

100 Laurentide Drive - Application for Fence Exemption

Date: June 8, 2026

To: North York Community Council

From: Acting District Manager, Municipal Licensing and Standards, East District

Wards: Ward 16 – Don Valley East

SUMMARY

The Applicant for 100 Laurentide Dr has requested North York Community Council to exempt their property from the following by-law requirements:

Chapter 447 Section 1.3 D(1) – Swimming Pool Enclosure; Enclosure height

The current fence in the rear yard on the main-floor deck has a height of 1.08 meters. This is less than the required 1.2 meters.

City of Toronto Municipal Code Chapter 447 1.3 C(3) - Swimming Pool Enclosure; Access Protection

In the rear yard, the basement sliding door has proposed construction of bolts disabling use of the door. This will eliminate access to the pool enclosure from this access point.

Chapter 447 Section 1.3 E(1)(b) – Swimming Pool Enclosure; Construction standards

In the rear yard, the man-door in the basement is not 1 meter away from a condition that facilitates climbing. The current Juliette style gate is 1.47 meters high.

Municipal Licensing and Standards Division has inspected the subject property and issued a notice of violation of City of Toronto Municipal Code Chapter 447 1.3A

RECOMMENDATIONS

The Acting District Manager, Municipal Licensing and Standards, East District recommends that North York Community Council, pursuant to City of Toronto Municipal Code Fences Chapter 447

Refuse to grant an exemption to Chapter 447, Fences, to the property owner of 100 Laurentide Drive, for the existing and proposed fence described in the Summary of this report.

FINANCIAL IMPACT

There is no financial impact to the City of Toronto.

DECISION HISTORY

There is no previous decision history

COMMENTS

Municipal Licensing and Standards Inspection Results:

The existing fence violates the City of Toronto Municipal Code, Chapter 447 – Fences requirements

GENERAL LOCATION	SPECIFIC LOCATION	CONSTRUCTION and DEFICIENCY	BY-LAW SECTION and REQUIREMENT*
Rear Yard	Rear yard – Main-floor deck	Fence height is 1.08 meters, which is less than the 1.2 meters required in the bylaw.	Chapter 447 Section 1.3 D(1) – Swimming Pool Enclosure; Enclosure height The minimum height of a swimming pool enclosure is 1.2 meters.
Rear Yard	Rear Yard - Basement	There is currently direct access from the dwelling to the pool area. Basement sliding door.	Chapter 447 Section 1.3 C(3) – Swimming Pool Enclosure; Access Protection If the wall of any building, or any

			portion of it, forms part of the pool enclosure, there shall be no access to the enclosed pool area through the wall.
Rear Yard	Rear Yard - Basement	The man-door in the basement is not 1 meter away from a condition that facilitates climbing.	Chapter 447 Section 1.3 E(1)(b) – Swimming Pool Enclosure; Construction standards Be no closer than one metre to any external condition that may facilitate climbing the outside of the enclosure unless the height of the enclosure is at least 1.8 metres for a distance of at least one metre on each side of the condition

CONTACT

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East District
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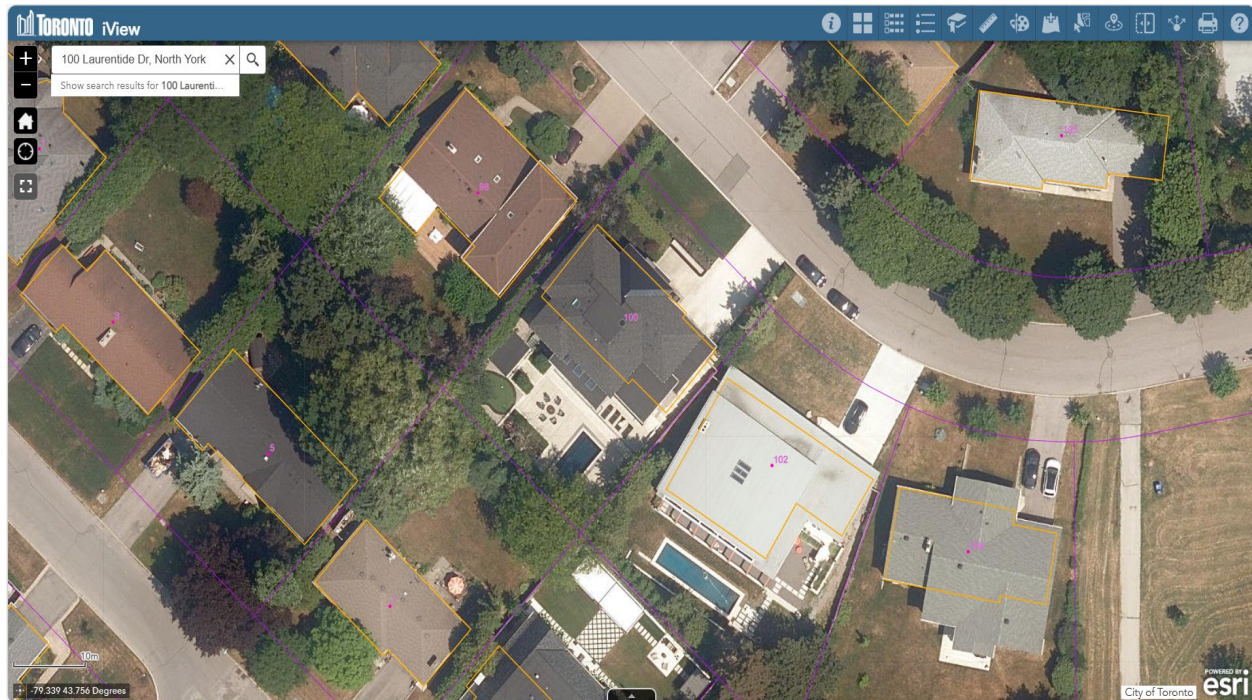
SIGNATURE

