

Authority: Scarborough Community Council Item 22.18,
as adopted by City of Toronto Council on January 27 and 28, 2009
Enacted by Council: February 25, 2009

CITY OF TORONTO

BY-LAW No. 202-2009

To amend the Employment District Zoning By-law No. 24982, of the former City of Scarborough (Tapscott) as amended, with respect to the lands municipally known as 160 Nashdene 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. **Schedule “A”** of the Employment Districts Zoning By-law No. 24982, (Tapscott) is amended by deleting the current zoning and replacing it with the following so that the amended zoning shall read as follows on Schedule ‘1’

M-6-916-985-1054-1441-1442-1443-1814-1905

472

2. **Schedule “B”, PERFORMANCE STANDARDS CHART** of the Employment Districts Zoning By-law No. 24982 (Tapscott) is amended by adding the following Performance Standards:

HEIGHT

1814. Maximum height of the parking structure shall be 9.5 metres, measured from the lowest floor of the parking structure to the highest point of the uppermost floor and **Clause IV – Definitions, Height (above grade parking structure)** and **Clause V – General Provisions, Sub Clause 7.4.1, Height (above grade Parking Structures)** are not applicable:

PARKING

1441. A minimum of 2.4 parking spaces per 100 m² of **gross floor area** for **Vehicle Sales Operation & Vehicle Service Garage**.
1442. A maximum of 2 vehicles may be displayed in the Markham Road street yard and a maximum of 2 vehicles may be displayed in the Nashdene Road streetyard.
1443. Notwithstanding **Clause V –General Provisions, Sub clause 7.5 Parking Spaces in ‘M’, ‘MG’ and ‘MS’ Zones** the parking spaces in street yards shall be restricted to a maximum of 12 parking spaces and shall only be permitted in the Nashdene Road street yard.

LANDSCAPING

1905. Notwithstanding **Clause V – General Provisions**, Sub Clause 9.1, **Landscaping Requirements** a minimum 6m wide strip of land abutting all streetlines shall be required for **landscaping** and vehicular access.

3. **Schedule “C”, EXCEPTIONS LIST** of Employment Districts Zoning By-law No. 24982 (Tapscott) is amended by adding the following Exception Number **472**.

Additional permitted Uses472. **Vehicle Sales Operation****Vehicle Service Garage**

Parking structure

Open storage of vehicles for sale shall be permitted in conjunction with Vehicle sales operation but shall not be permitted within the street yard except where otherwise permitted by this by-law.

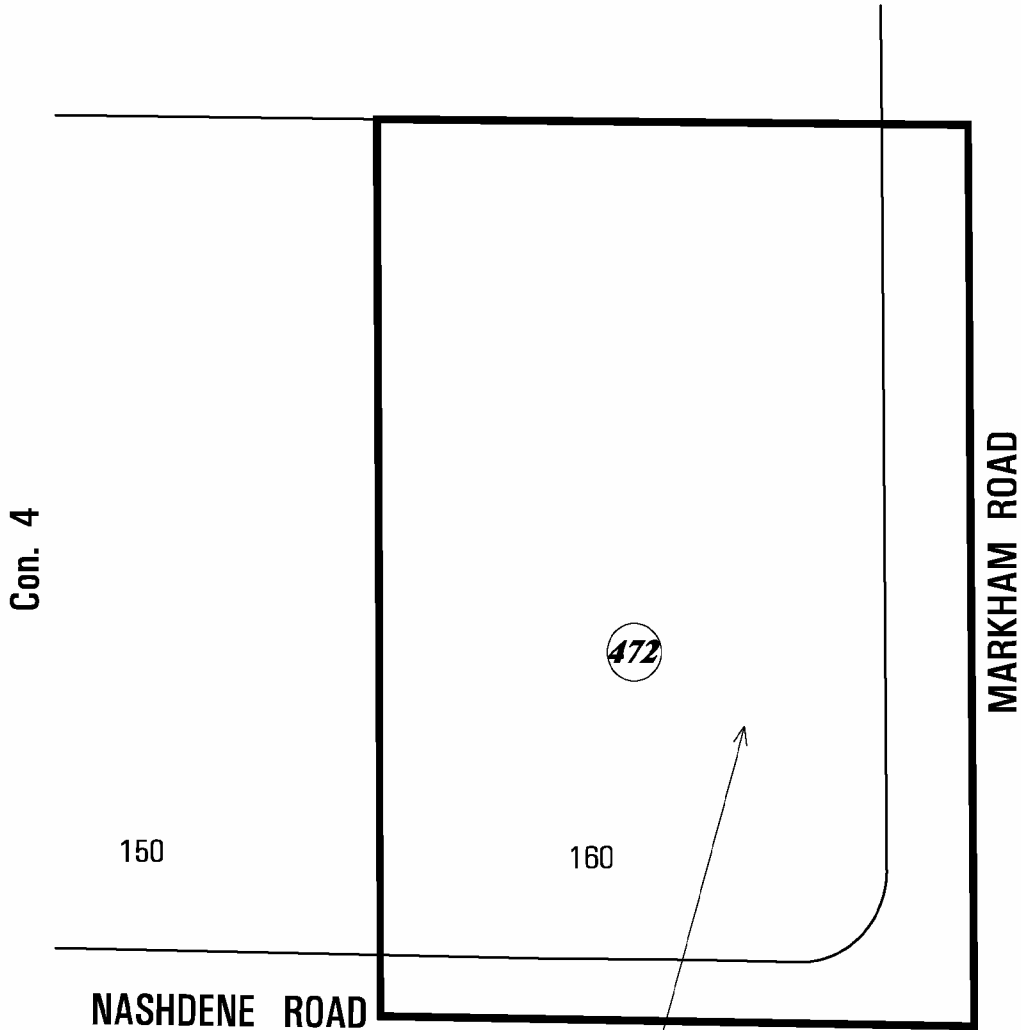
ENACTED AND PASSED this 25th day of February, A.D. 2009.

SANDRA BUSSIN,
Speaker

ULLI S. WATKISS
City Clerk

(Corporate Seal)

Schedule '1'
Lot 18



**M-6-916-985-1054-1441-
1442-1443-1814-1905**

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

160 Nashdene Road
File # 07-289034 OZ

 **Area Affected By This By-Law**

Tappscott Employment District
Not to Scale
12/15/08
