

Authority: Toronto and East York Community Council Report No. 8, Clause No. 1,
adopted as amended, by City of Toronto on October 26, 27 and 28, 2004
Enacted by Council: October 28, 2004

CITY OF TORONTO

BY-LAW No. 996-2004

**To adopt Amendment No. 316 to the Official Plan for the former City of Toronto with
respect to lands municipally known in the year 2003 as 317 Dundas Street West.**

The Council for the City of Toronto HEREBY ENACTS as follows:

1. The text and map annexed hereto as Schedule "A" are hereby adopted as an amendment to the Official Plan for the former City of Toronto.
2. This is Official Plan Amendment No. 316.

ENACTED AND PASSED this 28th day of October, A.D. 2004.

DAVID R. MILLER,
Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE “A”

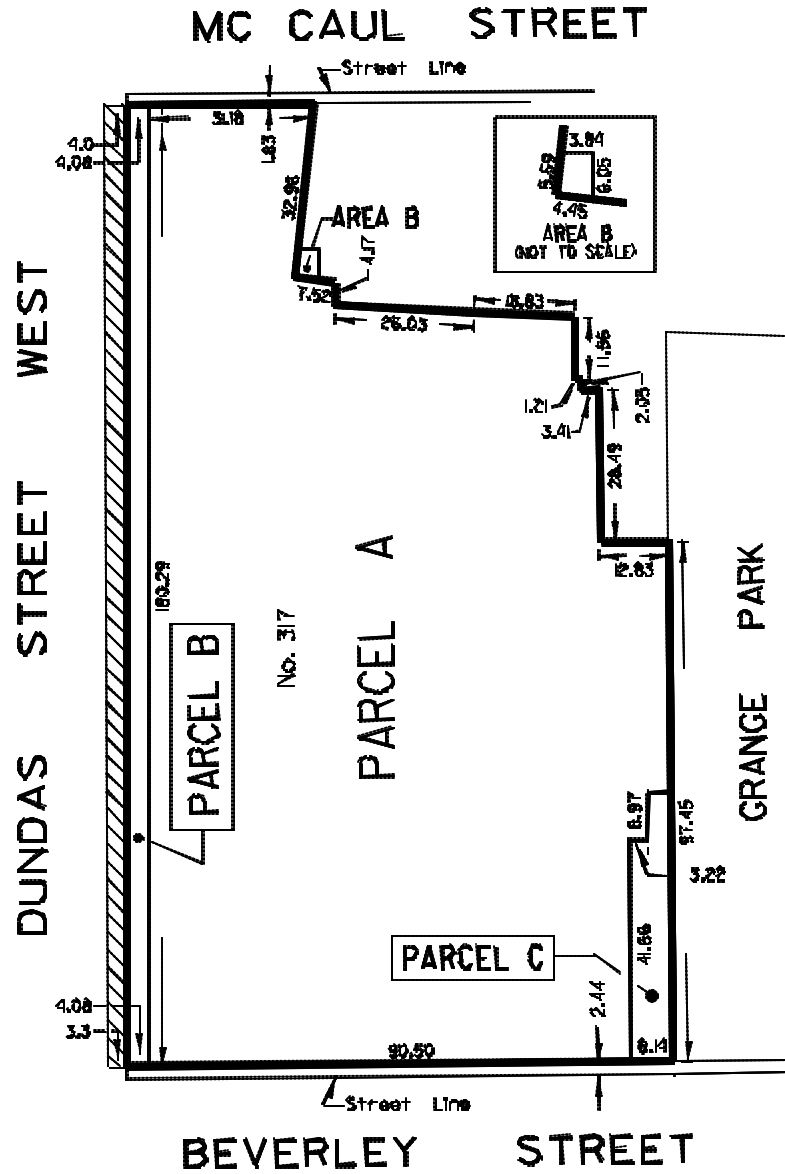
1. Section 18 of the Official Plan for the former City of Toronto is amended by adding a new Section 18.642 and Map 18.642 as follows:

“18.642 Lands known as 317 Dundas Street West.

Notwithstanding any of the provisions of this Plan, Council may pass by-laws applicable to the lands shown on Map 18.642 to permit the erection and use of a building or buildings containing *arts or cultural facilities* and *commercial* uses, and uses accessory thereto, provided that:

- (i) the *lot* on which such building or buildings are erected and used comprises at least the lands outlined by heavy lines as shown on Map 18.642 and identified as Parcel A, Parcel B and Parcel C; and
- (ii) the *total floor area* of the building or buildings does not exceed 45,000 square metres; and
- (iii) the owner of Parcel A and Parcel C enters into one or more agreements pursuant to Section 37 of the *Planning Act*, R.S.O. 1990, c.P. 13 to secure the following facilities, services and matters:
 - (a) the implementation and maintenance of a parking strategy satisfactory to the Commissioner of Works and Emergency Services prior to the issuance of a building permit.”

MAP 18.642



 AREA A



WORKS AND EMERGENCY SERVICES
 SURVEY AND MAPPING SERVICES
 TORONTO OCTOBER 26, 2004
 OPAC4/18642.DGN
 FILE: D11-25
 MAP No. 50H-312 DRAWN: DR/VC