Christina Savella
Acting District Manager
Municipal Licensing and Standards
East District

ATTACHMENTS

- Attachment 1: iView Map of Property – 100 Laurentide Drive- City of Toronto
- Attachment 2: Supervisor's photo - Overview of rear yard 1
- Attachment 3: Supervisor's photo - Overview of rear yard 2
- Attachment 4: Supervisor's photo -Overview of rear yard main-floor deck
- Attachment 5: Supervisor's photo - Rear yard main-floor deck - Height (1.08 meters)
- Attachment 6: Supervisor's photo - Overview of rear yard sliding door- Basement
- Attachment 7: Supervisor Photo - Rear yard door with Juliette style gate- Basement
- Attachment 8: Supervisor Photo - Rear yard door with Juliette style gate- Basement - Height (1.47 meters)
- Attachment 9: Applicant's approved pool enclosure plans

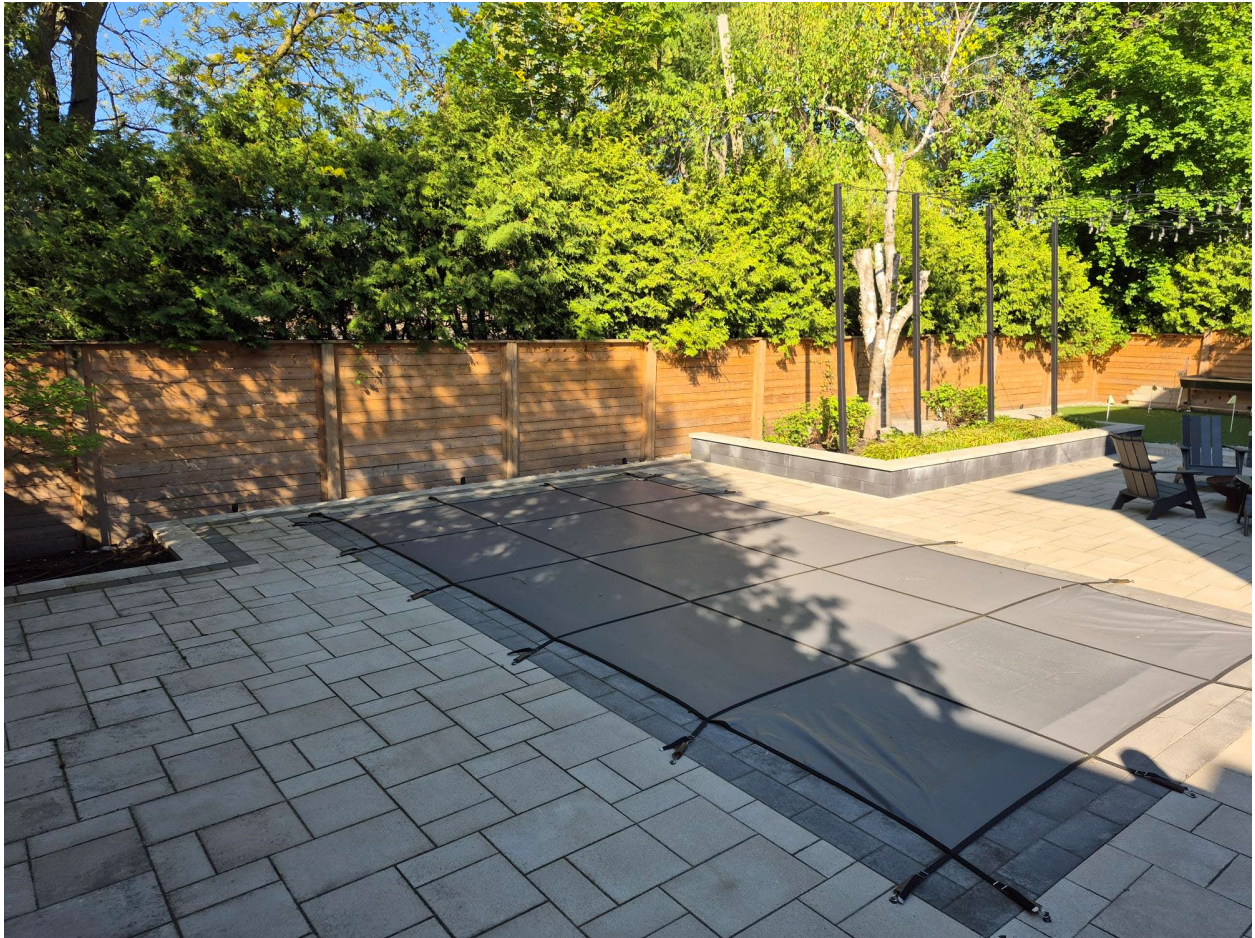
Attachment 1: iView Map of Property – 100 Laurentide Drive- City of Toronto.



