

TOWNSHIP OF ETOBICOKE

BY-LAW NO. 14,160

A BY-LAW TO AMEND ZONING BY-LAW NUMBER 11,737 WITH RESPECT TO THE LANDS OF THE OLD MILL.

WHEREAS by Amendment Number 171 to the Official Plan, the classification of the lands herein described was changed from Residential or Greenbelt Classification to Commercial or Residential Classification as the case may be.

NOW THEREFORE THE MUNICIPAL COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF ETOBICOKE ENACTS AS FOLLOWS:

1. THAT the Zoning Map attached to Zoning By-law Number 11,737 be and the same is hereby amended by changing the classification of the lands described in Schedule I annexed hereto from Second Density Residential classification to Limited Commercial classification provided that notwithstanding the provisions of Section 10.3 the use of the said lands shall be limited to automobile parking only in conjunction with buildings erected or to be erected upon the lands described in Schedule II.

2. THAT the Zoning Map attached to Zoning By-law Number 11,737 be and the same is hereby amended by changing the classification of the lands described in Schedule II attached hereto from Greenbelt (G) classification to Limited Commercial (C.L.) classification provided that:

(a) notwithstanding the provisions of Section 10.3 of the said By-law Number 11,737 the use of the land and buildings shall be limited to restaurants including restaurants licensed under The Liquor Licence Act, 1950, and business and professional offices and T. V. antennae; and

(b) notwithstanding the provisions of Section 10.1 of the said By-law Number 11,737 there shall be provided the following minimum front yards, side yards and rear yards as herein set out;

Front Yard - 2 feet for buildings existing at the date of this By-law and 25 feet for all other buildings

Side Yard - 15 feet

Rear Yard - 30 feet

(c) notwithstanding the provisions of Section 6.15 of the said

By-law Number 11,737 the automobile parking space required under the said Section 6.15 may be provided for any buildings erected on the lands described in Schedule II upon those lands and/or upon the lands described in Schedule I.

3. THAT the Zoning Map attached to Zoning By-law Number 11,737 be and the same is hereby amended by changing the classification of the lands described in Schedule III annexed hereto from Greenbelt (G) classification to Fourth Density Residential classification provided that:

- (a) notwithstanding the provisions of Sections 9.1.1 and 9.5 of the said By-law Number 11,737 the use of the land shall be restricted to the erection of not more than two apartment buildings each having a maximum height of twenty stories; and
- (b) notwithstanding the provisions of Section 6.15.1 of the said By-law Number 11,737 all automobile parking spaces required thereunder shall be provided within the said apartment buildings or in areas located entirely underground; and
- (c) notwithstanding the provisions of Section 9.1 of the said By-law Number 11,737 the minimum side yard required for the said buildings shall be 20 feet and in lieu of minimum front yard and rear yard requirements, no building erected on the said lands shall be erected closer than 100 feet from Old Mill Road, 60 feet from Humber Boulevard and 160 feet from Bloor Street West, provided that structures located entirely underground and without access thereto except from otherwise permitted buildings, may be erected not closer than 25 feet from either Old Mill Road or Humber Boulevard; and
all driveways for motor vehicle access to the said lands or buildings shall be from Bloor Street and Old Mill Road and no access for motor vehicles shall be from Humber Boulevard.

READ A FIRST, SECOND AND THIRD TIME AND PASSED IN COUNCIL THIS 7th
DAY OF *October*, A. D. 1963.

John P. ... REEVE
... deputy
CLERK

SCHEDULE I

Those parts of Block 'C' and Lots 21 and 22, Plan M-385, and that part of Lot 1, Plan M-416 shown as Part 1 and Part 3 on Plan R-1662 in the Office of Land Titles at Toronto.

SCHEDULE II

Those parts of Mossom Road, Plan M-385, and part of Lot 6, Range 3, King's Mill Reserve, and Block 'B', Plan M-385 and that part of Block 'X', Plan M-416 contained within Parts 1, 3 and 4 on Plan R-1661 filed in the Office of Land Titles at Toronto.

SCHEDULE III

That part of Block 'X', Plan M-416, those parts of Block 'A' and The Kingsway, Plan 364, that part of Block 'B', Plan M-385, and those parts of Blocks 'Y' and The Kingsway, Plan M-416 contained within Parts 2 and 5 on Plan R-1661 filed in the Office of Land Titles at Toronto.