

Authority: Midtown Community Council Report No. 6, Clause No. 23,
as adopted by City of Toronto Council on July 22, 23 and 24, 2003
Enacted by Council: July 24, 2003

CITY OF TORONTO

BY-LAW No. 739-2003

To amend former City of North York By-law No. 7625, as amended, with respect to the property known municipally as 185 Graydon Hall Drive.

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. Schedules “B” and “C” of Bylaw No. 7625 are amended in accordance with Schedule “1” of this by-law.
2. Section 64.37 of By-law No. 7625 is amended by adding the following subsection:

“64.37(27)

DEFINITIONS

Tent shall mean a temporary structure accessory to a Banquet Hall for which a permit would be required under the *Building Code Act*.

PERMITTED USES

Banquet Hall is added to 01(3)(a) as a permitted use. Recreation Club contained in 01(3)(a) is deleted and is herewith replaced by Fitness Centre.

EXCEPTION REGULATIONS

- (j) the maximum floor area devoted to Banquet Hall shall not exceed 2045 square metres.
- (k) Section 6(22) (a) respecting the area of an outdoor café does not apply and the outdoor patron use area shall be limited to the area shown on Schedule “01(27)”.
- (l) Section 6(22) (b) respecting the requirement for a wall for an outdoor cafe adjacent to a residential zone shall not apply.
- (m) Section 6(22) c) respecting outdoor café use in a required yard where it is contiguous to a Residential zone shall not apply.
- (n) Section 37.3 (a) respecting yard setbacks in Open Space zones shall not apply.

