

Draft Official Plan Amendment (August 10, 2022)

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

CITY OF TORONTO

BY-LAW No. XXXX-20~

To adopt Amendment No. XXX to the Official Plan of the City of Toronto respecting the lands municipally known in the year 2022 as 340-376R Dufferin Street and 2 Melbourne Avenue.

WHEREAS authority is given to the Council of the City of Toronto under Section 17 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;

The Council of the City of Toronto enacts:

1. The attached Amendment XXX to the Official Plan is hereby adopted pursuant to the Planning Act, as amended.

Enacted and passed on ____, 20~

Frances Nunziata,
Speaker

John Elvidge
City Clerk

(Seal of the City)

AMENDMENT NO. XXX TO THE OFFICIAL PLAN

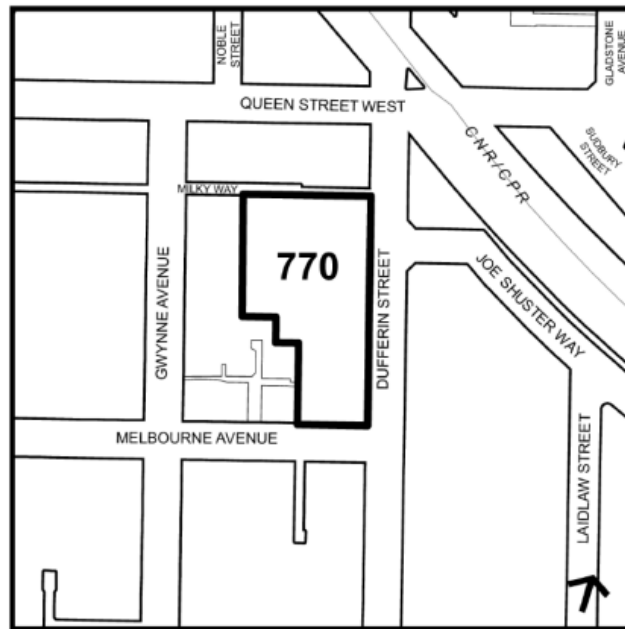
LANDS MUNICIPALLY KNOWN IN THE YEAR 2022
AS 340-376R DUFFERIN STREET and 2 MELBOURNE AVENUE

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

1. Chapter 7, Site and Area Specific Policies, as amended by Official Plan Amendment 569, is further amended as follows:

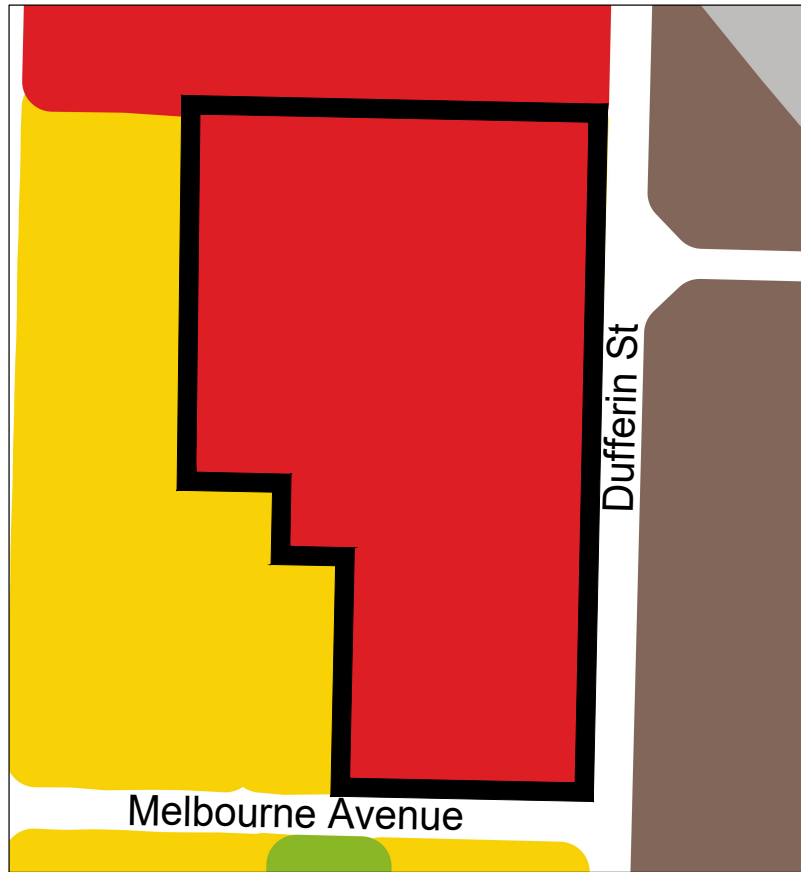
770: 340-379R Dufferin Street and 2 Melbourne Avenue

A mixed-use development consisting of two mid-rise elements with maximum heights of 28.0 and 44.0 metres and two towers with maximum heights of 75.0 and 87.0 metres is permitted. Non-residential uses, including small-scale retail, service, restaurants, and offices must be compatible with and not adversely impact residential uses on the lands or on adjacent residential uses.



2. Map 18, Land Use Plan, is amended by redesignating the lands known municipally in 2022 as 340-376R Dufferin Street and 2 Melbourne Avenue from *Neighbourhoods* to *Mixed Use Areas* as shown on Schedule 1.

Schedule 1



Official Plan Amendment



Site Location : Lands to be redesignated from Neighbourhoods to Mixed Use Areas



Neighbourhoods



Parks



Mixed Use Areas



Regeneration Areas



Not to Scale