

Authority: North York Community Council Item NY34.8,
as adopted by City of Toronto Council on July 19, 20, 21
and 22, 2022

CITY OF TORONTO

BY-LAW 1004-2022

To adopt Amendment 562 to the Official Plan for the City of Toronto respecting the lands known municipally in the year 2021 as 45-47 Hendon 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 enacts:

1. The attached Amendment 562 to the Official Plan is adopted pursuant to the Planning Act, as amended.

Enacted and passed on July 22, 2022.

Frances Nunziata,
Speaker

John D. Elvidge,
City Clerk

(Seal of the City)

AMENDMENT 562 TO THE OFFICIAL PLAN

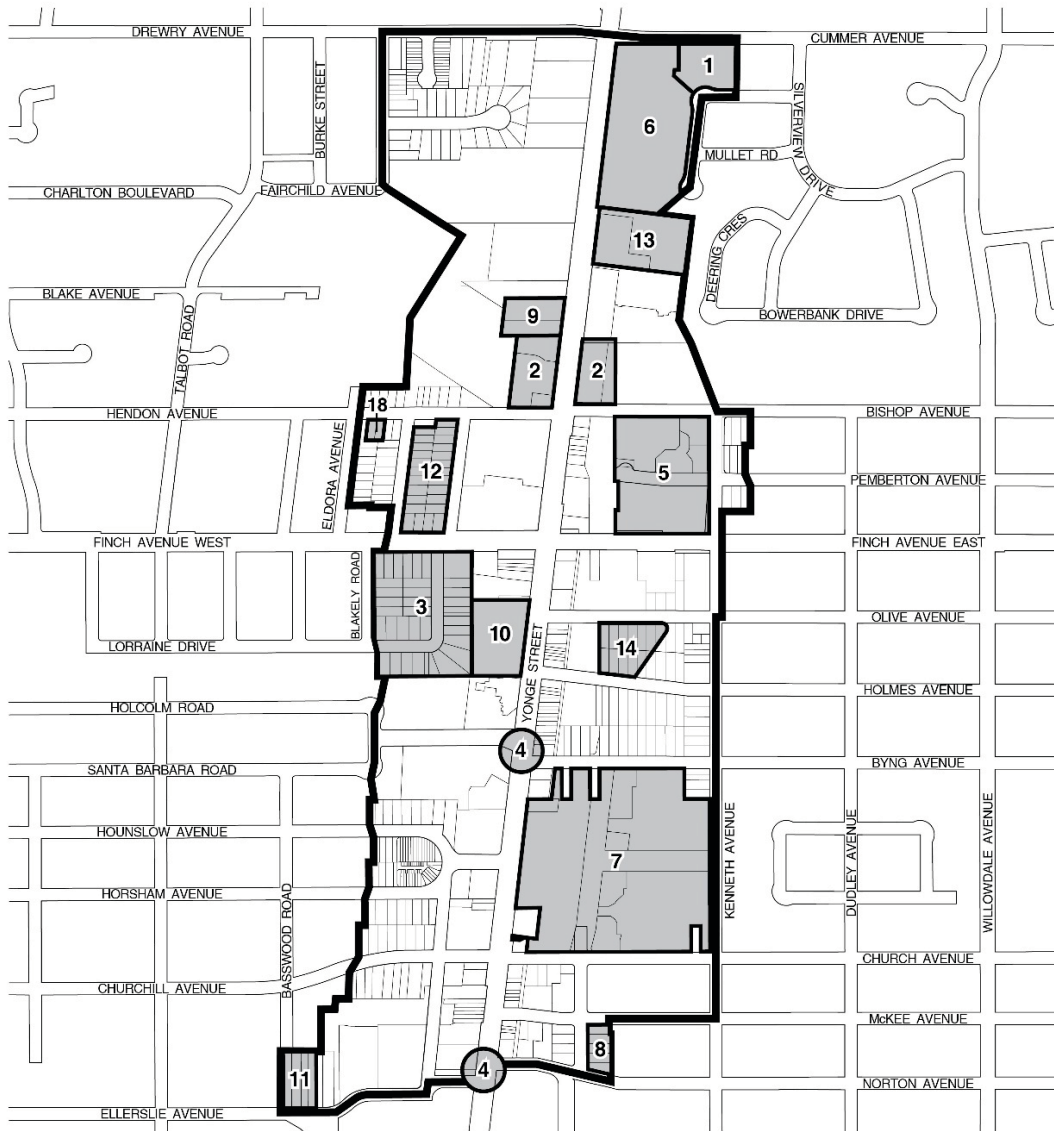
LANDS MUNICIPALLY KNOWN IN THE YEAR 2021 AS 45-47 HENDON AVENUE

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

1. Chapter 6, Section 8, North York Centre Secondary Plan, is amended by adding Site Specific Policy 18 to Subsection 13, North York Centre North Site Specific Policies, as follows:

"18. 45-47 Hendon Avenue (18 on Map 8-13)
 - a) Notwithstanding the provisions of Section 4.6.1 and the parking standards for residential uses set out in Section 2.2 of Appendix 1 of this Secondary Plan, the required minimum parking rate is 0.53 resident spaces per dwelling unit and 0.1 visitor spaces per dwelling unit (rounded down to the nearest whole number), including accessible parking.
 - b) The height of a parapet, mechanical or electrical equipment, or mechanical penthouse containing equipment used for the functional operation of the building, such as electrical, utility, mechanical and ventilation equipment, stairwell, elevator and elevator overrun is excluded from building height for the purposes of the provisions of Section 5.4 and Map 8-8a of this Secondary Plan."
2. Chapter 6, Section 8, North York Centre Secondary Plan, Map 8-13 is amended by adding Site Specific Policy 18 as shown on the attached Schedule A.

Schedule A



 **TORONTO**
Official Plan Amendment # 562

North York Centre Secondary Plan

MAP 8-13 North York Centre North Site Specific Policies

-  Secondary Plan Boundary
-  Site Specific Policy Areas*

* The shaded areas on this map are subject to the specific policies set out in the North York Centre Secondary Plan, Section 13.

This map forms part of the Official Plan and should be interpreted in conjunction with the written text.