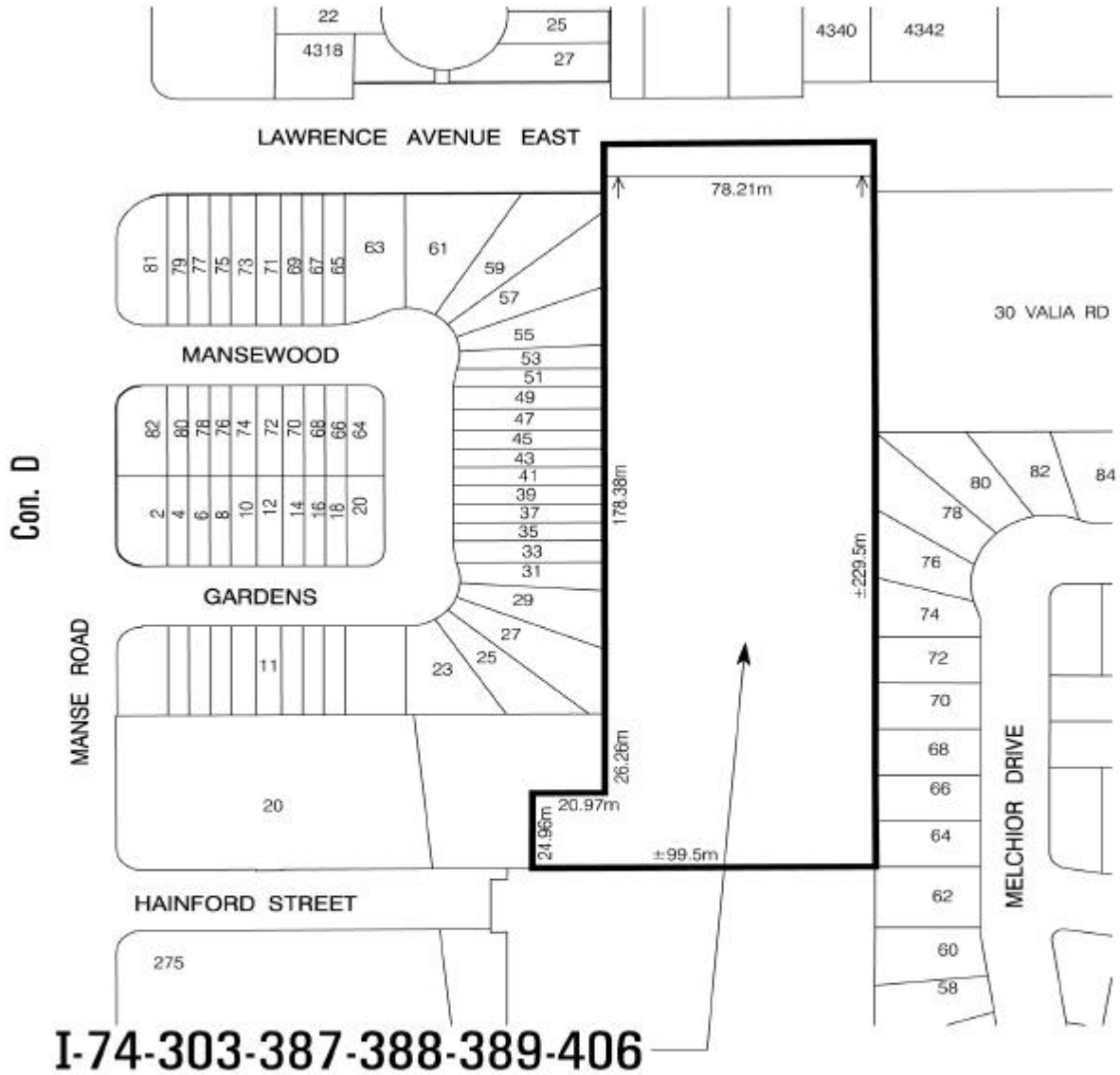
CASE OOTES,
Deputy Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

Schedule '1'

Lot 8




I-74-303-387-388-389-406

TORONTO Urban
Development Services
Zoning By-Law Amendment

South side of Lawrence Ave. E., East of Manse Rd.
File # TF CMB 2002 0005

 Area Affected By This By-Law


Not to Scale
West Hill Community By-law
Extracted 16/9/02 - KP
Job No. CMB20020005-B

Schedule 'C'

Lot 8

