

Authority: North York Community Council Item 2.45,  
as adopted by City of Toronto Council on February 5, 6, 7 and 8, 2007  
Enacted by Council: February 6, 2007

## CITY OF TORONTO

### BY-LAW No. 75-2007

**To amend former City of North York Zoning By-law No. 7625, as amended, with respect to lands municipally known as 93 Finch Avenue East.**

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 By-law No. 7625 of the former City of North York are amended in accordance with Schedule “1” of this by-law.
2. Section 64.19 of this By-law No. 7625, as amended, is amended by adding the following subsection:

**“64.19(84) R4(84)**

#### **PERMITTED USES**

- (a) In addition to the uses permitted in the R4 zone, professional offices uses are also permitted within the building existing on or before the date of enactment of this exception.

#### **EXCEPTION REGULATIONS**

- (b) For professional office use, the maximum gross floor area shall be 189.51 m<sup>2</sup>.
- (c) Drive aisles existing on or before the date of enactment of this exception shall be maintained at their existing dimension.
- (d) Drive/parking aisle constructed after the enactment after the date of this exception shall be built to the required minimum dimensions of By-law No. 7625.
- (e) A 1.5 m wide landscape buffer and 1.5 m high opaque fence shall be provided along the west lot line, and a 1.5 m high opaque fence shall be provided along the east lot line. These buffering measures shall not extend beyond the front façade of the building existing on or before the date of enactment of this exception.
- (f) Landscaped areas shall be provided to screen the southern-most parking space provided for the professional office use.

(g) The minimum yard setbacks shall be maintained as shown in Schedule “R4(84).”

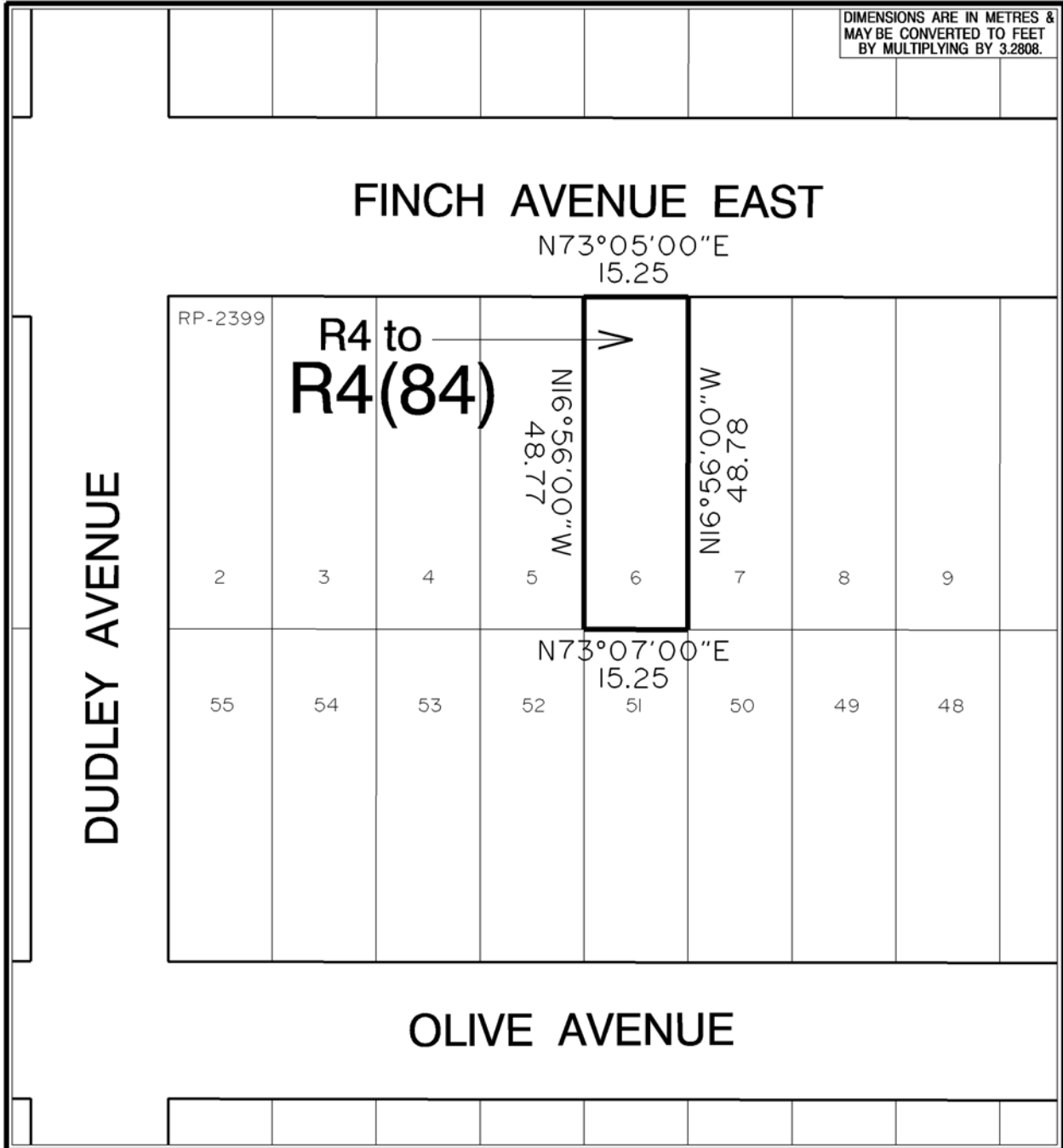
ENACTED AND PASSED this 6th day of February, A.D. 2007.

