

Authority: Scarborough Community Council Item 7.30,  
as adopted by City of Toronto Council on July 16, 17, 18 and 19, 2007  
Enacted by Council: July 19, 2007

**BY-LAW No. 812-2007**

**To amend former City of Scarborough Employment Districts Zoning By-law No. 24982, (Nelson Employment District), as amended, with respect to the lands municipally known as 785-801 Milner Avenue.**

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'** of the Employment Districts Zoning By-law is amended by deleting the current zoning and replacing it with Mixed Employment (ME) so that the amended zoning shall read as follows as shown on Schedule '1':

ME 12-161-179-212-321-324-772-917n-1054-1168-1285-1420-1640-1737-1738-1739-  
1853-1884-2029

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2. **Schedule 'B'**, Performance Standards Chart, is amended by replacing the existing Performance Standards 179, 212, 1285 and 1884 with the following:

**INTENSITY OF USE**

179. **Gross floor area** of all **Restaurants** shall not exceed 1220 m<sup>2</sup>.

212. **Gross floor area** of all uses except **Hotels, Places of Worship**, offices and **Industrial Uses** shall not exceed 27 805 m<sup>2</sup>.

**PARKING**

1285. Minimum 4.4 parking spaces per 100 m<sup>2</sup> of **gross floor area** for all uses except **Hotels, Places of Worship**, offices and **Industrial Uses**. A maximum of 35 parking spaces may have a reduced minimum length of 5.25 m.

**LANDSCAPING**

1884. The Milner Avenue **street yard** shall be used for **landscaping** and vehicular access, excepting those lands formerly having the municipal address of 801 Milner Avenue, in which the first 8 m adjacent to Milner Avenue shall be used for **landscaping** and vehicular access and that part of the **street yard** at a greater distance than 8m from Milner Avenue may also be used for parking and loading.

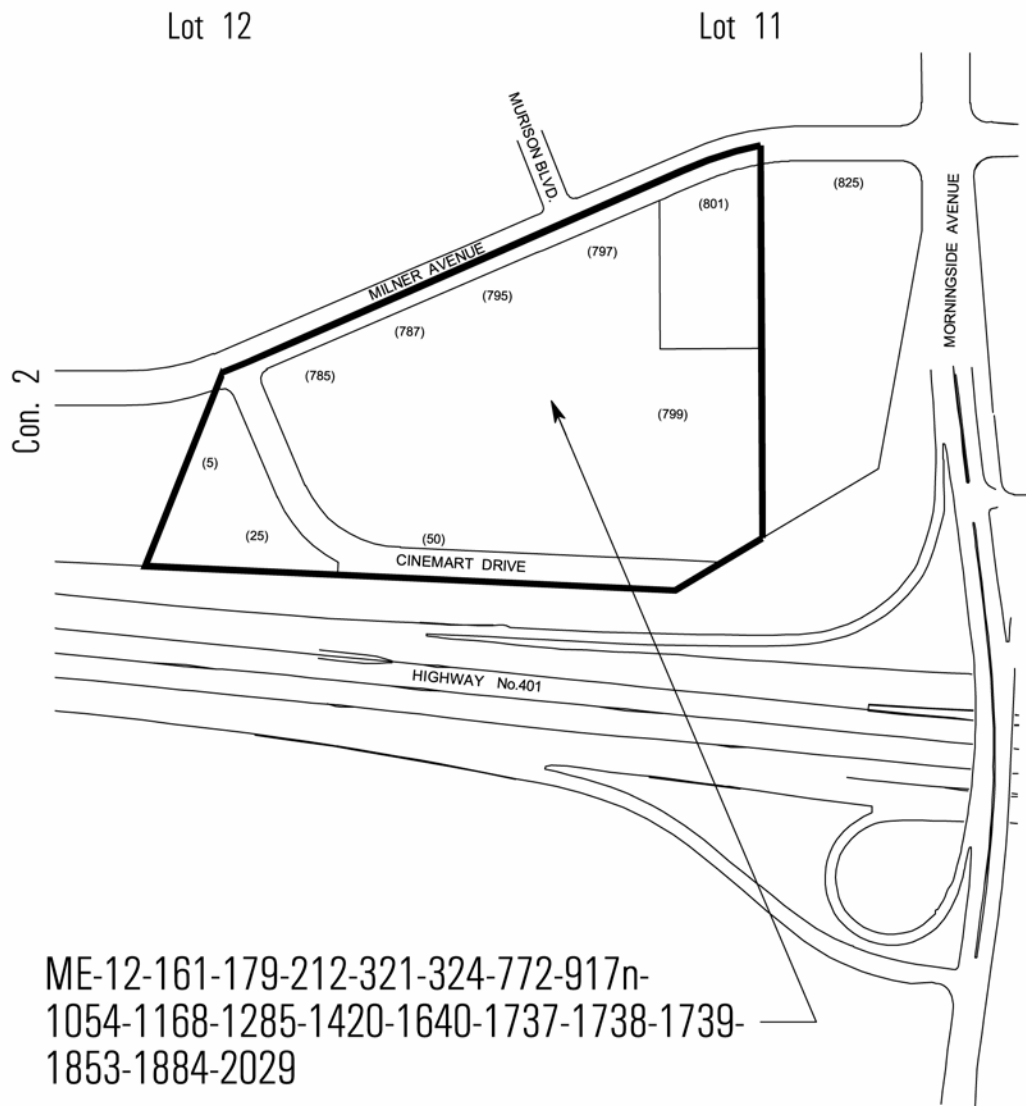
ENACTED AND PASSED this 19th day of July, A.D. 2007.

SANDRA BUSSIN,  
Speaker

ULLI S. WATKISS  
City Clerk

(Corporate Seal)

## Schedule '1'



**Toronto** City Planning  
Division  
**Zoning By-Law Amendment**

785-801 Milner Avenue

File # 05-208409 OZ

 Area Affected By This By-Law

Neilson Employment District By-law  
Not to Scale  
4/13/07

