

Authority: North York Community Council Item NY20.42, as adopted by City of Toronto Council on March 9, 2017

## CITY OF TORONTO

### BY-LAW 573-2017

**To amend former City of North York Zoning By-law 7625, as amended, with respect to the lands municipally known as 3336A, 3336B, 3336C, 3336D, 3338A, 3338B, 3338C, 3338D, 3340A, 3340B, 3340C, 3340D, 3348A, 3348B, 3348C, 3348D, 3348E and 3348F 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 enacts:

1. Schedules "B" and "C" of By-law 7625 are amended in accordance with Schedule 1 of this By-law.
2. Section 64.13 of By-law 7625 is amended by adding the following subsection:

**"64.13(117) R4(117)**

#### **DEFINITIONS**

##### **ESTABLISHED GRADE**

- (a) For the purposes of this exception, "established grade" shall mean the elevation as fixed by the municipality at the geodetic elevation of 184.5 metres;

#### **EXCEPTION REGULATIONS**

The following regulations will apply:

##### **LANDSCAPING**

- (b) Section 6A(6)(c) shall not apply;
- (c) Notwithstanding Section 7.4B(a), a minimum of 60 percent of the front yard not covered by a permitted driveway shall be maintained as soft landscaping;

##### **LOADING**

- (d) Notwithstanding Section 6A(16)(a), 1 loading space is required;
- (e) Section 6A(16)(d)(iv) shall not apply; and

**BICYCLE PARKING SPACES**

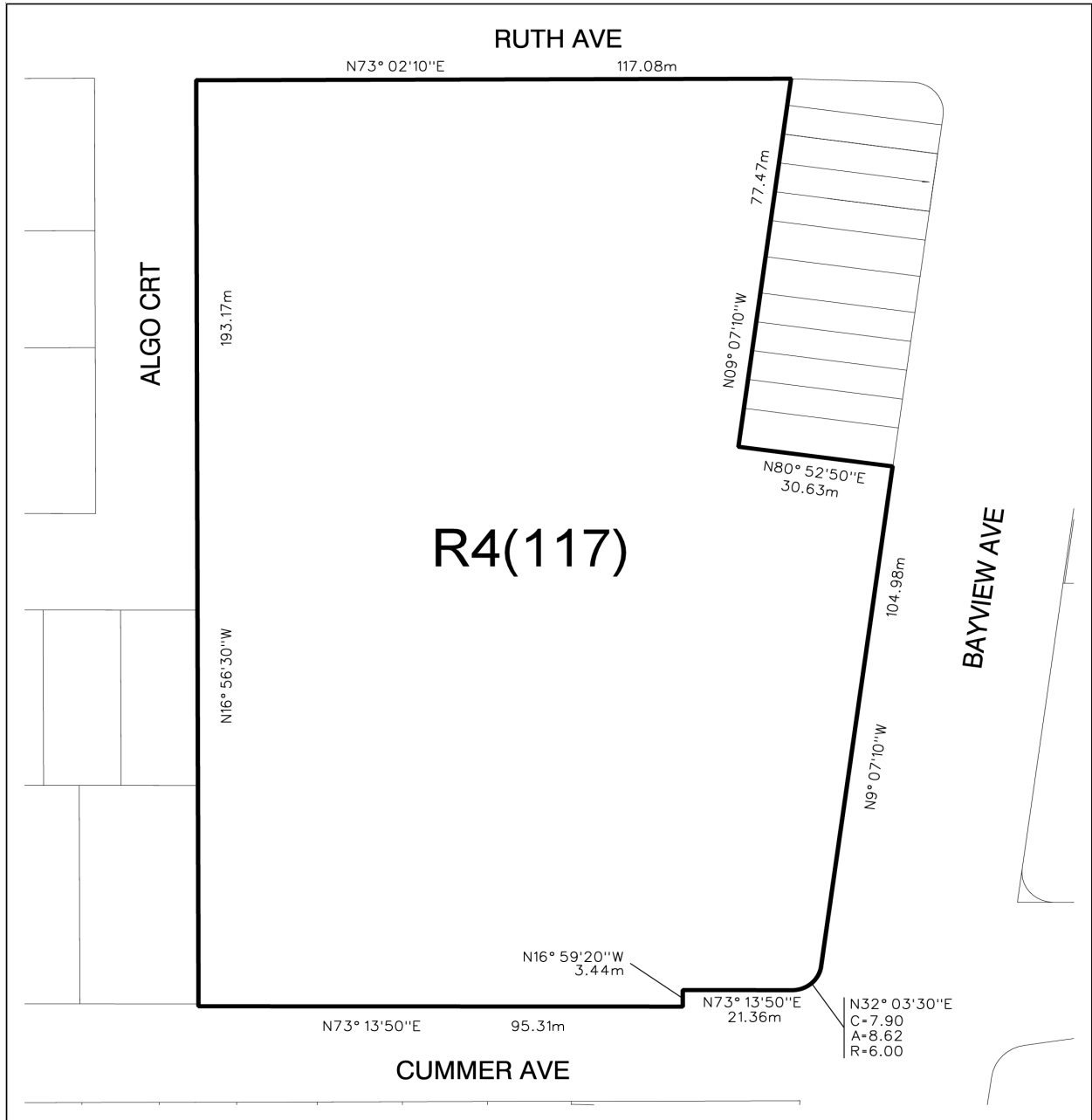
- (f) A minimum of 59 bicycle parking spaces is required."
3. By-law 32566, including Schedule 1, as it pertains to Section 64.16 of former City of North York Zoning By-law 7625, is repealed only for 3348A, 3348B, 3348C, 3348D, 3348E and 3348F Bayview Avenue.
4. By-law 126-2002, including Schedule 1 and Schedule RM1(44), as it pertains to Section 64.16 of former City of North York Zoning By-law 7625, is repealed.
5. 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 on May 26, 2017.

Frances Nunziata,  
Speaker

Ulli S. Watkiss,  
City Clerk

(Seal of the City)



Schedule 1

Lots 11 & 12 and part of Lot 13 R.P. 1962 and  
Part of Lots 1 to 6 inclusive R.P. 4180, City of Toronto

File # 16 117899 NNY 24 0Z

Lloyd & Purcell Ltd.

Date: 01/12/2017

Approved by: D.S.



Not to Scale