

Authority: North York Community Council Report No. 7, Clause No. 29,
as adopted by City of Toronto Council on September 22, 23, 24 and 25, 2003
Enacted by Council: September 24, 2003

CITY OF TORONTO

BY-LAW No. 904-2003

To amend former City of North York By-law No. 7625 in respect of lands municipally known as 8, 10 and 12 Clairtrell 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 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 64.16 of By-law No. 7625 is amended by adding the following subsection:

“64.16 (57) RM1(57)

PERMITTED USES

- (a) The only permitted uses shall be Multiple Attached Dwellings and uses accessory thereto.

EXCEPTION REGULATIONS

- (b) The maximum number of dwelling units shall be 23.
- (c) Section 16.2.2 regarding lot coverage shall not apply.
- (d) The yard setbacks shall be as shown on Schedule “RM1(57)”.
- (e) Exterior stairways, porches and decks, either excavated or unexcavated, and canopies shall be permitted to project into the minimum rear yard setback by not more than 3.5 metres.
- (f) Section 6(9)(g) respecting permitted projections for unexcavated porches or decks in the rear yard shall not apply.
- (g) The maximum building height shall be 12 metres.
- (h) The maximum gross floor area shall be 4,630 m².
- (i) The provisions of Section 6(7) shall not apply.

- (j) Section 15.8(a) and (c) respecting landscaping shall not apply.
 - (k) Section 16.2.1 respecting lot area shall not apply.
 - (l) Section 16.2.3 respecting street frontage shall not apply.
 - (m) Section 16.3.2 respecting distance between buildings shall not apply.
 - (n) A minimum of 3 parking spaces shall be provided for visitors.
 - (o) Notwithstanding any severance, partition or division of the site, as shown on Schedule "RM1(57)", the provisions of this by-law shall apply to the whole of the site as if no severance, partition or division occurred".
3. Section 64.16 (57) of By-law No. 7625 is amended by adding the attached Schedule "RM1(57)".

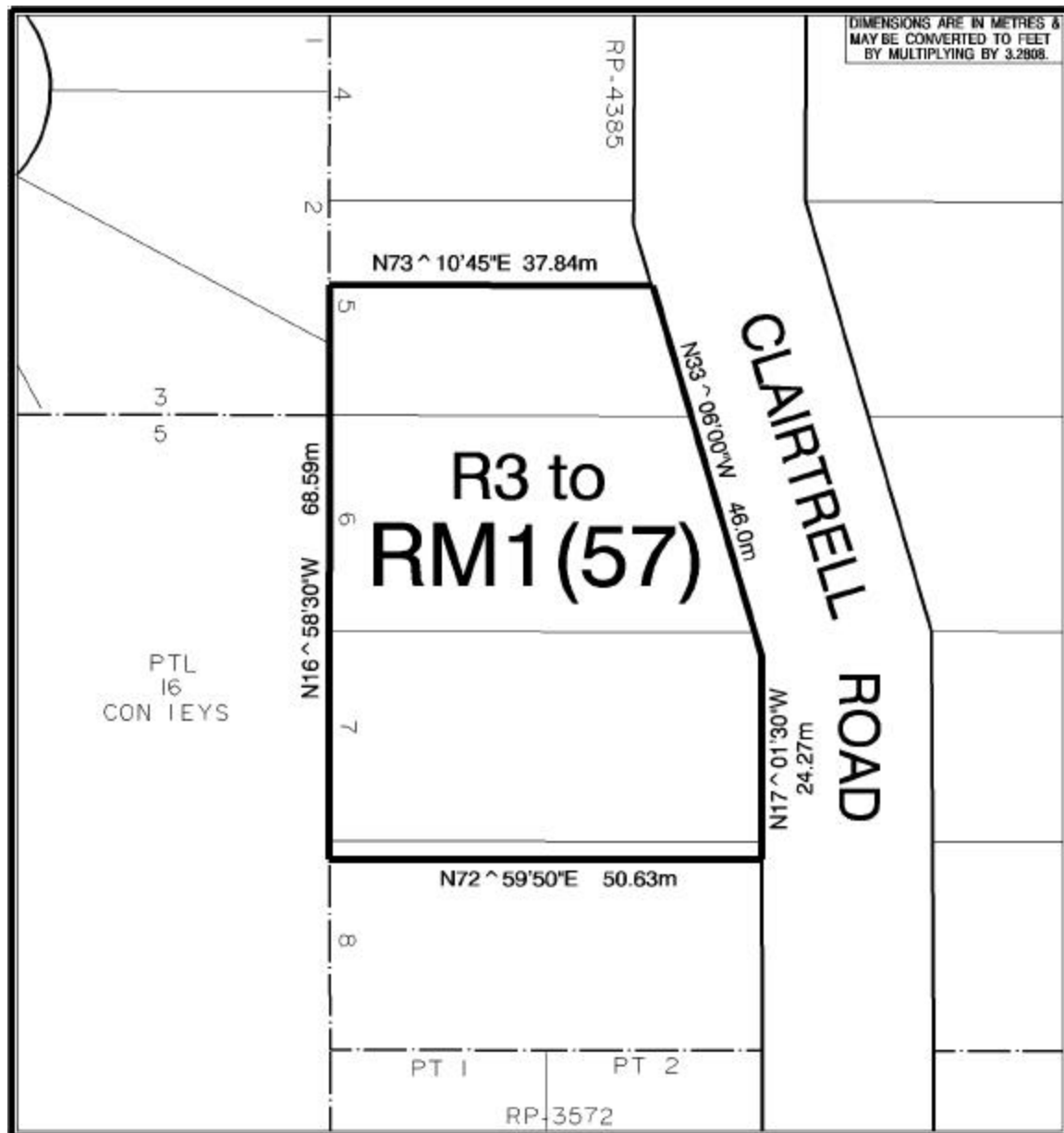
ENACTED AND PASSED this 24th day of September, A.D. 2003.

