

Authority: North York Community Council Report 6, Clause 22,
as adopted by City of Toronto Council on July 25, 26 and 27, 2006
Enacted by Council: July 27, 2006

CITY OF TORONTO

BY-LAW No. 631-2006

To amend former City of North York Zoning By-law No. 7625, as amended, with respect to lands municipally known as 2722 Bayview Avenue.

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 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 HEREBY ENACTS as follows:

1. Schedules “B” and “C” of By-law No. 7625 of the former City of North York are amended in accordance with Schedule “1” of this by-law.
2. Subsection 64.11(5) of By-law No. 7625 of the former City of North York is amended by adding the following:

“64.11(5) R2(5)

PERMITTED USES

- (a) In addition to the uses permitted in the R2 zone, the following uses shall also be permitted within the building existing as of June 1, 2006:
 - (i) a professional medical office and a dispensing pharmacy accessory to the “professional medical office.”
- (b) For the purpose of this by-law exception only, “professional medical office” means the use of a building or part of a building for the consultation, diagnosis, surgical or therapeutic treatment of persons by not more than 6 members, at any one time, of the medical or dental professions, or individuals licensed under the *Drugless Practitioners Act* or the *Regulated Health Professionals Act, 1991*.
- (c) For the purpose of this by-law exception only, “dispensing pharmacy” means a drug store where only medicines, drugs, and medical appliances or aids are compounded, dispensed or sold, but shall not contain any other articles or goods which are sold or displayed for sale to the public.
- (d) The maximum gross floor area for a professional medical office and dispensing pharmacy shall be 342.0m².
- (e) The maximum gross floor area for a dispensing pharmacy shall be 23.0m².

- (f) For a professional medical office, the exterior design of the existing building shall not be altered.
- (g) For a professional medical office, a parking area with a minimum of 18 parking spaces shall be provided.
- (h) The parking area for a professional medical office shall be buffered with a 3 metre wide landscaping strip along the south lot line and west lot line.
- (i) There shall be no external signage with respect to the dispensing pharmacy.”

3. By-law No. 523-2002 of the City of Toronto is hereby repealed.

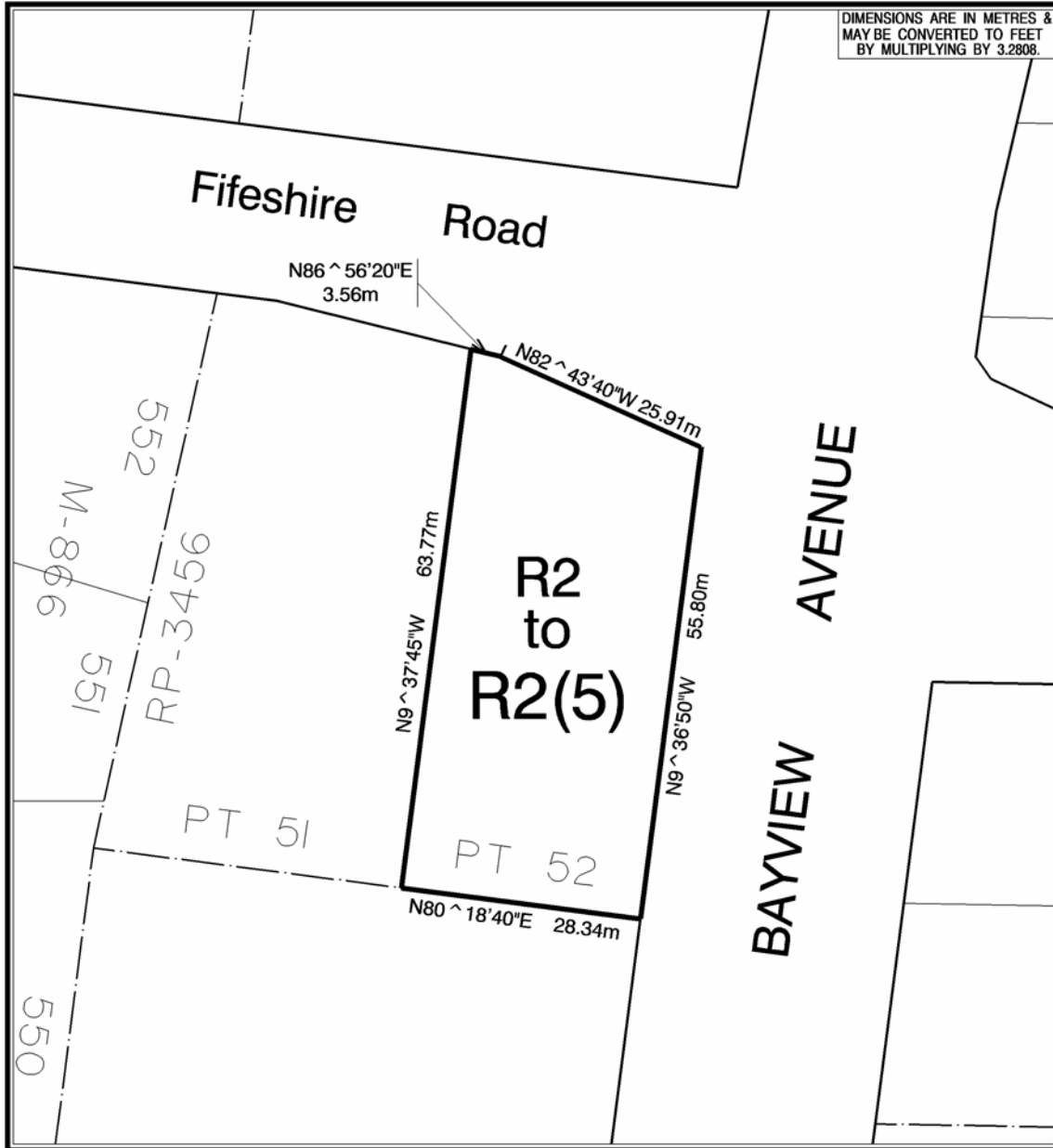
ENACTED AND PASSED this 27th day of July, A.D. 2006.

DAVID R. MILLER,
Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE "1"



This is Schedule " 1 " to By-Law _____
 passed the _____ day of _____, 20 ____

(Sgd.) _____ (Sgd.) _____
 CLERK MAYOR

Location: Part of Lot 52, R.P. 3456, City of Toronto

File: UDZ-00-15 Prepared by: A.A. Approved by: N.S. Date: DEC. 4, 2000 Filename: SBL3008

Source: Zoning, By-Law, Lot Line, Street Line and Street Name Data - City of Toronto, City Planning Division, North District.
 Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets.

TORONTO
 City Planning Division
 North District

SUBJECT PROPERTY