

Authority: MM32.51, by Councillor David Shiner, seconded by Councillor Paula Fletcher, as adopted by City of Toronto Council on October 2, 3 and 4, 2017

CITY OF TORONTO

BY-LAW 979-2017

To effect interim control for the lands shown on Schedule 1 to this By-law being a portion of the Port Lands located in the City of Toronto.

Whereas Council of the City of Toronto has, by adopting MM32.51 at its meeting of October 2, 3 and 4, 2017, directed that a review be undertaken in respect of the appropriate land uses and size of uses permitted in a portion of the Port Lands located in the City of Toronto; and

Whereas authority is given to Council by Section 38 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, to pass an Interim Control By-law for a period of time which shall not exceed one year from the date of passage of the By-law for such purposes as are set out in the By-law;

The Council of the City of Toronto enacts:

1. The lands within the heavy lines on Schedule 1 are subject to this By-law with the exception of those lands shown with hatching.
2. The following uses are prohibited on any of the lands shown as Area 1 within the heavy lines on Schedule 2 attached to this by-law:
 - (1) showroom with more than 3,500 square metres of floor area;
 - (2) automobile service and repair shop;
 - (3) automobile service station;
 - (4) car washing establishment;
 - (5) commercial parking lot;
 - (6) motor vehicle repair shop, class A;
 - (7) motor vehicle repair shop, class B;
 - (8) private commercial garage;
 - (9) sales or hire garage;
 - (10) taxicab stand or station;
 - (11) public harbor works including public wharves, lighthouses and beacons;
 - (12) open storage yard;
 - (13) recycling shop;
 - (14) storage warehouse, class A (or public storage);
 - (15) wholesaling establishment – general;
 - (16) cleaning plant;
 - (17) contractor's shop, class B;
 - (18) builder's supply yard;

- (19) cartage, express or truck transport yard or terminal for one or more highway;
- (20) transportation companies or organizations;
- (21) animal food factory;
- (22) gelatine factory;
- (23) meat products plant;
- (24) tannery;
- (25) commercial stable;
- (26) postal sorting station;
- (27) railway station;
- (28) retail coal, coke and wood yard;
- (29) security service and business equipment;
- (30) shipping, trans-shipping or distributing depot;
- (31) gas plant, class A;
- (32) crisis care facility; and
- (33) drive-through facility.

3. The following uses are prohibited on any of the lands shown as Area 2 within the heavy lines on Schedule 2 attached to this by-law:

- (1) parking station;
- (2) private commercial garage;
- (3) Open storage associated with a city yard, class B;
- (4) generating station;
- (5) public incinerator or refuse destructor;
- (6) sewage disposal plant;
- (7) fuel storage tank;
- (8) open storage of raw materials yard;
- (9) recycling yard;
- (10) storage warehouse, class B;
- (11) motor vehicle repair shop, class A;
- (12) motor vehicle repair shop, class B;
- (13) wholesale fuel supply yard;
- (14) contractor's shop, class B;

- (15) railway station;
 - (16) animal by-products plant;
 - (17) chemical products factory;
 - (18) concrete batching and mixing yard;
 - (19) distillation plant;
 - (20) gas plant, class B;
 - (21) non-metallic minerals plant; and
 - (22) rubber products factory.
4. The following uses are prohibited on any of the lands shown as Area 3 within the heavy lines on Schedule 2 attached to this by-law:
- (1) clinic;
 - (2) community health centre;
 - (3) day nursery;
 - (4) post office;
 - (5) branch of a bank or financial institute;
 - (6) brew-on-premises establishment;
 - (7) dry-cleaning shop;
 - (8) duplicating shop;
 - (9) newsstand;
 - (10) personal grooming establishment;
 - (11) showroom;
 - (12) tailoring shop;
 - (13) artist's or photographer's studio;
 - (14) communications and broadcasting establishment;
 - (15) custom workshop;
 - (16) data processing establishment;
 - (17) designer's studio;
 - (18) industrial computer service;
 - (19) performing arts studio;
 - (20) publisher;
 - (21) software, design and development establishment;

