

Authority: Etobicoke York Community Council Report 2, Clause 4,
as adopted by City of Toronto Council on February 14, 2006
Enacted by Council: February 14, 2006

CITY OF TORONTO

BY-LAW No. 191-2006

To amend Chapters 320 and 324 of the former City of Etobicoke Zoning Code and site-specific Zoning By-law No. 514-2003, with respect to certain lands fronting on the north and south side of The Queensway, between the Mimico Creek Valley and Kipling Avenue, to introduce a parking requirement for townhouse dwellings within the Limited Commercial-Avenues (AV) zone.

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 the matters herein set out are in conformity with Official Plan Amendment No. 95-2002, as adopted by the Council of the City of Toronto; and

WHEREAS Council of the City of Toronto has provided adequate information to the public and held at least one public meeting in accordance with the *Planning Act*;

THEREFORE the Council of the City of Toronto HEREBY ENACTS as follows:

1. That the following development standard be added to the Limited Commercial-Avenues (AV) zone applicable to the lands described in site-specific By-law No. 514-2003:

A. Parking

In addition to the parking requirements of Section I (3) of By-law No. 514-2003, where a residential development consists of townhouse dwellings, the minimum parking requirement shall be:

- (i) for townhouse units with two bedrooms or less: 1.0 parking spaces per dwelling unit, plus a minimum of 0.2 parking spaces per dwelling unit exclusively for visitors; and
- (ii) for townhouse units with three bedrooms or more: 1.4 parking spaces per dwelling unit, plus a minimum of 0.2 parking spaces per dwelling unit exclusively for visitors.

2. The provisions of this By-law shall not apply to the lands at municipal address 627-629 The Queensway.

3. Where the provisions of this By-law conflict with the provisions of the Etobicoke Zoning Code and/or Zoning By-law No. 514-2003, the provisions of this By-law shall apply.

4. Chapter 324, Site Specifics, of the Etobicoke Zoning Code, is hereby amended to include reference to this By-law by adding the following to Section 324-1, Table of Site Specific By-laws:

| BY-LAW NUMBER AND ADOPTION DATE | DESCRIPTION OF PROPERTY | PURPOSE OF BY-LAW |
|--|--|---|
| 191-2006 February 14, 2006 | Lands fronting on the north and south side of The Queensway, between the Mimico Creek Valley and Kipling Avenue. | To amend the Etobicoke Zoning Code and Zoning By-law No. 514-2003 to introduce a parking requirement for townhouse dwellings within the Limited Commercial-Avenues (AV) zone. |

ENACTED AND PASSED this 14th day of February, A.D. 2006.

DAVID R. MILLER,
Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)