



**STAFF REPORT  
ACTION REQUIRED**

**Fence Exemption Request – 93 Raymore Drive**

<b>Date:</b>	May 2, 2008
<b>To:</b>	Etobicoke York Community Council
<b>From:</b>	Curtis Seacock, Manager, Municipal Licensing and Standards
<b>Wards:</b>	Ward 2 - Etobicoke North
<b>Reference Number:</b>	ML&S Folder Number 08-146369 FEN

**SUMMARY**

---

This Staff Report is about a matter for which the Etobicoke York Community Council has delegated authority from City Council to make a final decision. The subject matter is an application for an exemption to the Toronto Municipal Code, Chapter 447, Fences, to erect fences in the front and flankage yards which will be in violation of the Fence By-law.

**RECOMMENDATIONS**

---

**Municipal Licensing and Standards recommend that the Etobicoke York Community Council deny the request for the fence exemption based on non-compliance with the requirements set out in Chapter 447 of the Toronto Municipal Code, Fences.**

**Financial Impact**

There are no financial implications resulting from the adoption of this report.

**ISSUE BACKGROUND**

This is a single family detached residential property located at the corner of Raymore Drive and Tilden Crescent in the Scarlett Road and Lawrence Avenue West area of the subject ward, (Attachment 1).

The Municipal Licensing and Standards Division has received an application from Ambient Designs on behalf of the property owners to erect board on board wooden fencing, complete with lattice work, in the front yard and flankage yards which exceed the permitted height in the Fence By-law, (Attachment 4).

Fences in the front yard within 2.4 metres of the front lot lines are limited to 1.2 metres in height for chain-link fencing or equivalent open construction that does not restrict sight lines and 1.0 metre in height for all other types, pursuant to Section 447-2.B, Chapter 447, Toronto Municipal Code, Fences. The owners are proposing to erect a 2.0 metre high front yard fence that is within 2.4 metres of the front lot line on the subject property, (Attachments 2 and 3).

Fences in the flankage yard within 2.4 metres of a side lot line and 2.4 metres of any driveway are limited to 2.0 metres in height for open mesh chain-link fence or equivalent open fence construction that does not restrict sight lines and 800 millimetres for any other type, pursuant to Section 447-2.B, Chapter 447, Toronto Municipal Code, Fences. The owners are proposing to erect a 2.0 metre high flankage yard fence that is within 2.4 metres of the side lot line and the most southerly portion near the garage is also within 2.4 metres of the driveway on the subject property, (Attachments 2 and 3).

## **COMMENTS**

The property owner has requested an exemption to the by-law to enclose the lot for security and privacy reasons. The property owner's proposal also shows that the fence posts and caps will exceed the 2.0 metre height fence panels as proposed. Should the exemption to the by-law requirements be granted, it should be made clear that any approved fence height is to include all components of the fences (panels, lattice-work, posts, decorative caps, etc).

## **CONTACT**

Italo Joe Luzi, Supervisor  
Etobicoke York District  
Municipal Licensing and Standards  
Tel: 416-394-8575 Fax: 416-394-2904  
E-mail: jluzi@toronto.ca

