

Authority: Scarborough Community Council Item 17.28,
as adopted by City of Toronto Council on July 11, 12 and 13, 2012
Enacted by Council: July 13, 2012

CITY OF TORONTO

BY-LAW No. 990-2012

To amend the former Scarborough Village Community Zoning By-law No. 10010, as amended, with respect to the lands municipally known as 3360 Kingston 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"** is amended by deleting the current zoning and replacing it with the following zoning as shown on the attached Schedule "1":

M (H) – 137 – 159 – 218 – 227 – 228 – 277 – 324 – 402 – 403 – 404

M (H) – 86 – 137 – 181 – 218 – 276 – 324 – 402 – 403 – 404

2. **Schedule "B", PERFORMANCE STANDARD CHART**, is amended by adding the following Performance Standards:

PARKING

227. Enclosed **parking spaces** shall have a minimum width of 2.9 metres and a minimum length of 5.9 metres.

228. A minimum of 4 **parking spaces** for visitor use.

INTENSITY OF USE

276. Maximum number of **dwelling units**: 7

277. Maximum number of **dwelling units**: 3

MISCELLANEOUS

403. **CLAUSE VI - PROVISIONS FOR ALL ZONES, Sub-Clause 19. Front Yard Landscaping and Front Yard Soft Landscaping Requirements** shall not apply.

404. **CLAUSE VII - GENERAL PARKING REGULATIONS FOR ALL ZONES, Sub-Clause 1.3.2 Driveway Dimensions**, Subsections 1.3.2.1 and 1.3.2.2 shall not apply.

3. Schedule "C", EXCEPTION MAP, is amended by adding Exception Number 47 to the lands outlined on Schedule "2" as follows:

47. On those lands identified on the accompanying map, the following provisions shall apply:

- (a) Permitted uses prior to the removal of the Holding Provision (H) from the zoning shall be restricted to all uses permitted in the Highway Commercial (HC) zone together with the following performance standards:

HC – 29 – 52 – 75 – 86

- (b) The Holding Provision (H) used in conjunction with the Multiple-Family Residential (M) Zone shall be removed by amending By-law when:

Council is satisfied that proof of reciprocal easements for servicing, access and parking, between the owners of 3360 Kingston Road and the lands formerly known as 3354 Kingston Road, now 3354A to 3358C Kingston Road, 6 to 14 Vasto Lane and 19 to 27 Vasto Lane, have been provided to the satisfaction of the Executive Director of Technical Services, the (Acting) Chief Planner and Executive Director of City Planning, and the City Solicitor.

- (c) Upon removal of the Holding Provision (H), the following additional provisions shall apply:

- (i) **CLAUSE VI – PROVISIONS FOR ALL ZONES**, Section 5. **Landscaping Requirements**, and Section 6. **Coverage** shall not apply.
- (ii) Day Nurseries and Nursing Homes are prohibited.
- (iii) The height of all buildings on Kingston Road shall not exceed 3 storeys, excluding basements.

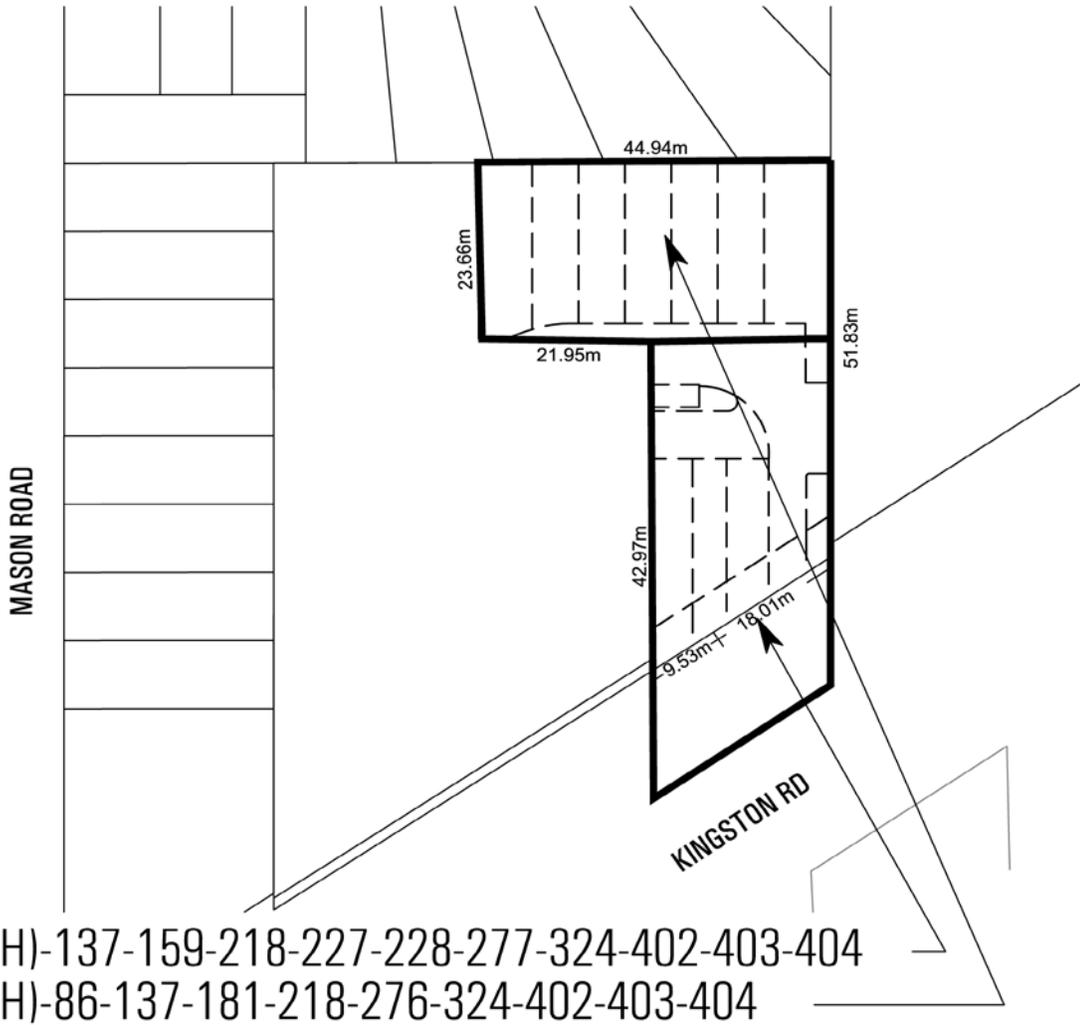
ENACTED AND PASSED this 13th day of July, A.D. 2012.