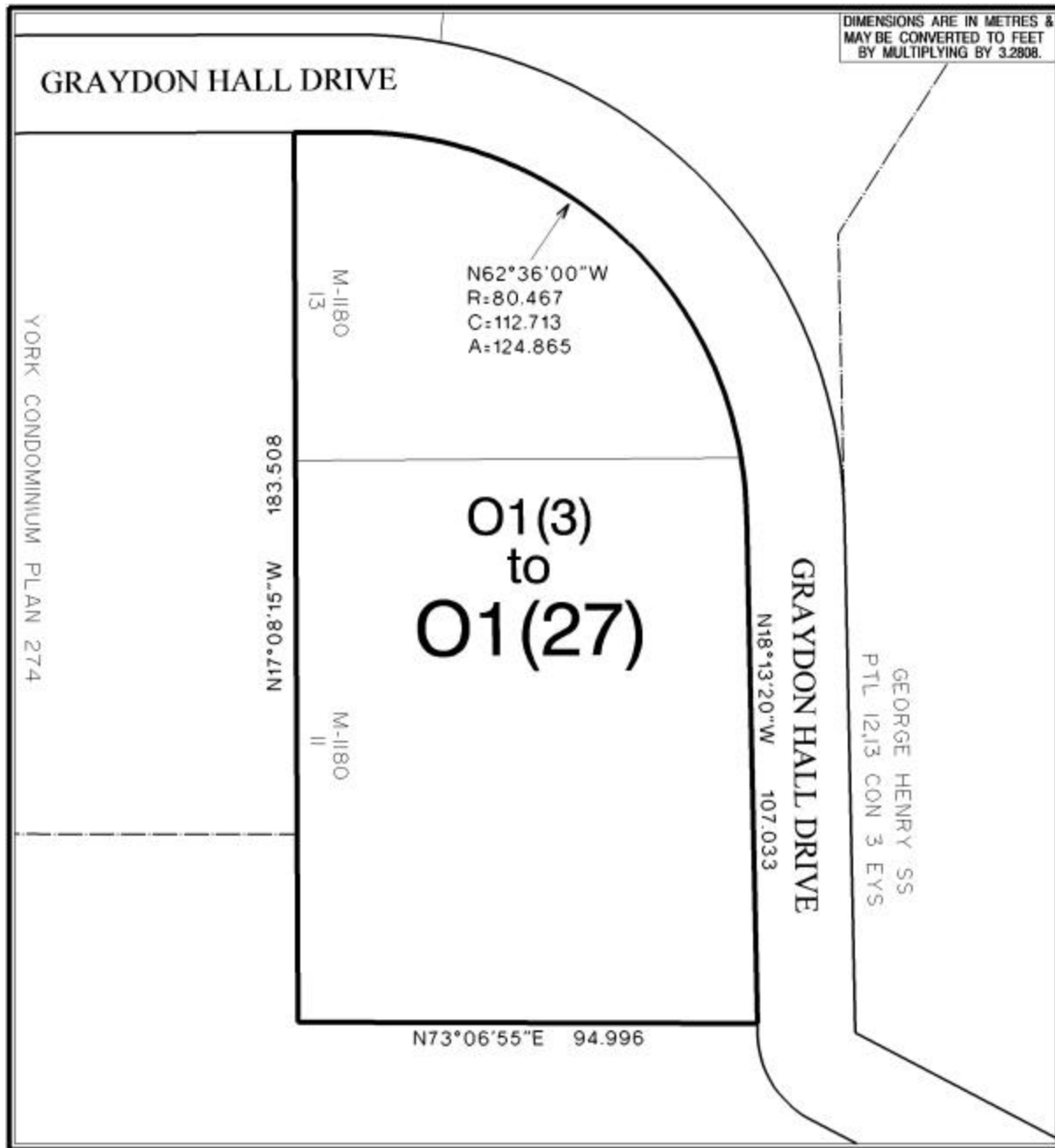
- (o) Section 6(29) (a) respecting the gross floor area of Banquet Halls adjacent to residential zones shall not apply.
 - (p) the maximum floor area devoted to the Fitness Centre shall not exceed 1,030 square metres.
 - (q) Section 01(3)(h) respecting the floor area of meeting rooms shall not apply to Banquet Halls.
 - (r) The use of sound reproduction equipment, or other mechanical or electrical or electronic music equipment related to dancing, theatrical performances or film presentations, music concerts and shows are not permitted outdoors, however the playing of musical instruments is permitted subject to the provisions of By-law No. 738-2003.
 - (s) No tent shall be erected or used.
 - (t) 01(3) (i) is deleted and a minimum of 116 parking spaces shall be provided and section 6A(3)(a) with respect to parking space depth does not apply.
 - (u) Section 6A(6) (d) concerning marking of parking spaces does not apply to the 17 parking spaces located in the forecourt of the manor house.
 - (v) The maximum gross floor area for all uses shall not exceed 3075 square metres”.
3. Section 64.37 of By-law No. 7625 is amended by adding Schedule “01(27)” attached to this by-law.

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

Deputy Mayor

City Clerk

SCHEDULE "1"



This is Schedule " 1 " to By-Law _____
passed the _____ day of _____, 20 ____

(Sgd.)

CLERK

(Sgd.)

MAYOR

Location: Lots 11 & 13 Registered Plan M-1180, City of Toronto

File: TD CMB 2002 0006

Prepared by: A.K.