## **SIGNATURE**

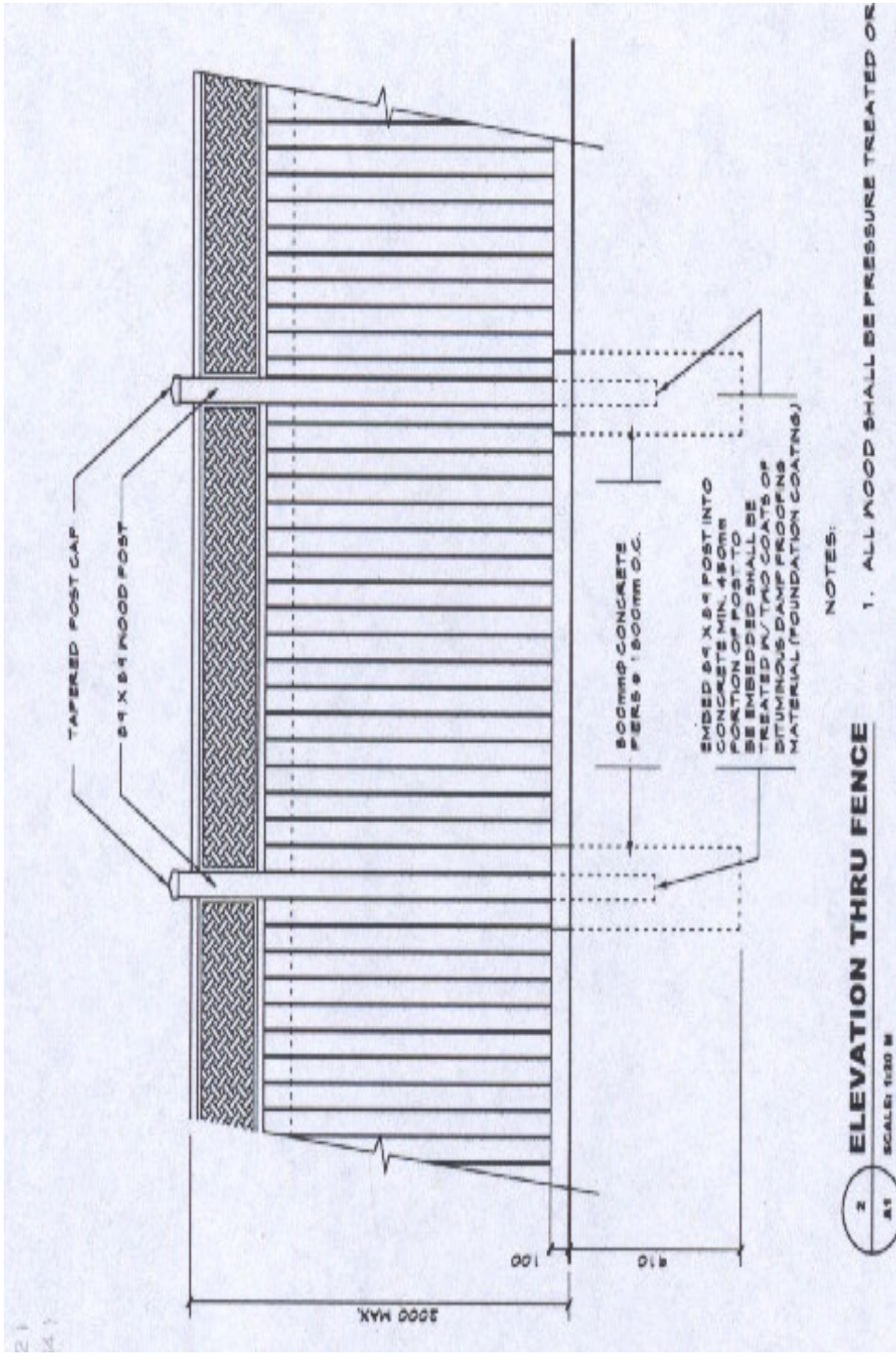
---

Curtis Sealock, District Manager  
Municipal Licensing and Standards  
Etobicoke York District

