

Authority: Ontario Municipal Board Order/Decision issued on May 2, 2012 and August 2, 2012 in Board Case No. PL111262

**CITY OF TORONTO**

**BY-LAW No. 1066-2012(OMB)**

**To adopt Amendment No. 170 to the Official Plan for the City of Toronto respecting the lands known municipally as 18, 20, 22, 24 and 26 Rean Drive.**

WHEREAS the Ontario Municipal Board, pursuant to its Orders dated May 2, 2012 and August 2, 2012, deems it advisable to amend the City of Toronto Official Plan with respect to certain lands municipally known as 18, 20, 22, 24 and 26 Rean Drive;

THEREFORE the Official Plan of the City of Toronto is amended by the Ontario Municipal Board as follows:

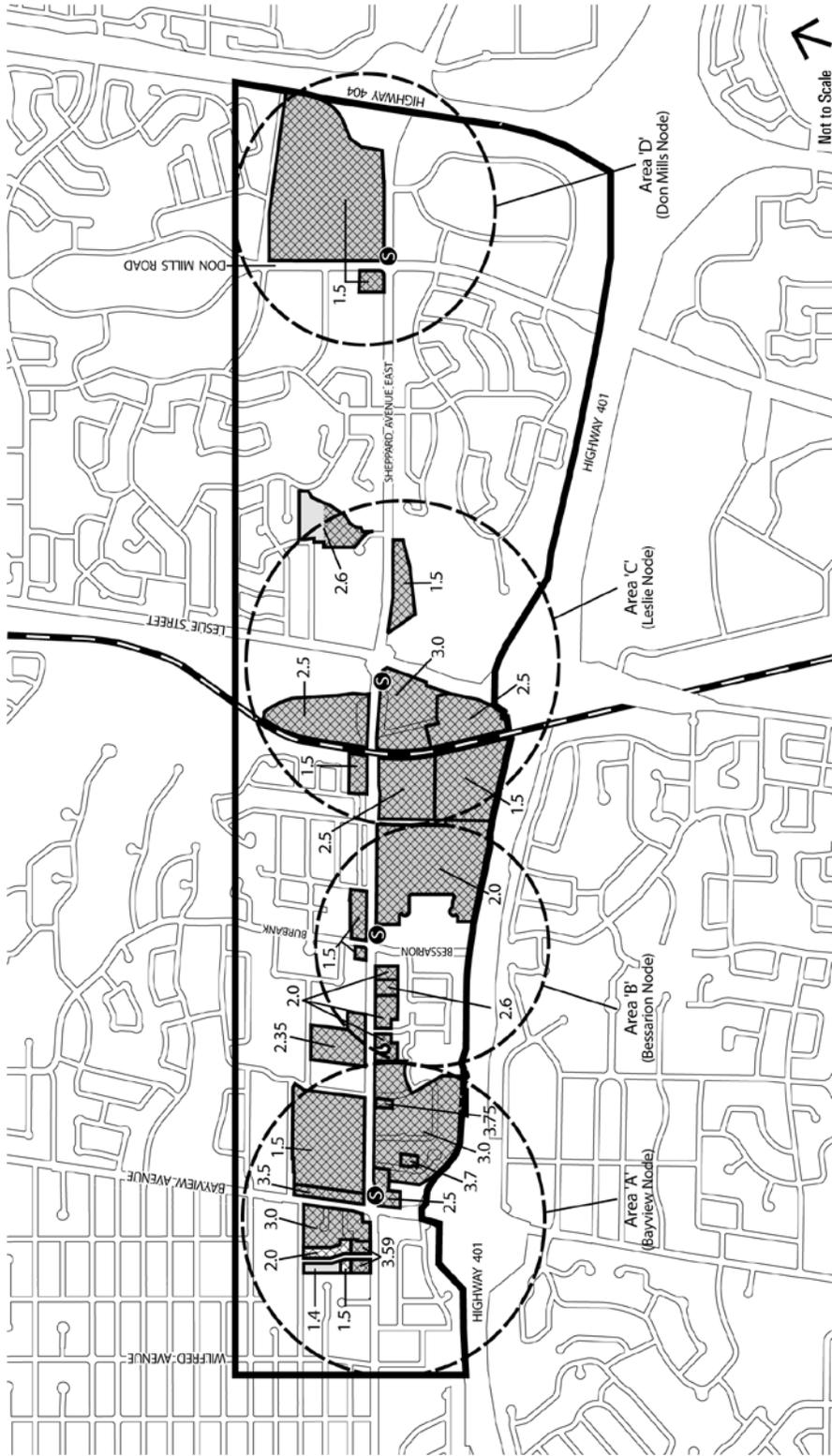
1. The attached Amendment No. 170 to the Official Plan of the City of Toronto, consisting of the attached text and map is hereby approved.

PURSUANT TO THE ORDERS/DECISIONS OF THE ONTARIO MUNICIPAL BOARD ISSUED ON MAY 2, 2012 AND AUGUST 2, 2012 UNDER BOARD CASE FILE NO. PL111262.

**OFFICIAL PLAN AMENDMENT NO. 170****TO THE CITY OF TORONTO OFFICIAL PLAN**

1. The Official Plan of the City of Toronto is amended as follows:
  - (a) Chapter 6, Section 9 (Sheppard East Subway Corridor Secondary Plan), is amended to allow a density of 3.75 times the lot area for the lands municipally known as 18, 20, 22, 24 and 26 Rean Drive, by replacing the first sentence in Section 4.2.2 – Kenaston Gardens/Sheppard Square Areas, with the following:

"The Secondary Plan assigns a *Mixed Use Areas* designation, and densities of 3.0, 3.7 and 3.75 times the lot area, as shown on Map 9-2, in anticipation of redevelopment."
  - (b) In lieu of the provision of a public community centre, in exchange for the additional density of 2,116 m<sup>2</sup> for the lands municipally known as 18, 20, 22, 24 and 26 Rean Drive, Council may accept a monetary contribution towards the cost of constructing and equipping the same facility at another location serving the Sheppard East Subway Corridor, provided:
    - (i) Council is satisfied that the provision of the facility within the development is not practical or feasible, or alternative arrangements for the provision of the facility are preferable;
  - (c) Map 9-2, Key Development Areas, of Chapter 6, Section 9 (Sheppard East Subway Corridor Secondary Plan) is amended to permit a density of 3.75 times the lot area for the lands municipally known as 18, 20, 22, 24 and 26 Rean Drive as shown on Schedule "1".



**Toronto** City Planning  
**Official Plan Amendment #170 – Schedule 1**  
**18, 20, 22, 24, 26 Rean Drive**  
 File # 10 308452 NNY 24

Map 9.2, Key Development Areas, of Chapter 6, Section 9, Sheppard East Subway Corridor Secondary Plan is amended by permitting a maximum density of 3.75 times the lot area for the lands municipally known as 18, 20, 22, 24, 26 Rean Drive.

- Secondary Plan Boundary
- 1.5 Density
- Neighbourhoods
- Apartment Neighbourhoods
- Mixed Use Areas
- S Subway Station

March 2009