

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

Enacted by Council: ~, 20~

**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 2021, as  
95 St Joseph St**

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. 599 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,  
Speaker

John D. Elvidge,  
City Clerk

(Seal of the City)

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**AMENDMENT NO. 599 TO THE OFFICIAL PLAN**  
**LANDS MUNICIPALLY KNOWN IN THE YEAR 2021 AS**  
**95 St Joseph Street**

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

1. Chapter 6, Section 20, University of Toronto Secondary Plan is amended as follows:

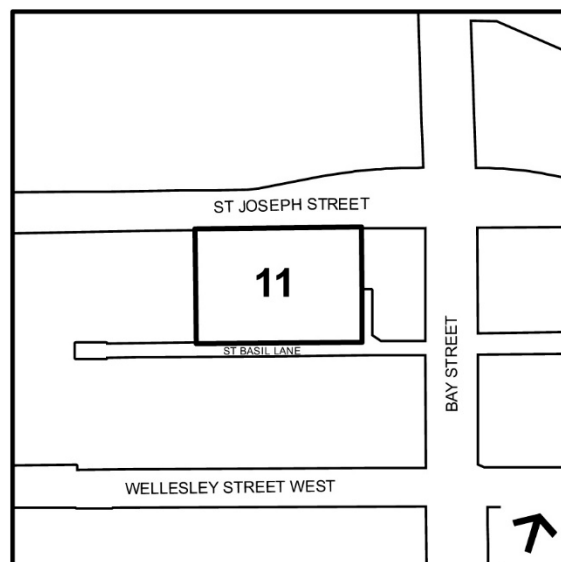
1.1 Section 7, Site and Area Specific Policies, is amended by adding the following Site and Area Specific Policy 11, as follows:

**11. 95 St. Joseph Street**

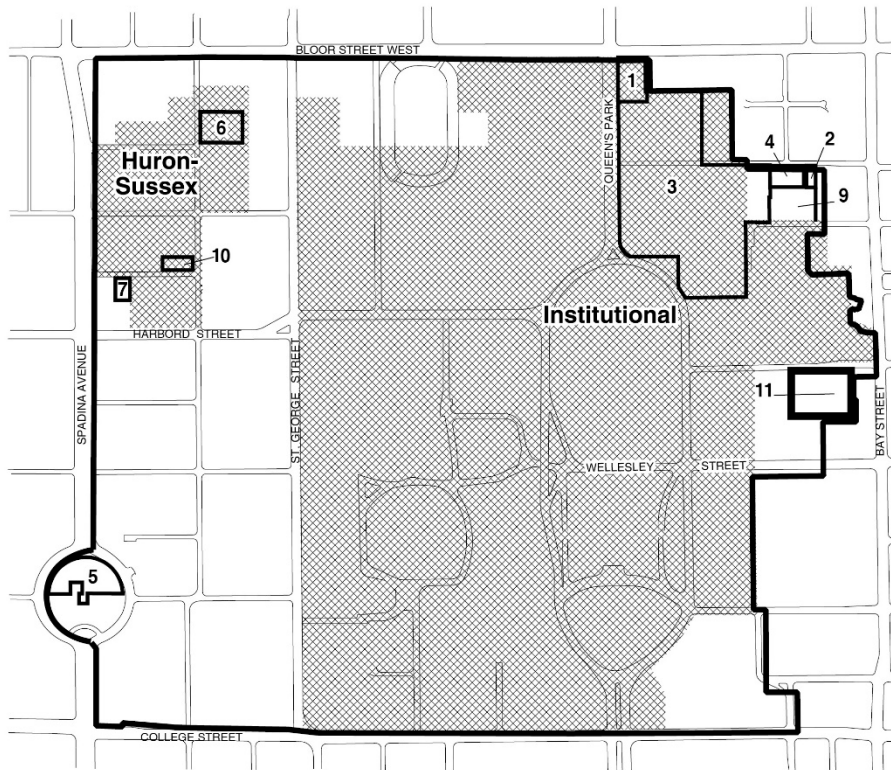
On the lands shown on Map 20-5 as 11, a 39-storey mixed institutional, commercial and residential building is permitted provided that:

The total combined gross floor area for residential, commercial and institutional uses does not exceed 47,500 square metres, of which the institutional uses shall comprise at least 50%.

1.2 Map 20-5, Areas of Special Identity and Location Site and Area Specific Policies, is amended as shown on the attached Schedule '1' by showing the lands municipally known as 95 St Joseph Street as Site and Area Specific Policy 11.






**Schedule 1**



Not to Scale 



**University of Toronto Secondary Plan**  
**MAP 20-5 Areas of Special Identity and Location Site and Area Specific Policies**

-  Secondary Plan Boundary
-  Areas of Special Identity
-  Site and Area Specific Policies