

Authority: Toronto and East York Community Council Item TE22.5, as adopted by City of Toronto Council on March 9, 2016; MM31.60, by Councillor Joe Cressy, seconded by Councillor Paul Ainslie, as adopted by City of Toronto Council on July 4, 5, 6 and 7, 2017 and MM34.29, by Councillor Joe Cressy, seconded by Councillor Mike Layton, as adopted by City of Toronto Council on November 7, 8 and 9, 2017

CITY OF TORONTO

BY-LAW 1261-2017

To amend By-law 849-2017 being an amendment to Zoning By-law 569-2013, as amended, with respect to the lands municipally known in the year 2016 as 497, 505 and 511 Richmond Street West.

Whereas Council of the City of Toronto has the authority pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, to pass this By-law; and

Whereas adequate information was provided to the public and at least one public meeting was held in accordance with the *Planning Act* prior to Council enacting By-law 849-2017; and

Whereas Council has determined that a technical amendment to By-law 849-2017 is appropriate to address an inadvertent error and that pursuant to Section 34(17) of the *Planning Act*, no further notice is required;

The Council of the City of Toronto enacts:

1. By-law 849-2017, Section 4(B)(ii) is amended by deleting reference to "4,600 square metres" and replacing it with "4,400 square metres" such that it now reads as follows:
 - "(ii) a minimum of 8,000 square metres of **gross floor area** is used for non-residential uses, of which a minimum of 4,400 square metres must be used for a **community centre**."
2. City of Toronto By-law 849-2017, Schedule "A", Clause (19) is amended by deleted reference to "4,600 square metres" and replacing it with "4,400 square metres" such that the clause now reads as follows:
 - "(19) a minimum of 4,400 square metres of community centre space, as defined in City of Toronto Zoning By-law 569-2013, as amended, shall be operated on-site by the City or by a non-profit organization to the satisfaction of the General Manager, Parks, Forestry and Recreation. Should the community centre space not be conveyed to a non-profit organization for the purposes of a community centre, as defined in City of Toronto Zoning By-law 569-2013, as amended, the City shall have the option for the space to be conveyed to the City for nominal value for the purpose of a community use, at the discretion of the General Manager, Parks, Forestry and Recreation, subject to the appropriate legal agreements being amended. Should the City choose not to occupy the space for the purposes of a community centre, any alternative use or disposal of the space shall require approval by City Council."

3. The provisions of By-law 849-2017 will continue to apply except as otherwise provided in this By-law.

Enacted and passed on November 9, 2017.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)