

Authority: Etobicoke York Community Council Item 25.6,
as adopted by City of Toronto Council on July 16, 17, 18 and 19, 2013

CITY OF TORONTO

BY-LAW No. 1023-2013

To amend Chapter 330 of the Etobicoke Zoning Code, as amended, with respect to the lands municipally known as 3560 Lake Shore Boulevard West.

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 enacts:

1. That the Zoning Map referred to in Section 330-2, Article II, of the Etobicoke Zoning Code, originally attached to the Village of Long Branch By-law No. 23/64, as amended, is hereby amended by changing the classification of the lands located in the former Village of Long Branch as described in Schedule 'A', attached hereto and forming part of this By-law, from Industrial Class 1 (I.C1) to Commercial (C1).
2. Notwithstanding the provisions of Section 330-39, the following uses shall be prohibited: all vehicle related uses, including public garages and rental agencies, but public parking lots will be permitted; service stations; drive through-facilities; monuments related to cemeteries; adult video, massage parlours and adult entertainment facilities; apartment houses, dwelling units over a commercial use and private home daycare associated with such residential use.
3. Notwithstanding Sections 330-40, 330-41 and 330-423, the following development standards shall be applicable to the C1 lands described on Schedule 'A':
 - (a) No portion of any above-grade structure erected or used on the lands shall extend beyond the building envelope delineated by the heavy lines on Schedule 'B' attached hereto and forming part of this By-law.
4. Notwithstanding Sections 330-16 and 330-43, for the lands described as C1 on Schedule 'A', the parking standards of By-law No. 1055-2004 shall apply.
5. Where the provisions of this By-law conflict with the provisions of the Etobicoke Zoning Code, the provisions of this By-law shall apply.
6. Notwithstanding any severance, partition or division of the lands shown on Schedule 'A', the regulations of this By-law shall continue to apply to the whole of the said lands as if no severance, partition or division had occurred.

7. Within the lands shown on Schedule 'A', no person shall use any land or erect or use any building or structure unless the following municipal services are provided to the lot line and the following provisions are complied with:
- (a) all new public roads have been constructed to a minimum of base curb and base asphalt and are connected to an existing public highway; and
 - (b) all water mains and sanitary sewers, and appropriate appurtenances, have been installed and are operational.
8. Chapter 332, Site Specifics, of the Etobicoke Zoning Code, is hereby amended to include reference to this By-law by adding the following to Section 332-1, Table of Site Specific By-laws:

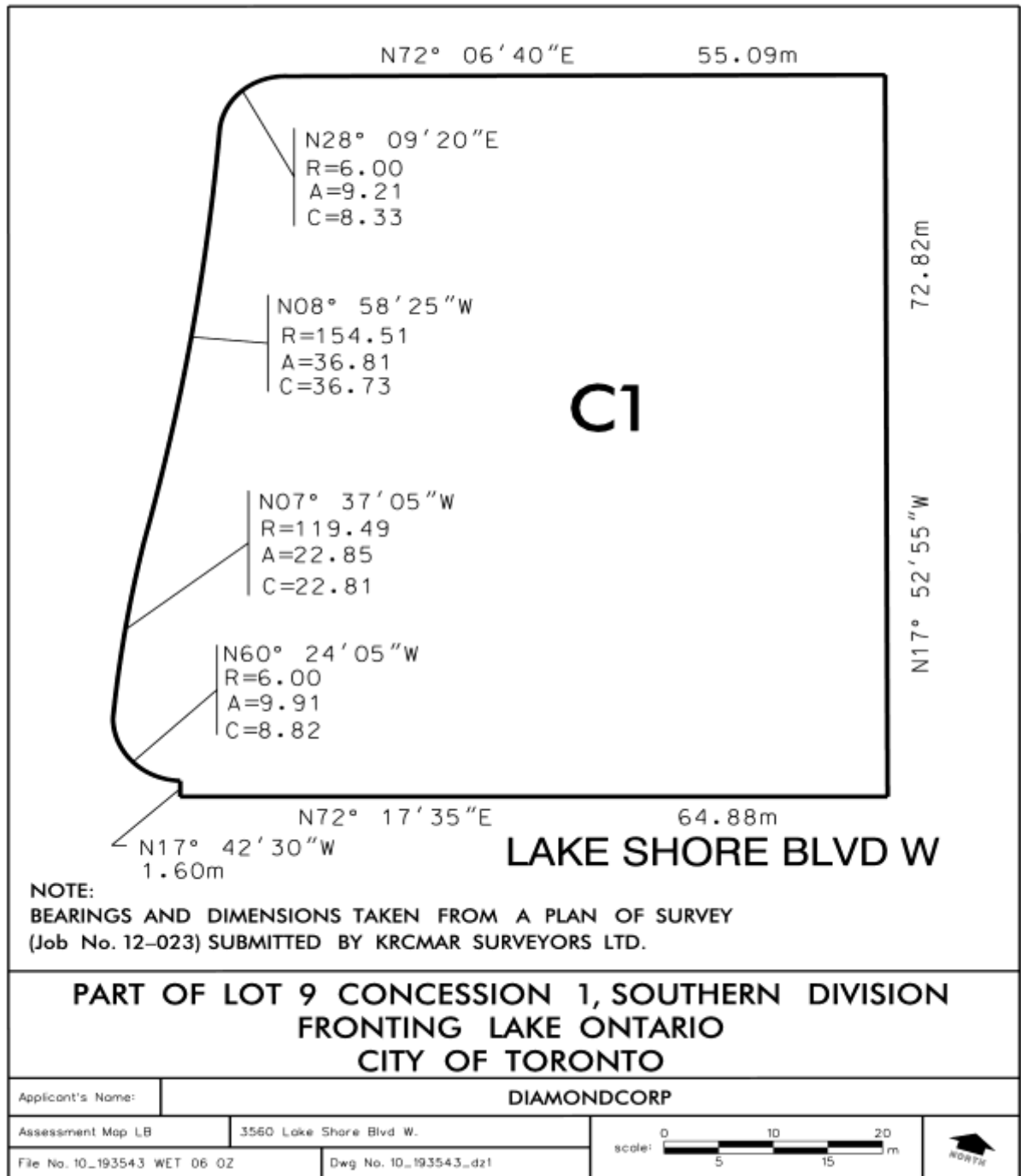
BY-LAW NUMBER AND ADOPTION DATE	DESCRIPTION OF PROPERTY	PURPOSE OF BY-LAW
1023-2013 July 19, 2013	The southern portion of lands fronting the north side of Lake Shore Boulevard West east of Long Branch Avenue, known municipally as 3560 Lake Shore Boulevard West.	To rezone the lands from Industrial Class 1 (I.C1) to Commercial (C1) to permit the construction of a single storey retail commercial building.

Enacted and passed on July 19, 2013.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)


Schedule 'A' BY-LAW




Schedule 'B' BY-LAW

