CITY OF TORONTO

BY-LAW No. 626-2003

To amend Scarborough Zoning By-law No. 10076, as amended, with respect to the Agincourt Community.

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 HEREBY ENACTS as follows:

1. SCHEDULE “A” is amended by deleting performance standard 24 and amending the zoning provisions on the lands outlined on the attached Schedule ‘1’ as follows:

   S-6-32-44-48-63-91

2. SCHEDULE “C”, EXCEPTIONS LIST, is amended by adding the following Exception No. 38 to lands on 24, 26 and 28 Rural Avenue, as shown on Schedule ‘2’:

   38. (a) Notwithstanding Clause VIII, ZONE PROVISIONS - Section 1, Single-Family Residential (S) Zone, the following use shall be permitted:

       - Seniors Residence

   (b) On those lands identified as Exception No. 38 on Schedule “C” map attached hereto and forming a part of this By-law, the following Performance Standards shall only apply to a Seniors Residence facility:

       (i) A minimum of 0.5 parking spaces shall be provided per unit.

       (ii) Minimum building setback of 3 metres from Rural Avenue.

       (iii) Minimum building setback of 2 metres from Glen Watford Drive.

       (iv) Minimum rear yard setback of 8.5 metres.

       (v) Minimum of 30% of the site to be used for landscaping purposes only including outdoor amenity area.
City of Toronto By-law No. 626-2003

(vi) Maximum coverage of 36%.

(vii) Maximum height of 11.75 metres.

(viii) Maximum gross floor area of 2.0 times the lot area.

(ix) Maximum number of 40 units.

ENACTED AND PASSED this 24th day of July, A.D. 2003.

CASE OOTES, ULLI S. WATKISS
Deputy Mayor City Clerk

(Corporate Seal)