

Authority: North York Community Council Item 5.29,
as adopted by City of Toronto Council on April 12 and 13, 2011
Enacted by Council: April 13, 2011

CITY OF TORONTO

BY-LAW No. 472-2011

**To adopt Amendment No. 65 to the Official Plan for the City of Toronto with respect to the
lands municipally known as 110 Sheppard Avenue West.**

WHEREAS authority is given to Council under 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. The attached Amendment No. 65 to the Official Plan is hereby adopted pursuant to the
Planning Act, as amended.

ENACTED AND PASSED this 13th day of April, A.D. 2011.

FRANCES NUNZIATA,
Speaker

ULLI S. WATKISS,
City Clerk

(Corporate Seal)

AMENDMENT NO. 65 TO THE OFFICIAL PLAN
LANDS MUNICIPALLY KNOWN IN THE YEAR 2011 AS
110 SHEPPARD AVENUE WEST

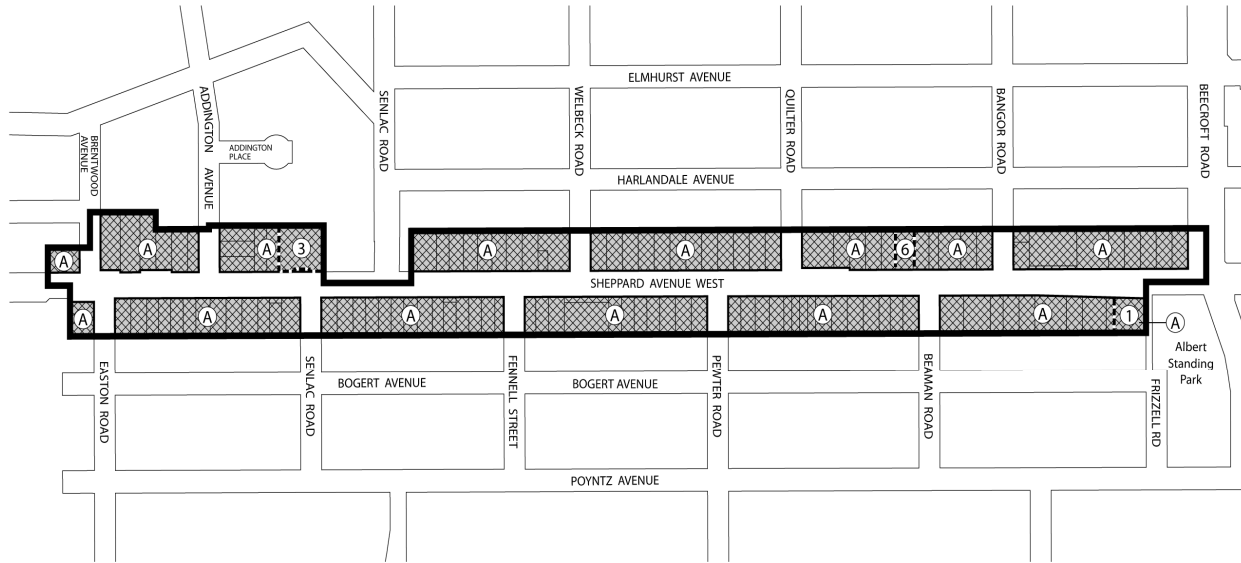
The Official Plan of the City of Toronto is amended as follows:

1. Chapter 6, Section 29, Sheppard Avenue Commercial Area Secondary Plan is amended by adding the following subsection to Section 4.0, Site and Area Specific Policies:

"4.6 Lands located on the north side of Sheppard Avenue West, municipally known as 110 Sheppard Avenue West (6 on Map 29-1):

A maximum building height of 3 storeys and 11.0 metres, and a maximum F.S.I. of 1.1 are permitted. The policies of Section 3.2.2 do not apply."

2. Map 29-1, Land Use Areas of the Sheppard Avenue Commercial Area Secondary Plan, is amended to show the lands municipally known in 2011 as 110 Sheppard Avenue West (Lot 26 and Part of Lot 27, Registered Plan M-389) as Site and Area Specific Policy Area Number 6, as shown on the attached Schedule A.



Not to Scale



Official Plan Amendment #65 — Schedule A

110 Sheppard Avenue West

File # 10 111140 NNY 23 0Z

- Secondary Plan Boundary
- Mixed Use Areas
- Site and Area Specific Policy Areas

Map 29-1, Sheppard Avenue Commercial Area Secondary Plan Land Use Areas Map of Chapter 6, Secondary Plans,
29. Sheppard Avenue Commercial Area Secondary Plan is amended by adding Site and Area Specific Policy Area 6

February 2011

