

20 Chatterton Boulevard - Application for Fence Exemption

Date: June 8, 2026

To: Scarborough Community Council

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

Wards: Ward 20 – Scarborough Southwest

SUMMARY

The Applicant for 20 Chatterton Boulevard has requested Scarborough Community Council to exempt their property from the following by-law requirements:

City of Toronto Municipal Code Chapter 447 1.2B(1) – Restrictions on Fences; Height

The gate in the side yard on the west side of the property has a height of 2.12 meters. This is higher than the allowable 2 meters.

The fence in the rear yard on the west side of the property has a maximum height of 2.18 meters. This is higher than the allowable 2 meters.

The fence in the rear and side yard on the east side of the property has a height ranging from 2.32 meters to 2.35 meters. This is higher than the allowable 2 meters.

The gate in the side yard on the east side of the property has a height of 2.32 meters. This is higher than the allowable 2 meters.

City of Toronto Municipal Code Chapter 447 1.3 E(1)(b) - Swimming Pool Enclosure; Construction Standards

The fence in the rear yard bordering the steps to the basement is constructed to a height of 0.94 meters. This is less than the required 1.2 meters.

The fence in the rear yard bordering the steps to the basement is within 1 meter of a climbable object. The handrail measures 1 meter high.

The fence in the rear yard bordering the raised patio/deck has a height of 0.87 meters. This is less than the required height of 2 meters.

The gate latch on the fence bordering the raised patio/deck has a height of 1.06 meters. This is less than the required height of 1.5 meters.

Municipal Licensing and Standards Division has inspected the subject property and issued a notice of violation of City of Toronto Municipal Code Chapter 447 1.2(B)(1).

RECOMMENDATIONS

The Acting District Manager, Municipal Licensing and Standards, East District recommends that Scarborough 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 20 Chatterton Boulevard, for the existing 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*
Side Yard	Side Yard - West Side	Gate height is 2.12 meters, which is greater than the 2 meters allowed in the bylaw.	Chapter 447 Section 1.2 B(1) – Restrictions on Fences; Height Maximum allowable height is 2.0 meters.

Rear Yard	Rear yard – West Side	Fence has a maximum height of 2.18 meters, which is greater than the 2 meters allowed in the bylaw.	Chapter 447 Section 1.2 B(1) – Restrictions on Fences; Height Maximum allowable height is 2 meters.
Side and Rear Yard	Side and Rear yard – East Side	Fence height is between 2.32 meters and 2.35 meters, which is greater than the 2 meters allowed in the bylaw.	Chapter 447 Section 1.2 B(1) – Restrictions on Fences; Height Maximum allowable height is 2 meters.
Side Yard	Side Yard - East Side	Gate height is 2.32 meters, which is greater than the 2 meters allowed in the bylaw.	Chapter 447 Section 1.2 B(1) – Restrictions on Fences; Height Maximum allowable height is 2 meters.
Rear Yard	Rear Yard - Northeast Side of house (stairs to basement)	Fence height is 0.94 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 Minimum required height is 1.2 meters.
Rear Yard	Rear Yard - Northeast Side of house (stairs to basement)	Fence is within 1 meter of a climbable object. (handrail)	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.
Rear Yard	Rear Yard - Northwest Side of house (raised patio/deck)	Fence height is 0.94 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 Minimum required height is 1.2 meters.
Rear Yard	Rear Yard - Northwest Side of house (raised patio/deck)	Gate latch height is 1.06 meters, which is less than the required 1.5 meters.	Chapter 447 Section 1.3 C(6)(c)[1] – Swimming Pool Enclosure; Construction Standards Minimum required height is 1.5 meters.