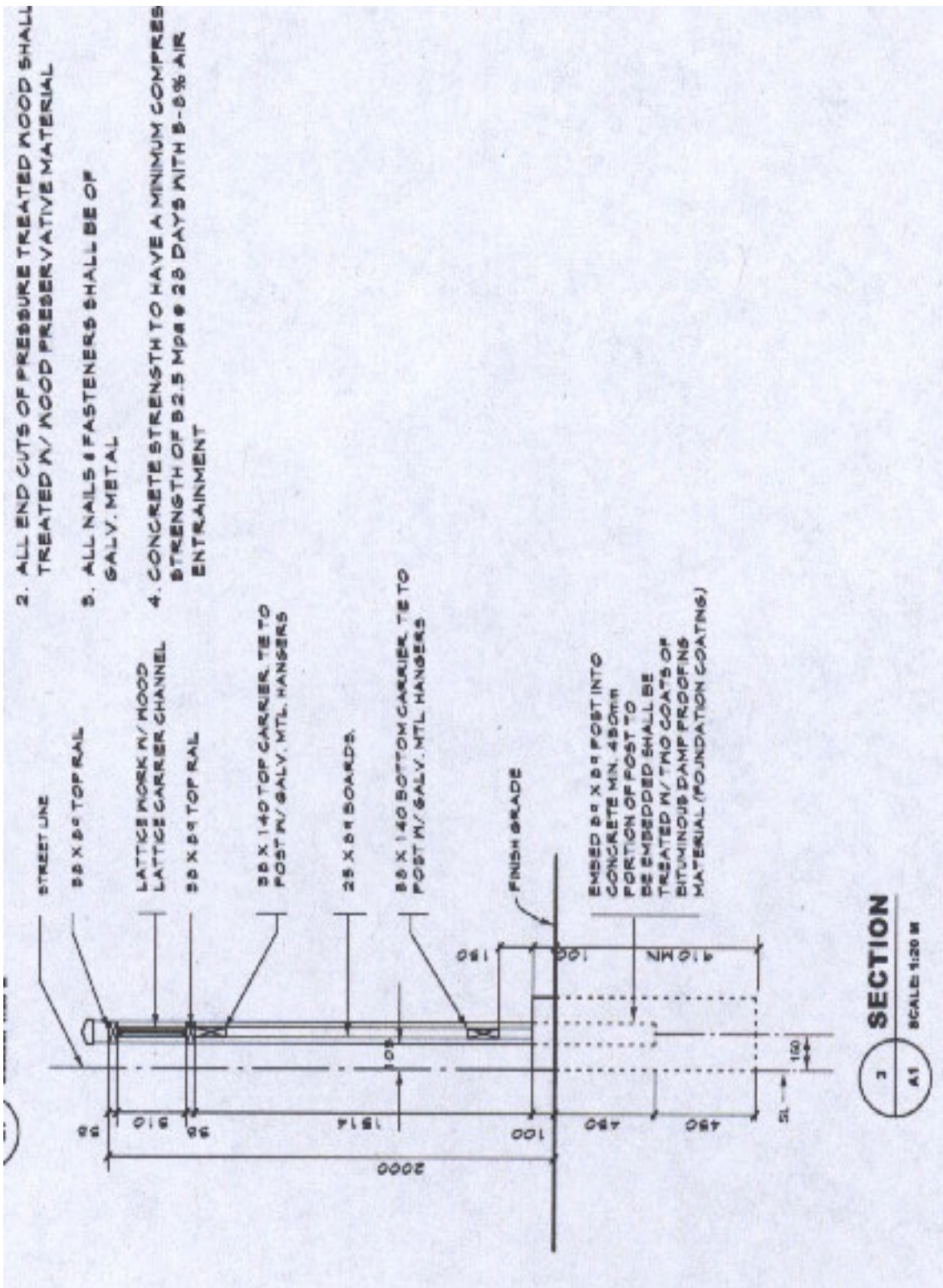
## **Attachments:**

Attachment 1: Site Plan for 93 Raymore Drive  
Attachment 2: Elevation of Proposed Fencing  
Attachment 3: Section of Proposed Fencing  
Attachment 4: Photos of 93 Raymore Drive





Attachment 2 –Elevation for Proposed Fencing @ 93 Raymore Drive



Attachment 3 – Section for Proposed Fencing @ 93 Raymore Drive



Photo # 1 – Showing the Front Elevation of 93 Raymore Drive



Photo # 2 – Showing the Location of the Proposed Flankage Yard Fencing

#### **Attachment 4 – Photos of 93 Raymore Drive**