Authority: Toronto and East York Community Council ##, as adopted by City of Toronto Council on ~, 20~

CITY OF TORONTO

Bill No. ~

BY-LAW No. [XXXX- 2014]

To amend Zoning By-law No. 569-2013, as amended, with respect to the lands municipally known in the year 2015 as 1267 King Street West.

Whereas Council of the City of Toronto has the authority to pursuant to 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*; and

The Council of the City of Toronto enacts:

- 1. The lands subject to this By-law are outlined by heavy black lines on Map 1 attached to this By-law;
- 2. The words highlighted in bold type in this By-law have the meaning provided in Zoning By-law No. 569-2013, Chapter 800 Definitions;
- **3.** Zoning By-law No. 569-2013, as amended, is further amended by amending Article 900.2.10 Exception Number 821 by adding a new regulation (B), which reads:
- (B) On 1267 King Street West:
 - (i) None of the regulations of 10.5.50.10(1)D, 10.5.50.10(3)(A), 10.5.80.10(7), 150.10.40.40(3), 150.10.80.1(1), 200.5.10.1, and 230.5.1.10(4), (5), and (6) of city of Toronto By-law 569-2013 apply to prevent the interior alteration to the existing **dwelling unit** with 9 secondary suites on the lot if (a) to (h) are complied with:
 - a) The **dwelling unit** may contain a maximum of 9 secondary suites;
 - b) The average **interior floor area** for the 1 **dwelling unit** and the 9 **secondary suites** must be no less than 22.28 square metres;
 - c) The minimum **interior floor area** of the **dwelling unit** is 45.0 square metres;
 - d) The **interior floor area** of each **secondary suite** is a minimum of 16.4 square metres, and no more than 2 **secondary suites** may have an **interior floor area** of less than 17.0 square metres;
 - e) A minimum of 1 **parking space** must be provided and maintained in the rear yard;

- f) An area allocated in the rear yard for parking and securing 10 bicycles, not within a secured room, enclosure, or bicycle locker must be provided and maintained;
- g) The existing 4.7 square metres of front yard soft landscaping must be maintained; and
- h) Except as otherwise provided herein, the provisions of By-law 569-2013, shall continue to apply to the **lot**.

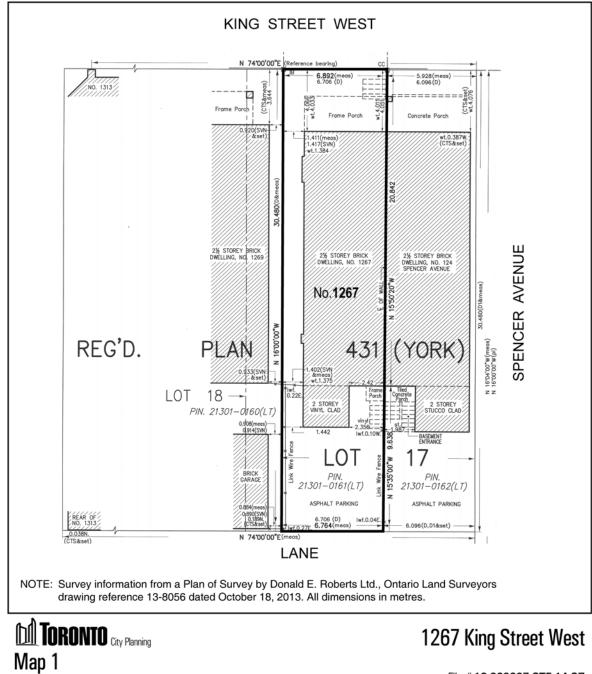
Enacted and passed on month ##, 20##.

Name,

Speaker

Ulli S. Watkiss, City Clerk

(Seal of the City)



File # 13 269687 STE 14 OZ

