

CITY OF TORONTO

BY-LAW No. 1106-2008(OMB)

To adopt Amendment No. 582 to the Official Plan for the former City of North York with respect to lands municipally known as 1705, 1717, 1719, 1743 and 1745 Avenue Road.

WHEREAS the Ontario Municipal Board pursuant to an Order No. 2085 issued July 25, 2007, upon hearing the appeal of Riocan Real Estate Investment Trust and Avelair Holdings Inc. under Section 22(7) of the *Planning Act*, R.S.O. 1990, c.P. 13, as amended, deems it advisable to amend the former City of North York Official Plan;

THEREFORE the Official Plan for the former City of North York is amended as follows:

1. The following text and map attached hereto as Schedule "A" are hereby adopted as Amendment No. 582 to the Official Plan of the former City of North York.
2. This is Official Plan Amendment No. 582.

PURSUANT TO DECISION/ORDER NO. 2085 OF THE ONTARIO MUNICIPAL BOARD ISSUED ON JULY 25, 2007 IN BOARD FILE NO. PL060411.

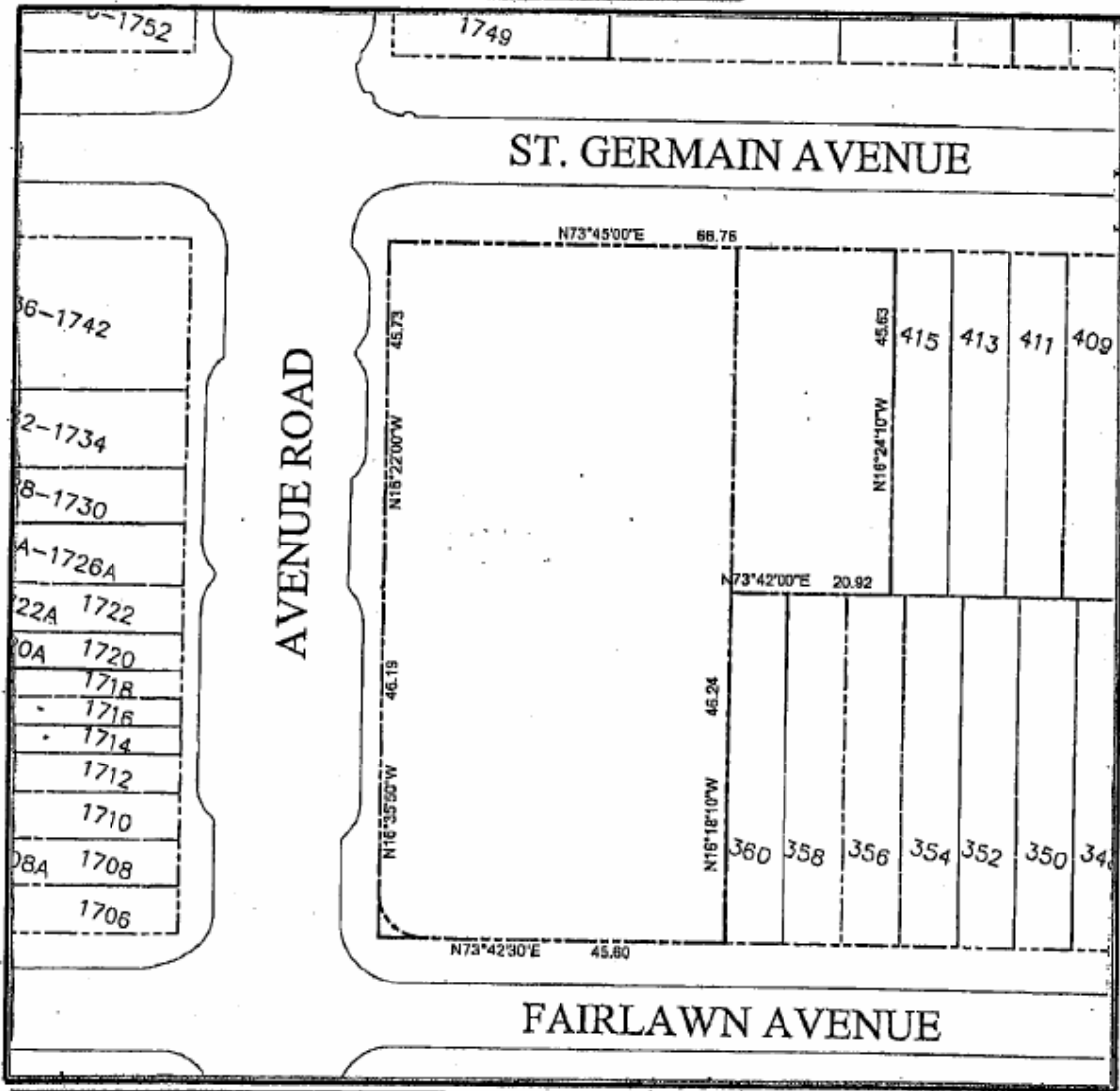
AMENDMENT NO. 582
TO THE OFFICIAL PLAN FOR THE
FORMER CITY OF NORTH YORK

ITEM 1



1. Part C.9 – Specific Development, is amended by adding the following:

C.9.253 Lands on the east side of Avenue Road, between Fairlawn Avenue and St. Germaine Avenue are designated Arterial Corridor Area (ACA) and Residential Density One. Within this area, a mixed use development with a maximum density of 3.18 FSI and a maximum height of 6 storeys shall be permitted.

Schedule "A"
(Amendment No.: 582)



Amendment to MAP C.1 LAND USE

<p>TB CMB 2002 0017</p> <p>Prepared by: _____</p> <p>Approved by: _____</p> <p>Date: _____</p> <p>Filename: _____</p>		 NOT TO SCALE  SUBJECT PROPERTY
<p>Location: _____</p> <p><small>Source: Official Plan, By-Law, Lot Line, Street Line and Street Name Maps - North York (Planning) Department. Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets.</small></p>		