CONTACT

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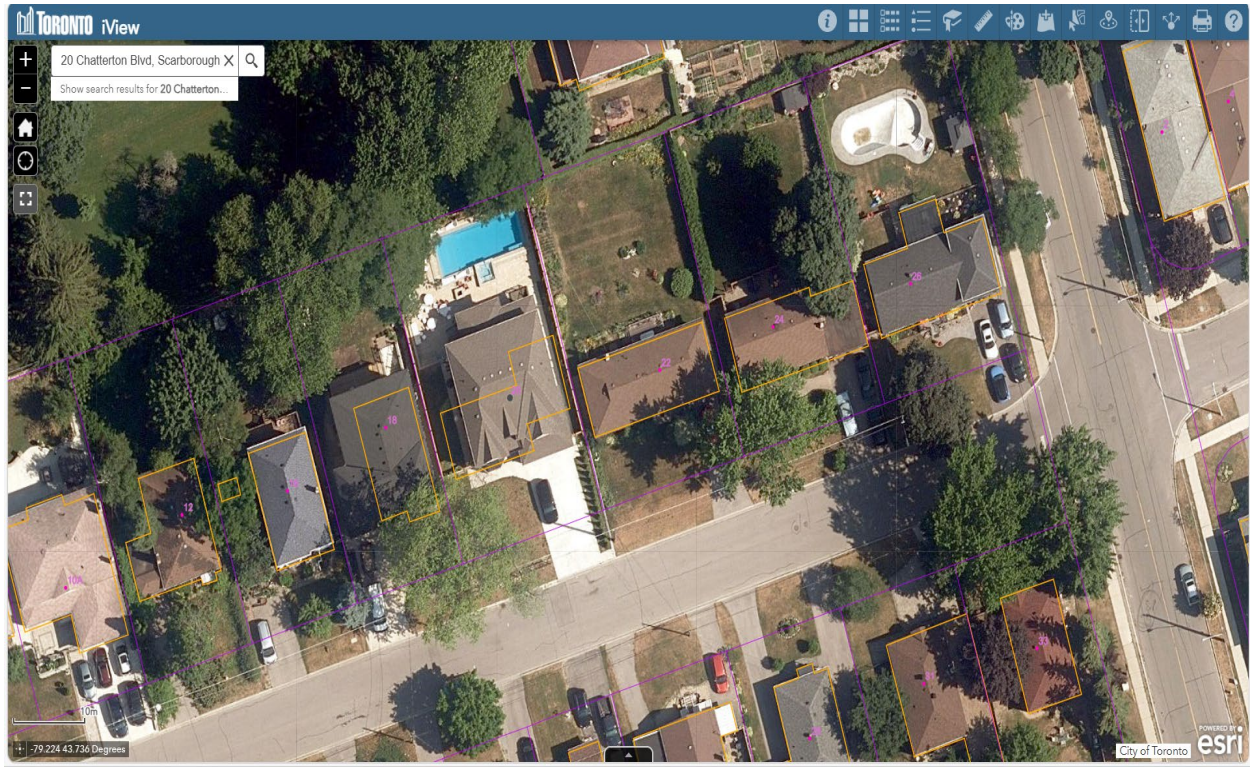
SIGNATURE

Christina Savella
Acting District Manager
Municipal Licensing and Standards
East District

ATTACHMENTS

- Attachment 1: iView Map of Property – 20 Chatterton Boulevard.
- Attachment 2: Supervisor's photo - Overview of gate in side yard- west side
- Attachment 3: Supervisor's photo - Side yard gate- west side - height (2.12 meters).
- Attachment 4: Supervisor's photo - Overview of fence in rear yard- west side
- Attachment 5: Supervisor's photo - Rear yard fence- west side - fence height (2.18 meters)
- Attachment 6: Supervisor's photo - Overview of fence in rear yard- east side
- Attachment 7: Supervisor's photo - Overview of fence and gate in side yard- east side
- Attachment 8: Supervisor's photo - Rear/side yard fence- east side - fence height (2.32 meters to 2.35 meters)
- Attachment 9: Supervisor's photo - Side yard gate- east side - gate height (2.32 meters)
- Attachment 10: Supervisor's photo - Overview of fence in rear yard- northeast side of house - stairs to basement
- Attachment 11: Supervisor's photo - Fence in rear yard- northeast side of house - stairs to basement- fence height (0.94 meters)
- Attachment 12: Supervisor's photo - Fence in rear yard- northeast side of house - stairs to basement- climbable object (less than 1 meter from fence)
- Attachment 13: Supervisor's photo - Overview of fence in rear yard- northwest side of house - raised patio/deck
- Attachment 14: Supervisor's photo - Fence in rear yard- northwest side of house - raised patio/deck- Fence height (0.94 meters)
- Attachment 15: Supervisor's photo - Gate latch in rear yard- northwest side of house - raised patio/deck- fence height (1.06 meters)
- Attachment 16: Approved enclosure drawings

Attachment 1: iView Map of Property – 20 Chatterton Boulevard- City of Toronto.



Attachment 2: Supervisor's photo - Overview of gate in side yard- west Side



Attachment 3: Supervisor's photo -Side yard gate- west side - height (2.12 meters).



