CITY OF TORONTO

BILL XXX

BY-LAW XXX

To adopt an amendment to the Official Plan
for the City of Toronto
respecting the lands known municipally in the year 2019 as
1100 Sheppard Avenue West

Whereas authority is given to Council under the Planning Act, R.S.O. 1990, c.P. 13, as amended, to pass this By-law;

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 No. 496 to the Official Plan is hereby adopted pursuant to the Planning Act, as amended.

Enacted and Passed this ~ day of ~, A.D. 20~.

Frances Nunziata, ULLI S. WATKISS,
Speaker City Clerk
(Seal of the City)
AMENDMENT NO. 496 TO THE OFFICIAL PLAN

LANDS MUNICIPALLY KNOWN IN THE YEAR 2019 AS 1100 Sheppard Avenue West

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

1. Chapter 7, Site and Area Specific Policies, Site and Area Specific Policy No. 55 is amended for lands known municipally in 2019 as 1100 Sheppard Avenue West, as follows:

55. 1100 Sheppard Avenue West

(a.) By adding the title "Map 1 of 2" to the map as shown on the Attached Schedule 'A';

(b.) By deleting the words "the attached map" and replacing them with "Map 1 of 2" in subclause d)i);

(c.) By removing the word 'and' at the end of subclause e)i);

(d.) By adding the word 'and' at the end of subclause e)ii);

(e.) By adding a new subclause e)iii) as follows:

iii) a density increase will be permitted upon a financial contribution for improvements to the local park and the pedestrian realm between the subject site and the Sheppard West subway station.

(f.) By adding a new subclause e)iv) as follows:

iv) in the event of a density increase under this Clause e), maximum building heights are as shown on Map 2 of 2".

(g.) By adding Map 2 of 2, shown on the attached Schedule 'B', after the subclause e)iv).
Schedule 'A'
Schedule 'B'