Attachment 2: Supervisor's photo - Overview of rear yard 1



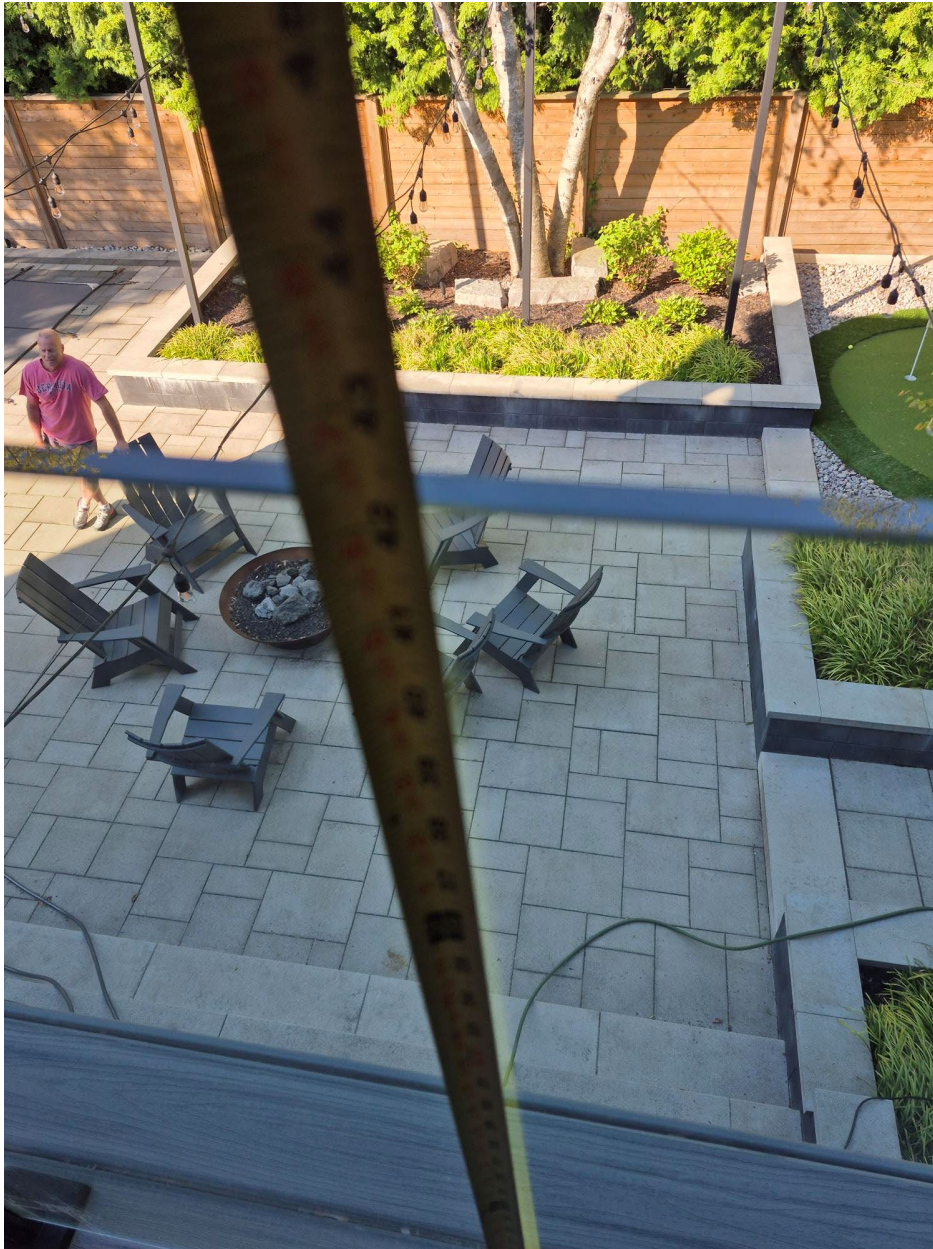
Attachment 3: Supervisor's photo - Overview of rear yard 2