Attachment 4: Supervisor's photo - Overview of fence in rear yard- west side



Attachment 5: Supervisor's photo - Rear yard fence- west side - fence height (2.18 meters)



Attachment 6: Supervisor's photo - Overview of fence in rear yard- east side



Attachment 7: Supervisor's photo - Overview of fence and gate in side yard- east side



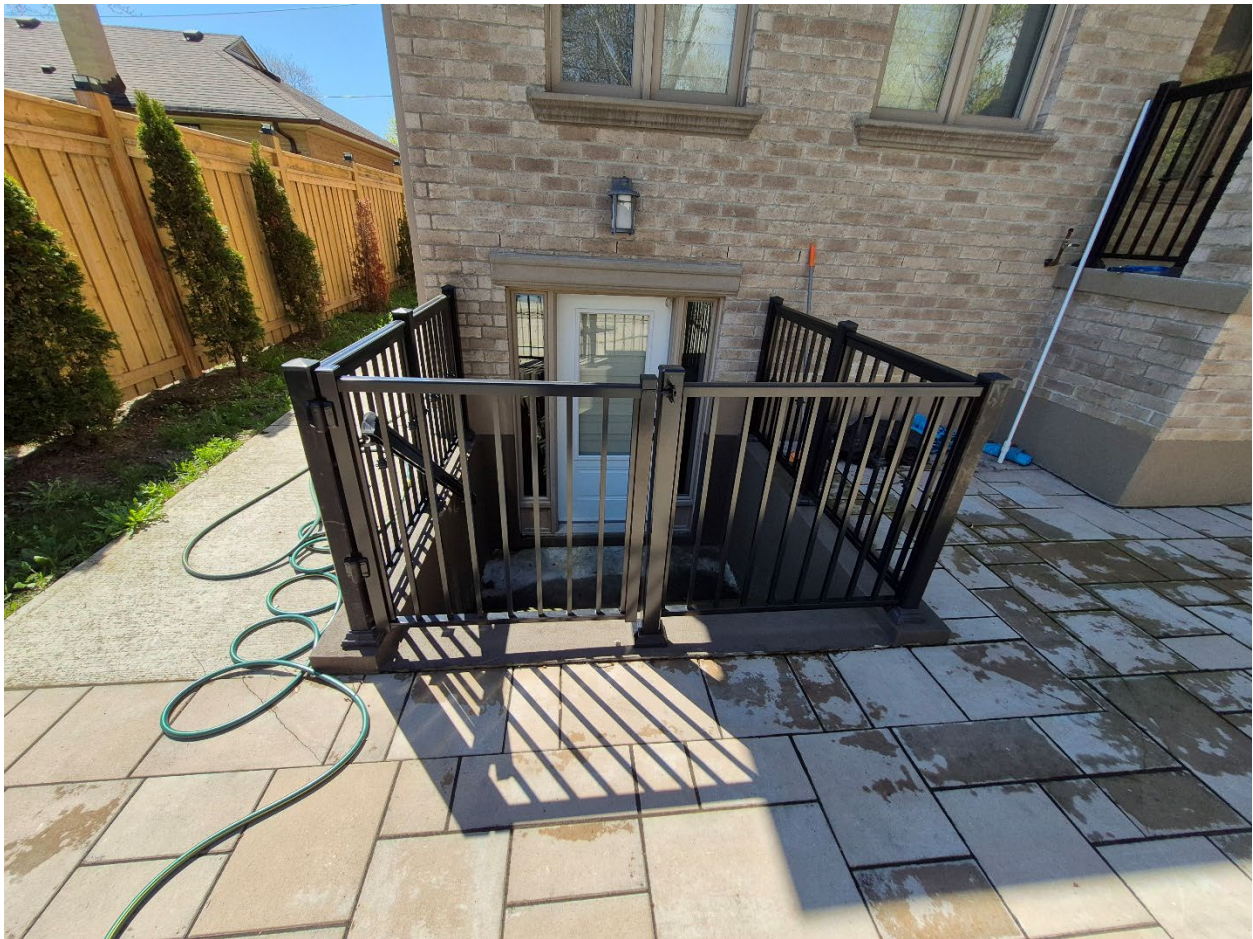
Attachment 8: Supervisor's photo - Rear/side yard fence- east side - fence height (2.32 meters to 2.35 meters)



Attachment 9: Supervisor's photo - Side yard gate- east side - gate height (2.32 meters)



Attachment 10: Supervisor's photo - Overview of fence in rear yard- northeast side of house - stairs to basement



Attachment 11: Supervisor's photo - Fence in rear yard- northeast side of house - stairs to basement- fence height (0.94 meters)



Attachment 12: Supervisor's photo - Fence in rear yard- northeast side of house - stairs to basement- climbable object (less than 1 meter from fence)



Attachment 13: Supervisor's photo - Overview of fence in rear yard- northwest side of house - raised patio/deck



Attachment 14: Supervisor's photo - Fence in rear yard- northwest side of house - raised patio/deck- Fence height (0.94 meters)



Attachment 15: Supervisor's photo - Gate latch in rear yard- northwest side of house - raised patio/deck- Fence height (1.06 meters)



Attachment 16: Approved enclosure drawings

