

Authority: Scarborough Community Council Item 35.21,
as adopted by City of Toronto Council on June 8 and 9, 2010
Enacted by Council: June 9, 2010

CITY OF TORONTO

BY-LAW No. 624-2010

**To amend the Warden Woods Community Zoning By-law No. 950-2005, as amended,
with respect to the lands municipally known as 300 Danforth Road.**

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. Schedule 'A' of the Warden Woods Community Zoning By-law No. 950-2005 is further amended by adding additional new zoning on the subject lands as shown on Schedule '1' attached hereto and forming part of this By-law, together with the following letters and numerals:

TH – 18 – 21 – 50 – 63 – 64 – 141 – 174 – 175 – 207

2. Schedule 'B', **Performance Standards Chart**, is amended by adding the following Performance Standards:

REAR YARD SETBACK

50. For the rear main wall of the **dwelling unit** and detached garage:

- (i) Where a **dwelling unit** is serviced by a rear **lane** a minimum of 12.0 m from a lane having a minimum width of 6.0 m.
- (ii) Where a detached garage is serviced by a rear **lane** a minimum of 0.5 m from a lane having a minimum width of 6.0 m.

PARKING

174. A detached garage shall be provided with each townhouse **dwelling unit** where such townhouse **dwelling units** are serviced by a rear **lane**.

175. Minimum 1.0 **parking space** per **dwelling unit**.

3. Within the lands shown on Schedule '1' attached to this By-law, no person shall use any land or erect or use any building or structure unless the following municipal services are provided to the lot line and the following provisions are complied with:
- (a) all new public roads have been constructed to a minimum of base curb and base asphalt and are connected to an existing public highway, and
 - (b) all water mains and sanitary sewers, and appropriate appurtenances, have been installed and are operational.

ENACTED AND PASSED this 9th day of June, A.D. 2010.

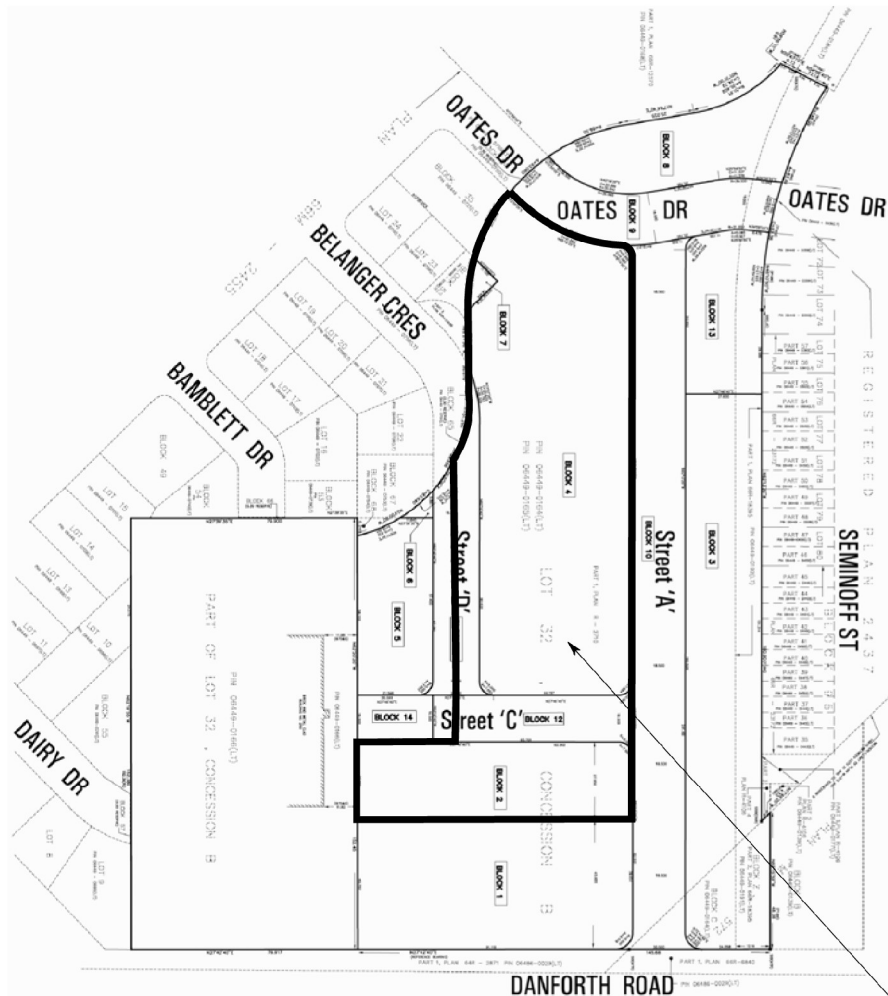
SANDRA BUSSIN,
Speaker

ULLI S. WATKISS
City Clerk

(Corporate Seal)

Schedule '1'
Lot 32

Con. B



A-19D-84-102-152-162-169-207 OR
TH-18-21-50-63-64-141-174-175-207

 **Toronto** City Planning
Division
Zoning By-Law Amendment

300 Danforth Road
File # 09-110484 0Z

 Area Affected By This By-Law

Oakridge Community District Bylaw
Not to Scale
05/04/10