DAVID R. MILLER,  
Mayor

ULLI S. WATKISS  
City Clerk

(Corporate Seal)

**SCHEDULE "1"**



This is Schedule " 1 " to By-Law \_\_\_\_\_  
passed the \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_


(Sgd.) \_\_\_\_\_ (Sgd.) \_\_\_\_\_  
CLERK MAYOR

**Location: Lot 6 Registered Plan 2399, City of Toronto**


|                 |                   |                   |                      |
|-----------------|-------------------|-------------------|----------------------|
| File: 06_124672 | Prepared by: A.K. | Approved by: C.V. | Date: August 1, 2006 |
|-----------------|-------------------|-------------------|----------------------|

Filename: R4(84)\_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.



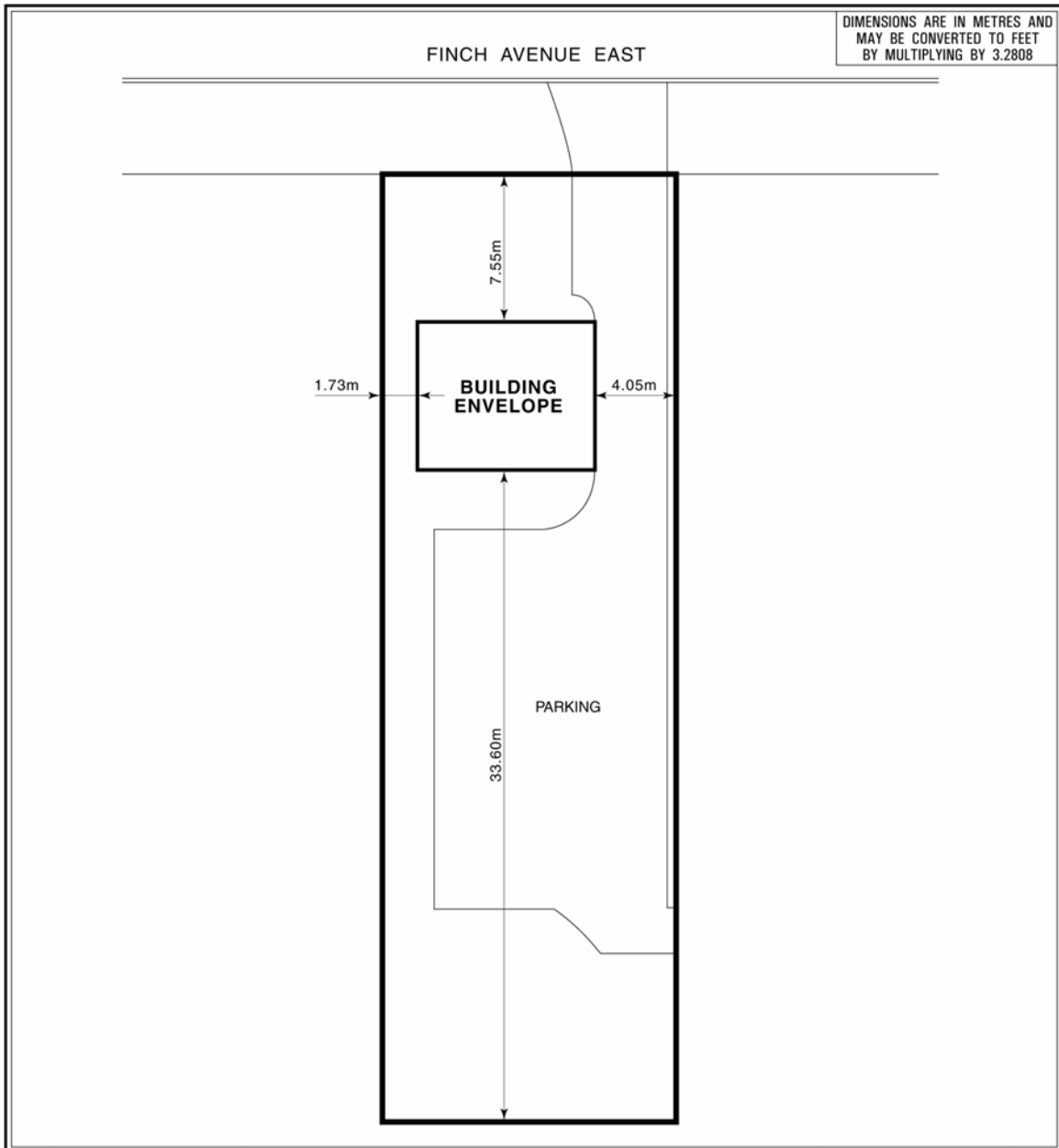
City Planning Division  
North District



SUBJECT PROPERTY



**SCHEDULE "R4(84)"**



|  |                       |                         |                      |                         |
|--|-----------------------|-------------------------|----------------------|-------------------------|
| <p><b>This is Schedule " R4(84) " to By-Law _____</b><br/> <b>passed the _____ day of _____, 20__</b></p>  |                       |                         |                      | <br>City Planning North |
| (Sgd.) _____<br>CLERK  | (Sgd.) _____<br>MAYOR | <br>SUBJECT<br>PROPERTY |                      |                         |
| Location: Lot 6, Registered Plan 2399, City of Toronto   |                       |                         |                      |                         |
| File No. 06_124672   | Prepared by: A.K.     | Approved by: C.V.       | Date: August 1, 2006 | Filename: R4(84).ai     |
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