

Attachment 3: Site-specific By-law for 94 The Esplanade

Authority: Planning and Housing Committee Item [-], as adopted by City of Toronto Council on ~, 20~

CITY OF TORONTO BY-LAW [Clerks to insert By-law number]

To amend Zoning By-law 569-2013, as amended, with respect to the lands municipally known in the year 2022 as 94 The Esplanade.

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 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, as amended;

The Council of the City of Toronto enacts:

1. The lands subject to this By-law are outlined by heavy black lines on Diagram 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 569-2013, as amended, Chapter 800 Definitions.
3. Zoning By-law 569-2013, as amended, is further amended by amending the zone label on the Zoning By-law Map in Section 990.1 respecting the lands outlined by heavy black lines from a zone label of CR 4.0 (c3.0; r4.0) SS1 (x1939) to a zone label of CR 4.0 (c3.0; r4.0) SS1 (x1939) (x [exception number]) as shown on Diagram 2 attached to this By-law.
4. Zoning By-law 569-2013, as amended, is further amended by adding Article 900.11.10 Exception Number 899 so that it reads:

(899) Exception CR 899

The lands, or a portion thereof as noted below, are subject to the following Site Specific Provisions, Prevailing By-laws and Prevailing Sections:

Site Specific Provisions:

- (A) Despite regulation 40.10.20.100(21)(A), an **outdoor patio** may be combined with an **eating establishment** on the lands municipally known in 2022 as 67 Front Street East;
- (B) Despite regulation 40.10.20.100(21)(B), the permitted maximum area of

an **outdoor patio** is 70 square metres;

Prevailing By-laws and Prevailing Sections:

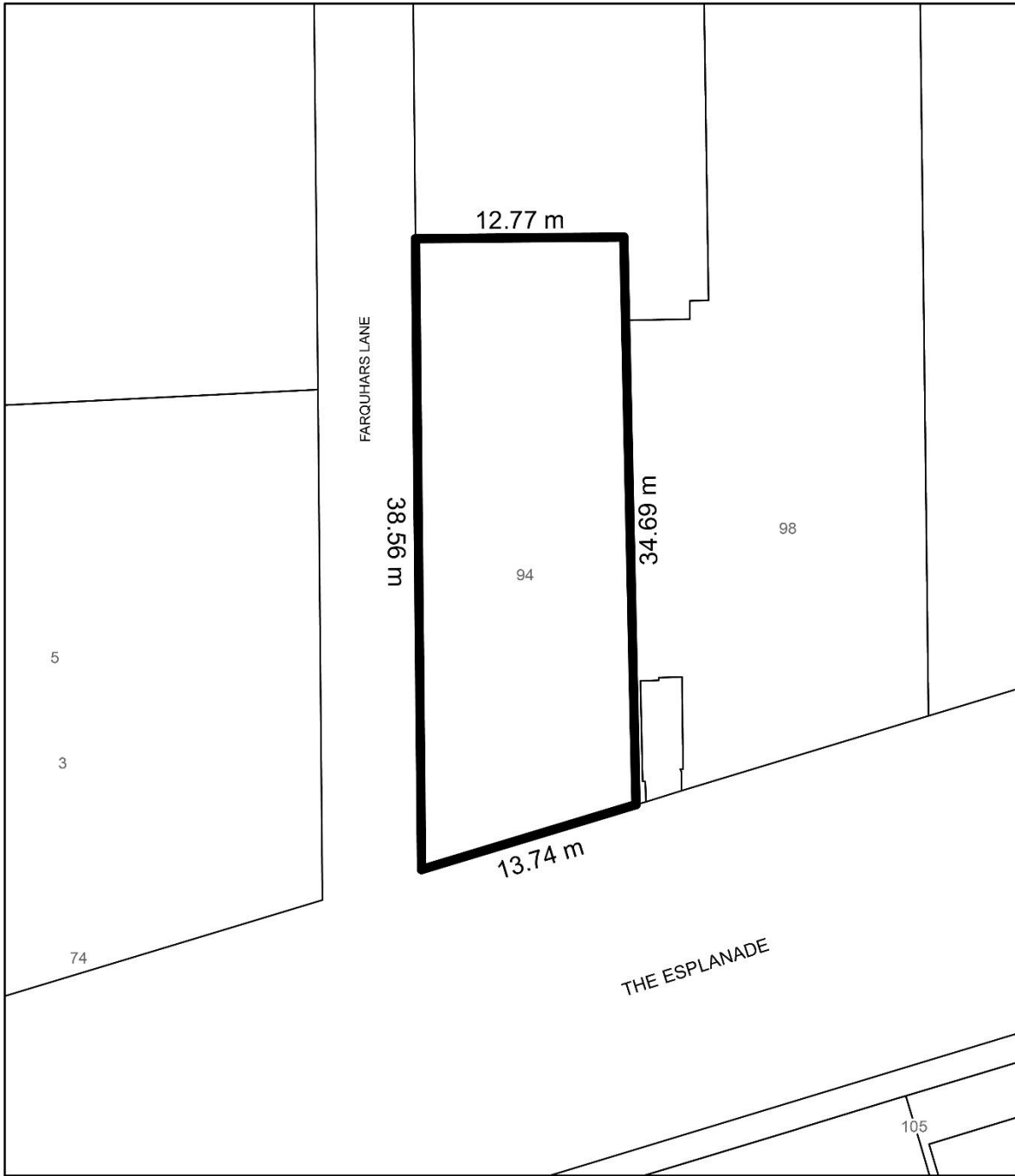
- (A) Section 12(2) 132 of former City of Toronto By-law 438-86; and
 - (B) Section 12(2) 259 of former City of Toronto By-law 438-86
5. Despite any severance, partition or division of the lands, the provisions of this By-law shall apply as if no severance, partition or division occurred.
6. By-law 239-2022 is repealed.

Enacted and passed on [Clerks to insert date].

[full name],
Speaker

[full name],
City Clerk

(Seal of the City)



 **TORONTO**
Diagram 1

94 The Esplanade

File # 20 217237 STE 13 OZ

