

CITY OF TORONTO

BY-LAW No. 349-2006(OMB)

**To adopt Amendment No. 1127 to the Official Plan for the former City of Scarborough
with respect to lands municipally known as 1151 Victoria Park Avenue.**

WHEREAS the Ontario Municipal Board pursuant to its Order No. 0150 dated January 17, 2006, upon hearing the appeal of Georgian Clairlea Inc., under Section 22(7) of the *Planning Act*, R.S.O. 1990, c.P. 13, as amended, deems it advisable to amend the Official Plan of the City of Toronto, former City of Scarborough;

THEREFORE the Ontario Municipal Board hereby amends the Official Plan of the City of Toronto (former City of Scarborough Clairlea Community Secondary Plan), as follows:

OFFICIAL PLAN AMENDMENT

- A. The Clairlea Community Secondary Plan Land Use Map, Figure 4.9, is amended as it affects the land on the east side of Victoria Park Avenue, north of St. Clair Avenue East, as shown on the attached Schedule 'I', by deleting the **Medium Density Residential (RM-37)** designation and replacing it with a **High Density Residential** designation, together with Policy Number 6.
- B. The Clairlea Community Secondary Plan is amended by introducing Numbered Policy 6 as follows:

6. East Side of Victoria Park Avenue, North of St. Clair Avenue East

1. The **High Density Residential** designation provides for a maximum height of 5 storeys.
2. Amendments to the Zoning By-law to increase the height or density of development may require the provision of facilities, services, or matters to improve community facilities, amenities and/or services available to the area pursuant to Section 37 of the *Planning Act*, R.S.O. 1990, as amended.

PURSUANT TO ORDER/DECISION NO. 0150 OF THE ONTARIO MUNICIPAL BOARD
ISSUED ON JANUARY 17, 2006 IN BOARD CASE NO. PL040959.

CLAIRLEA COMMUNITY SECONDARY PLAN