Attachment 4: Supervisor's photo -Overview of rear yard main-floor deck



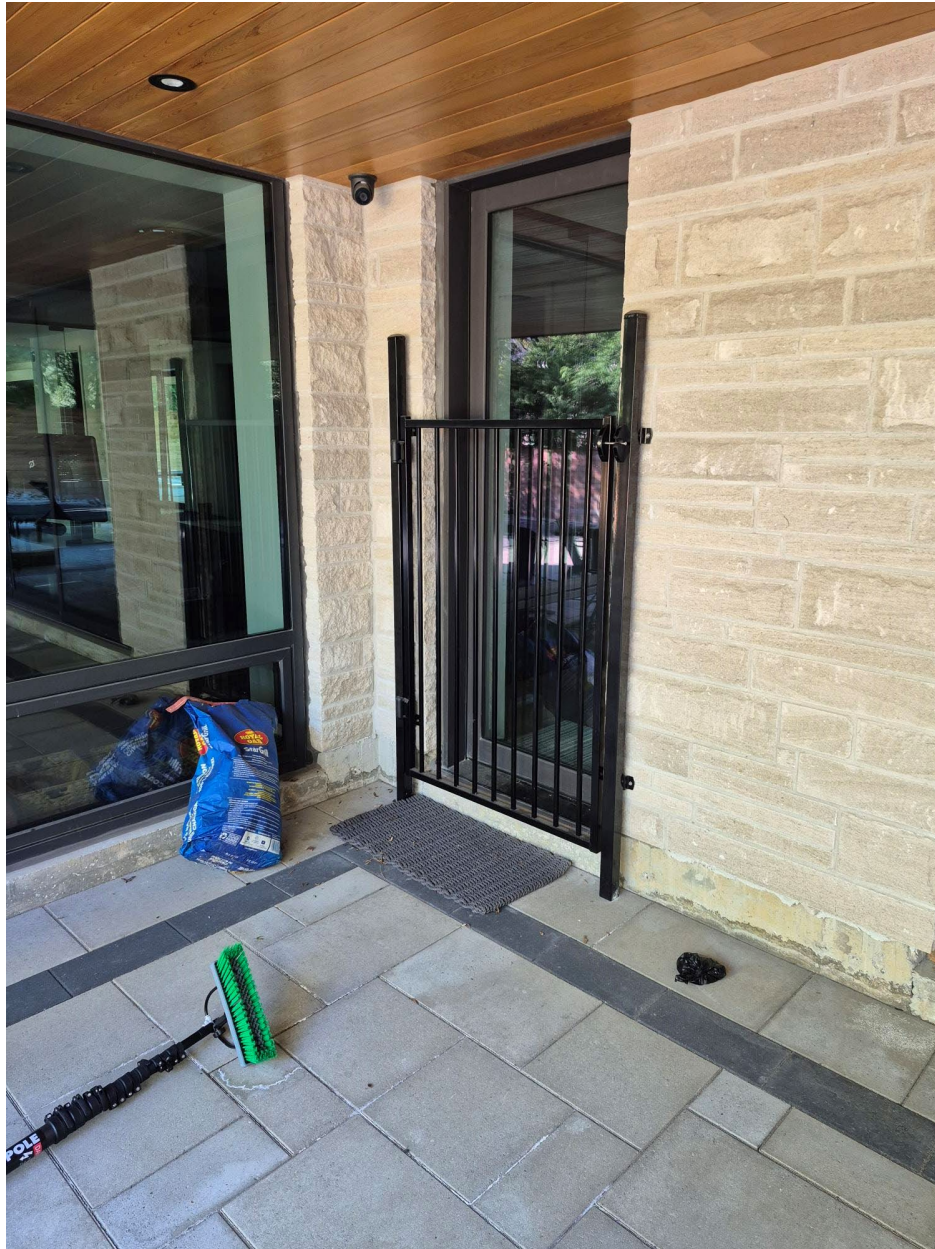
Attachment 5: Supervisor's photo - Rear yard main-floor deck - Height (1.08 meters)



Attachment 6: Supervisor's photo - Overview of rear yard sliding door- Basement



Attachment 7: Supervisor Photo - Rear yard door with Juliette style gate- Basement



Attachment 8: Supervisor Photo - Rear yard door with Juliette style gate- Basement - Height (1.47 meters)



Attachment 9: Applicant's approved pool enclosure plans