CASE OOTES,
Deputy Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE "1"



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

(Sgd.)

CLERK

(Sgd.)

MAYOR

Location: 8,10,12 Clairtrell Road

File: TB CMB 2003 0008

Prepared by: A.K.

Approved by: L.P.

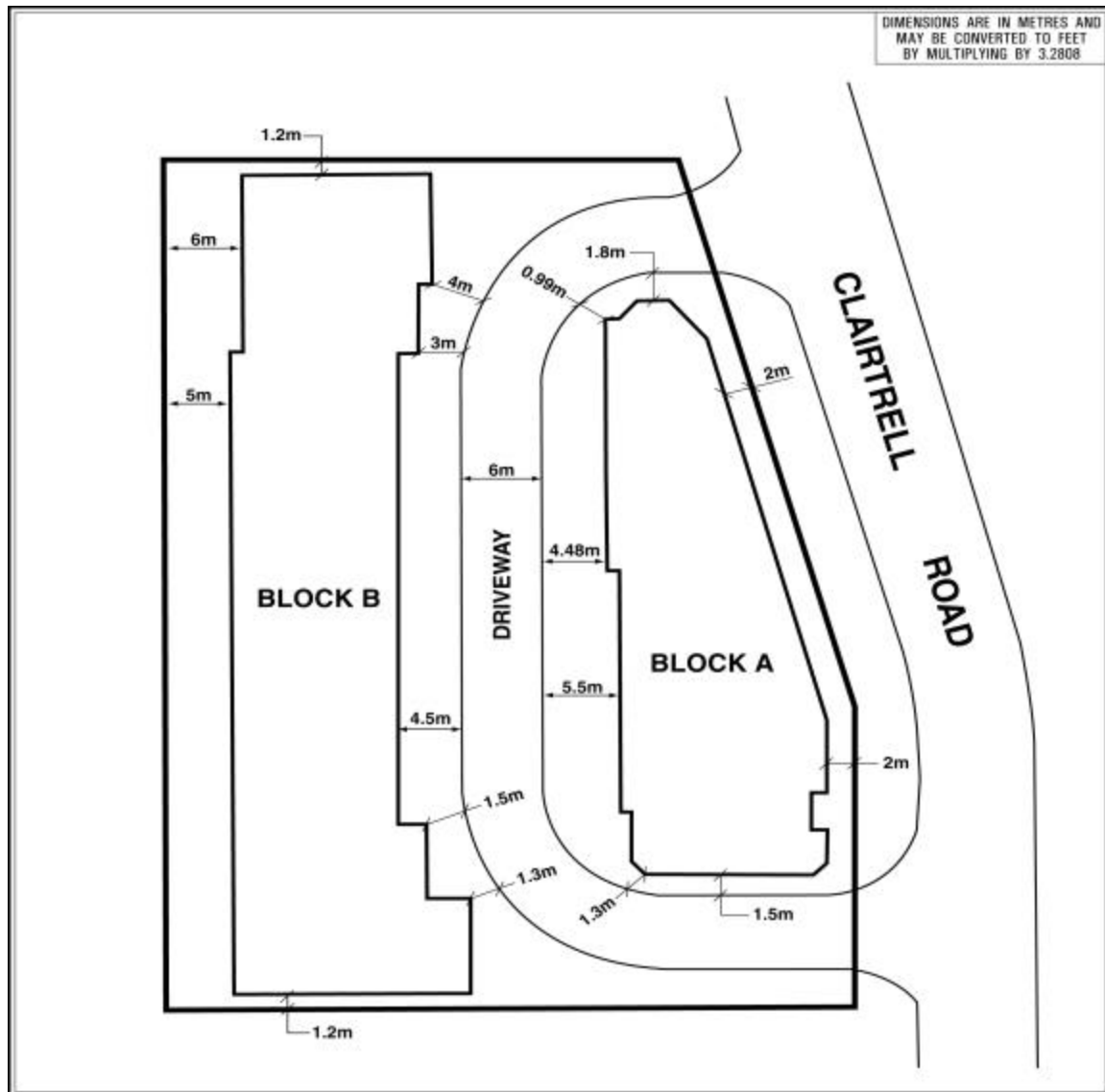
Date: Aug. 13, 2003


Filename: RM1(57)_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 “RM1(57)”



<p>This is Schedule " RM1(57) " to By-Law _____</p> <p>passed the _____ day of _____, 20____</p> <p>(Sgd.) _____ (Sgd.) _____</p> <p>CLERK MAYOR</p>				 <p>Toronto City Planning North</p>
<p>Location: Lots 6, 7 & Part of Lots 5 & 8, R.P. 4385, City of Toronto</p>				
<p>File No. TB ZBL 2003 0008</p>	<p>Prepared by: A.A.</p>	<p>Approved by: L.P.</p>	<p>Date: AUG. 22, 2003</p>	<p>Filename: RM1(57).ai</p>
<p><small>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.</small></p>				