FRANCES NUNZIATA,
Speaker

ULLI S. WATKISS,
City Clerk

(Corporate Seal)

Schedule '1'



Toronto City Planning Division
Zoning By-Law Amendment

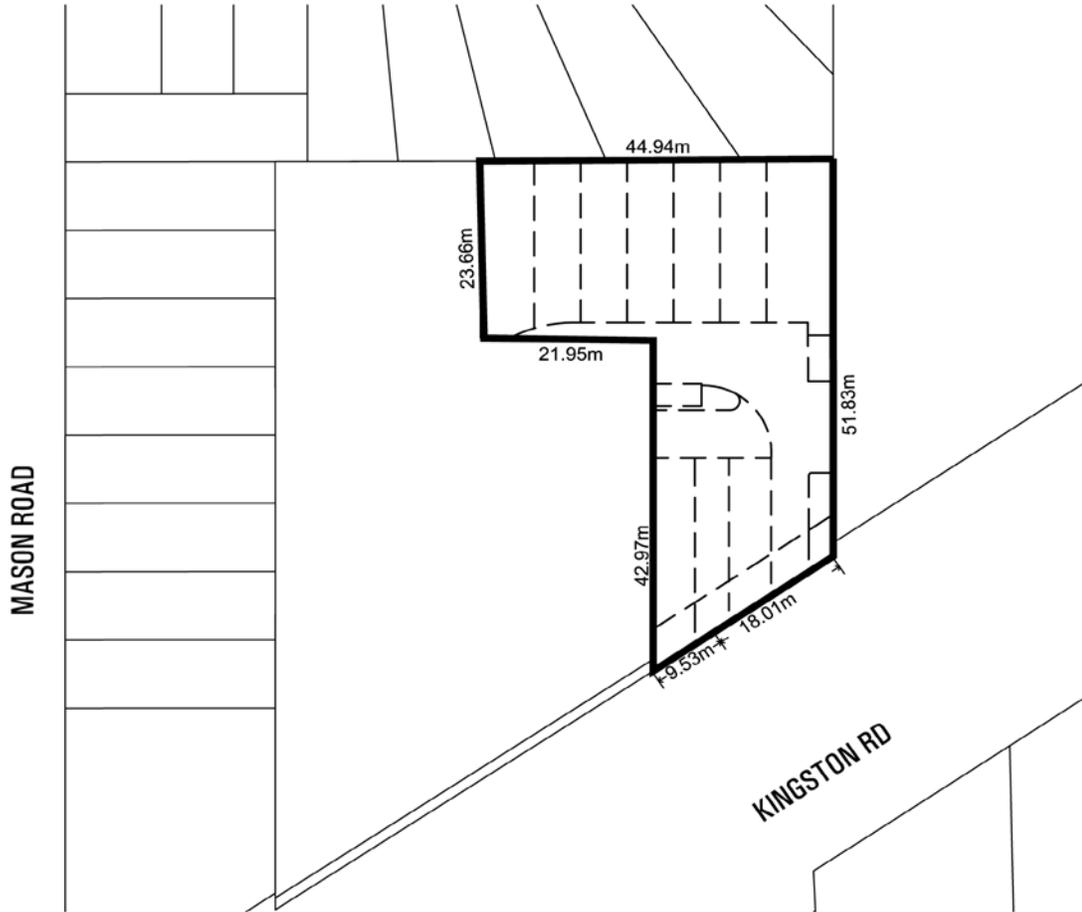
3360 Kingston Road
 File # 11 260583 ESC 36 OZ

 Area Affected By This By-Law

Scarborough Village Community Bylaw
 Not to Scale
 07/04/12



Schedule '2'



Exception No. 47

TORONTO City Planning Division
Zoning By-Law Amendment

3360 Kingston Road
 File # 11 260583 ESC 36 OZ

 Area Affected By This By-Law

Scarborough Village Community Bylaw
 Not to Scale
 07/04/12

