

Authority: Toronto and East York Community Council Item 5.3,
adopted as amended, by City of Toronto Council on April 12 and 13, 2011
Enacted by Council: May 19, 2011

CITY OF TORONTO

BY-LAW No. 607-2011

**To adopt Amendment No. 122 to the Official Plan for the City of Toronto with respect to
the lands municipally known as 140-162 Broadview Avenue.**

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. 122 to the Official Plan is hereby adopted pursuant to the
Planning Act, as amended.

ENACTED AND PASSED this 19th day of May, A.D. 2011.

FRANCES NUNZIATA,
Speaker

ULLI S. WATKISS,
City Clerk

(Corporate Seal)

AMENDMENT NO. 122 TO THE OFFICIAL PLAN

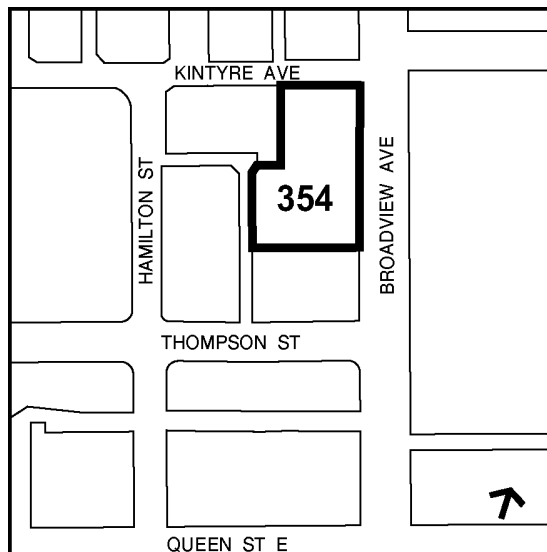
LANDS MUNICIPALLY KNOWN AS 140-162 BROADVIEW AVENUE

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

1. Map 18, Land Use Plan, is amended by re-designating the lands municipally known as 150 Broadview Avenue from *Mixed Use Areas* to *Neighbourhoods*, as shown on the attached Schedule A.
2. Chapter 7, Site and Area Specific Policies, is amended by adding Site and Area Specific Policy No. 354 for the lands municipally known in 2010 as 140-162 Broadview Avenue, as follows:

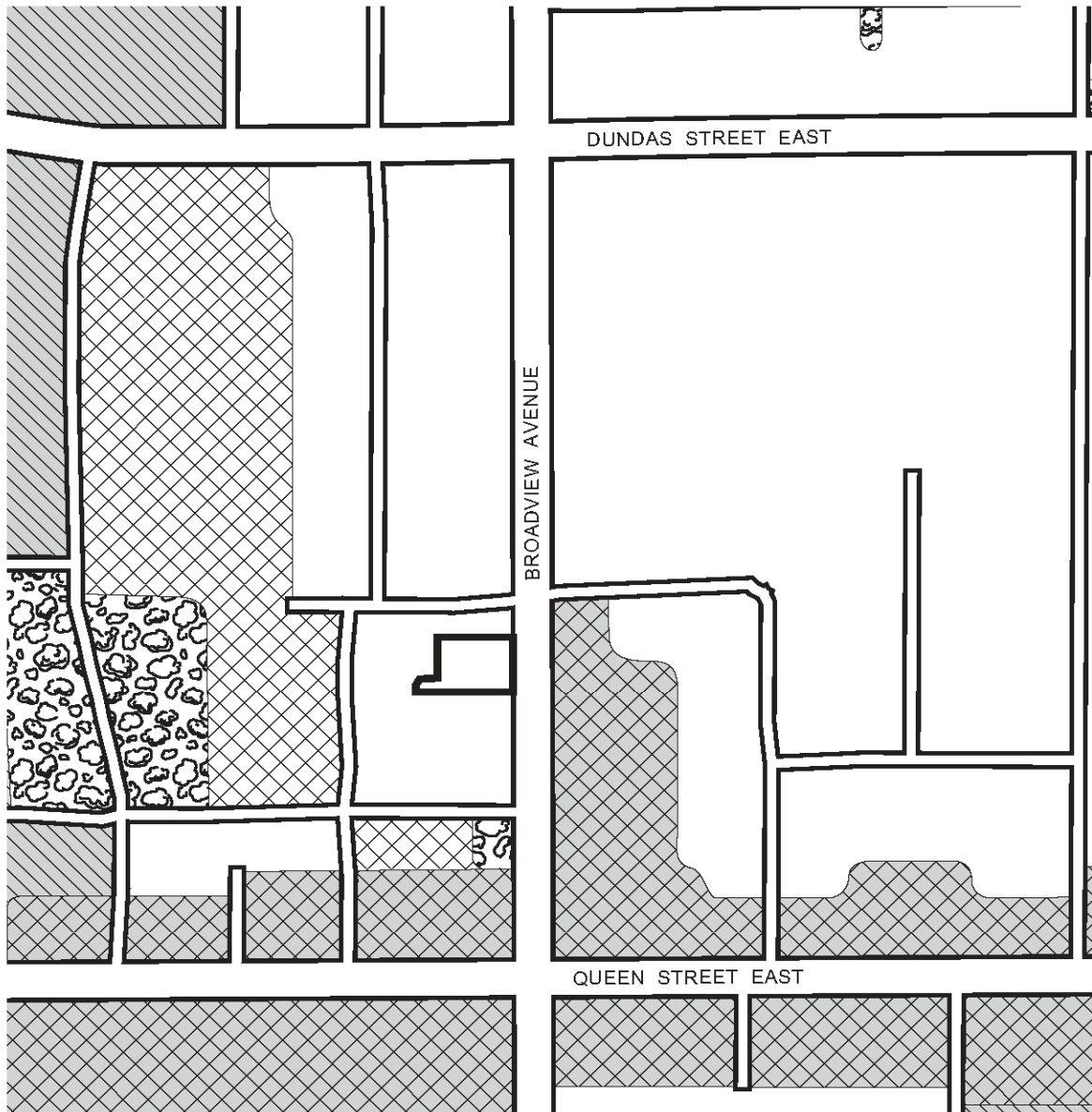
354. 140-162 Broadview Avenue

- (a) Two apartment buildings, joined underground by a parking garage, with a maximum building height of 3 ½ storeys are permitted.
- (b) Despite Policy 3.2.1.6 of the Official Plan, the demolition of the seven (7) existing rental dwelling units on the site is permitted without the provision of replacement rental housing provided cash-in-lieu of such replacement is paid to the City in the amount of \$500,000 and an acceptable tenant relocation and assistance plan is secured.



3. Chapter 7, Map 29, Site and Area Specific Policies, is revised to add the lands municipally known in 2010 as 140-162 Broadview Avenue shown on the map above as Site and Area Specific Policy No. 354.

SCHEDULE A



Official Plan Amendment # 122

Revisions to Land Use Map 18 to Redesignate lands from Mixed Use Areas to Neighbourhoods

140-162 Broadview Avenue

File # 10 133099 02

	Site Location		Natural Areas		Institutional Areas		Utility Corridors
	Neighbourhoods		Parks		Regeneration Areas		
	Apartment Neighbourhoods		Other Open Space Areas		Employment Areas		
	Mixed Use Areas						

Not to Scale
04/18/2011