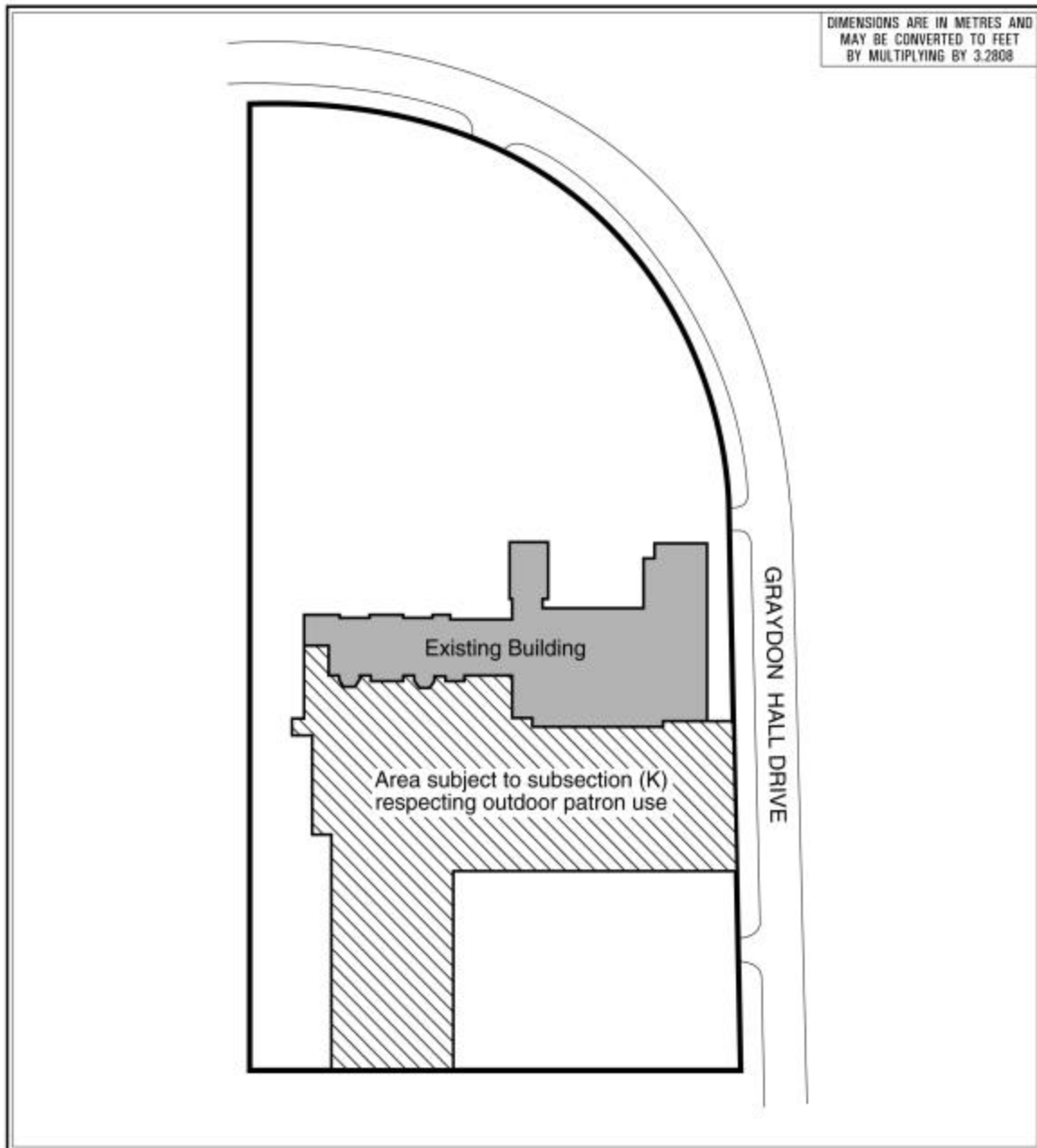
Approved by: L.P.

Date: July 15, 2003

Filename: O1(27)_1



Source: Zoning, By-Law, Lot Line, Street Line and Street Name Data - City of Toronto, City Planning Division, North District.
Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets.

SCHEDULE "O1(27)"

This is Schedule " O1(27) " to By-Law _____
passed the _____ day of _____, 20____

(Sgd.)

CLERK

(Sgd.)

MAYOR

Location: Lots 11 & 13 Registered Plan M-1180, City of Toronto

File No. TD CMB 2002 0006

Prepared by: A.K.

Approved by: L.P.

Date: July 15, 2003

Filename: O1(27).ai

Source: Zoning, By-Law, Lot Line, Street Line and Street Name Data - City of Toronto, City Planning Division, North District.
 Street lines represent street dedications/road allowances and do not represent actual as-built curb lines of streets.

