BY-LAW No. 382-2015

To amend former City of Scarborough Centennial Community Zoning By-law No. 12077, as amended, with respect to the lands municipally known in the year 2015 as 0 Clemes Drive.

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. SCHEDULE "A" is amended by deleting the current zoning and replacing it with the following zoning for the lands as shown on the attached Schedule '1'.


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2. SCHEDULE "B" - PERFORMANCE STANDARD CHART is amended by adding Performance Standard Nos. 166, 234 and 238 so that they read as follows:

   **INTENSITY OF USE**

   166. Maximum building height of 9.5 metres and 2 storeys.

   234. One **single-family dwelling** per parcel of land having a minimum lot frontage of 13.5 metres and a minimum lot area of 500 square metres.

   238. One **single-family dwelling** per parcel of land having a minimum lot frontage of 14.2 metres (14.8 metres for corner lots) and a minimum lot area of 530 square metres.

3. SCHEDULE "C" - EXCEPTIONS MAP is amended by deleting Exception Nos. 1 and 2 from the lands as shown on the attached Schedule '2'.

Enacted and passed on April 2, 2015.

Frances Nunziata, Ulli S. Watkiss,
Speaker City Clerk

(Seal of the City)