CITY OF TORONTO

BY-LAW No. 404-1999

To amend Zoning By-law No. 438-86, as amended, respecting lands within the Nordheimer Ravine.

The Council of the City of Toronto HEREBY ENACTS as follows:

1. Section 12(2) of Zoning By-law No. 438-86, being “A By-law To regulate the use of land and the erection, use, bulk, height, spacing of and other matters relating to buildings and structures and to prohibit certain uses of lands and the erection and use of certain buildings and structures in various areas of the City of Toronto”, as amended, is further amended by adding the following exception:

323. No person shall, on a lot that abuts or is located wholly or partially within the Ravine Impact Area of the Nordheimer Ravine, as shown outlined by heavy lines on the maps at the end of this exception, use or erect a building, structure or addition for any purpose, other than those required for flood and/or erosion protection or those related to federal, provincial or municipal infrastructure, unless the building, structure or addition is set back not less than 10.0 metres from the Ravine Impact Area, provided that;

(i) any building or structure existing within the Ravine Impact Area on July 6, 1999, may be replaced, provided that the replacement building or structure does not have any greater gross floor area or height and is in the same position relative to the lot lines as the building or structure it replaces; and

(ii) an addition may be made to a building or structure existing on July 6, 1999 that is not set back 10.0 metres from the Ravine Impact Area, provided it is no closer to the Ravine Impact Area than any existing wall of the existing building or structure.

ENACTED AND PASSED this 8th day of July, A.D. 1999.

CASE OOTES, NOVINA WONG,
Deputy Mayor City Clerk

(Corporate Seal)