

Authority: Etobicoke York Community Council Item EY26.2, as adopted by City of Toronto Council on December 5, 6, 7 and 8, 2017

CITY OF TORONTO

BY-LAW 1457-2017

To amend Chapters 304, 320 and 324 of the Etobicoke Zoning Code, with respect to the lands municipally known as 35 Taber 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 enacts:

1. That the Zoning classification of the lands shown on Schedule A and B is confirmed as Class 2 Industrial (I.C2) Zone, and in addition, the following development standards and uses shall be applicable to the lands shown on Schedule A and B:
 - (a) Notwithstanding the Prohibited Uses of Section 304-32, the following additional uses are permitted:
 - i) Vehicle-related automobile uses in multiple-occupancy buildings.
 - (b) Notwithstanding the Front Yard provisions of 304-36(B), the following development standards are permitted:
 - i) The required front yard shall be landscaped along the entirety of the front lot line, except for the necessary driveway access(es) and one parking space.
 - (c) Notwithstanding the Parking Location provisions of 304-36(G), the following development standards shall apply:
 - i) No parking area shall be located closer than 3.5 metres.
 - (d) Notwithstanding the provisions of Section 320-18, the following parking rate shall apply:
 - i) A rate of 2 spaces per 100 square metres, but no less than 20 spaces.
2. Chapter 324, Site Specifics, of the Etobicoke Zoning Code, is amended to include reference to this By-law by adding the following to Section 324-1, Table of Site Specific By-laws:

BY-LAW NUMBER AND ADOPTION DATE	DESCRIPTION OF PROPERTY	PURPOSE OF BY-LAW
1457-2017 December 8, 2017	Lands municipally known as 35 Taber Road	To amend Chapter 304, 320 and 324 of the former Etobicoke Zoning Code to permit vehicle-related uses in a multiple occupancy building

Enacted and passed on December 8, 2017.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)



