

# ***THE CITY OF VAUGHAN***

# ***BY-LAW***

## **BY-LAW NUMBER 108-2014**

**A By-law to amend City of Vaughan By-law 1-88.**

**WHEREAS** the matters herein set out are in conformity with the Official Plan of the Vaughan Planning Area, which is approved and in force at this time;

**AND WHEREAS** there has been no amendment to the Vaughan Official Plan adopted by Council but not approved at this time, with which the matters herein set out are not in conformity;

**NOW THEREFORE** the Council of the Corporation of the City of Vaughan **ENACTS AS FOLLOWS:**

1. That City of Vaughan By-law Number 1-88, as amended, be and it is hereby further amended by:
  - a) Adding the following paragraph to Section 9.0 “EXCEPTIONS”:

“(1408) Notwithstanding the provisions of:

    - a) Subsection 3.8 a) respecting Parking Requirements;
    - b) Subsection 4.1.4 f) i) respecting Dimensions of Driveways;
    - c) Subsection 4.1.8 and Schedule “A” respecting the zone standards in the R1 Residential Zone;
    - d) Subsection 4.3 respecting Uses Permitted in the R1 Residential Zone;

the following provisions shall apply to the lands shown as “Subject Lands” on Schedule “E-1535”:

    - ai) A minimum of 9 parking spaces shall be provided;
    - bi) The maximum driveway width at the street curb shall be 10.13 m;
    - ci) The minimum front yard setback shall be 4.0 m;
    - cii) The minimum rear yard setback shall be 5.4 m;
    - di) In addition to the uses permitted in the R1 Residential Zone a Business or Professional Office shall also be permitted;”
  - b) Adding Schedule “E-1535” attached hereto as Schedule “1”.
  - c) Deleting Key Map 3E and substituting therefor the Key Map 3E attached hereto as Schedule “2”.
2. Schedules “1” and “2” shall be and hereby form part of this By-law.

Enacted by City of Vaughan Council this 24<sup>th</sup> day of June, 2014.

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Hon. Maurizio Bevilacqua, Mayor

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Jeffrey A. Abrams, City Clerk

Authorized by Item No.10 of Report No. 30  
of the Committee of the Whole  
Adopted by Vaughan City Council on  
June 24, 2014

### **SUMMARY TO BY-LAW 108-2014**

The lands subject to this By-law are located on the east side of Keele Street, north of Major Mackenzie Drive, municipally known as 10137 Keele Street, being Part of Lot 21, Concession 3, City of Vaughan.

The purpose of this by-law is to permit the additional use of a Business or Professional Office on the subject lands. The By-law also permits the following site-specific zoning exceptions:

- i) Reduce the minimum parking requirement to 9 parking spaces;
- ii) Increase the maximum driveway width at the street curb to 10.13 m along Keele Street;
- iii) Reduce the minimum rear yard setback to 5.4 m and the minimum front yard setback to 4.0 m;