- (22) automobile service and repair shop;
- (23) automobile service station;
- (24) car washing establishment;
- (25) commercial parking lot;
- (26) parking station;
- (27) private commercial garage;
- (28) sales or hire garage;
- (29) taxicab stand or station;
- (30) food wholesaling establishment;
- (31) storage warehouse, class A (or public storage);
- (32) wholesaling establishment – general;
- (33) bookbinder's shop;
- (34) carpenter's shop;
- (35) cleaning plant;
- (36) laboratory, class B;
- (37) builder's supply yard;
- (38) bread distributing depot;
- (39) courier service;
- (40) industrial catering service;
- (41) postal sorting station;
- (42) railway station;
- (43) security service and business equipment;
- (44) bakery;
- (45) brewery;
- (46) ceramics factory;
- (47) electronic equipment factory;
- (48) fur goods factory;
- (49) garment factory;
- (50) metal wares factory;
- (51) packaging plant;
- (52) pharmaceutical factory – secondary;
- (53) plastic products factory – secondary;

- (54) printing plant;
- (55) soft drink bottling works;
- (56) textile factory;
- (57) vegetable food products factory;
- (58) wholesale dyeing plant;
- (59) winery;
- (60) wood products factory;
- (61) animal hospital;
- (62) commercial school;
- (63) drive-through facility;
- (64) market gardening;
- (65) newspaper plant; and
- (66) trade school.

5. The following uses are prohibited on any of the lands shown as Area 4 within the heavy lines on Schedule 2 attached to this by-law:

- (1) clinic;
- (2) community health centre;
- (3) day nursery;
- (4) post office;
- (5) union hall;
- (6) branch of a bank or financial institute;
- (7) brew-on-premises establishment;
- (8) caterer's shop;
- (9) dry-cleaner's distributing station;
- (10) dry-cleaning shop;
- (11) duplicating shop;
- (12) newsstand;
- (13) personal grooming establishment;
- (14) showroom;
- (15) service, rental or repair shop;
- (16) tailoring shop;

- (17) artist's or photographer's studio;
- (18) communications and broadcasting establishment;
- (19) custom workshop;
- (20) data processing establishment;
- (21) designer's studio;
- (22) industrial computer service;
- (23) performing arts studio;
- (24) publisher;
- (25) software, design and development establishment;
- (26) automobile service and repair shop;
- (27) automobile service station;
- (28) car washing establishment;
- (29) motor vehicle repair shop, class A;
- (30) motor vehicle repair shop, class B;
- (31) commercial parking lot;
- (32) parking station;
- (33) private commercial garage;
- (34) sales or hire garage;
- (35) taxicab stand or station;
- (36) sewage disposal plant;
- (37) food wholesaling establishment;
- (38) storage warehouse, class A (or public storage);
- (39) storage warehouse, class B;
- (40) wholesale fuel supply yard;
- (41) wholesaling establishment – general;
- (42) bookbinder's shop;
- (43) carpenter's shop;
- (44) cleaning plant;
- (45) contractor's shop, class A;
- (46) contractor's shop, class B;
- (47) laboratory, class B;
- (48) bread distributing depot;

- (49) cartage, express or truck transport yard or terminal for one or more highway transportation companies or organizations;
- (50) courier service;
- (51) commercial stable;
- (52) industrial catering service;
- (53) postal sorting station;
- (54) railway station;
- (55) security service and business equipment;
- (56) animal by-products plant;
- (57) animal food factory;
- (58) bakery;
- (59) brewery;
- (60) canning factory;
- (61) ceramics factory;
- (62) chemical products factory;
- (63) electronic equipment factory;
- (64) dairy products plant;
- (65) distillery;
- (66) distillation plant;
- (67) fur goods factory;
- (68) garment factory;
- (69) gas plant, class A;
- (70) gas plant, class B;
- (71) gelatine factory;
- (72) meat products plant;
- (73) metal wares factory;
- (74) non-metallic minerals plant;
- (75) packaging plant;
- (76) pharmaceutical factory;
- (77) pharmaceutical factory – secondary;
- (78) photographic plant;
- (79) plastic products factory;

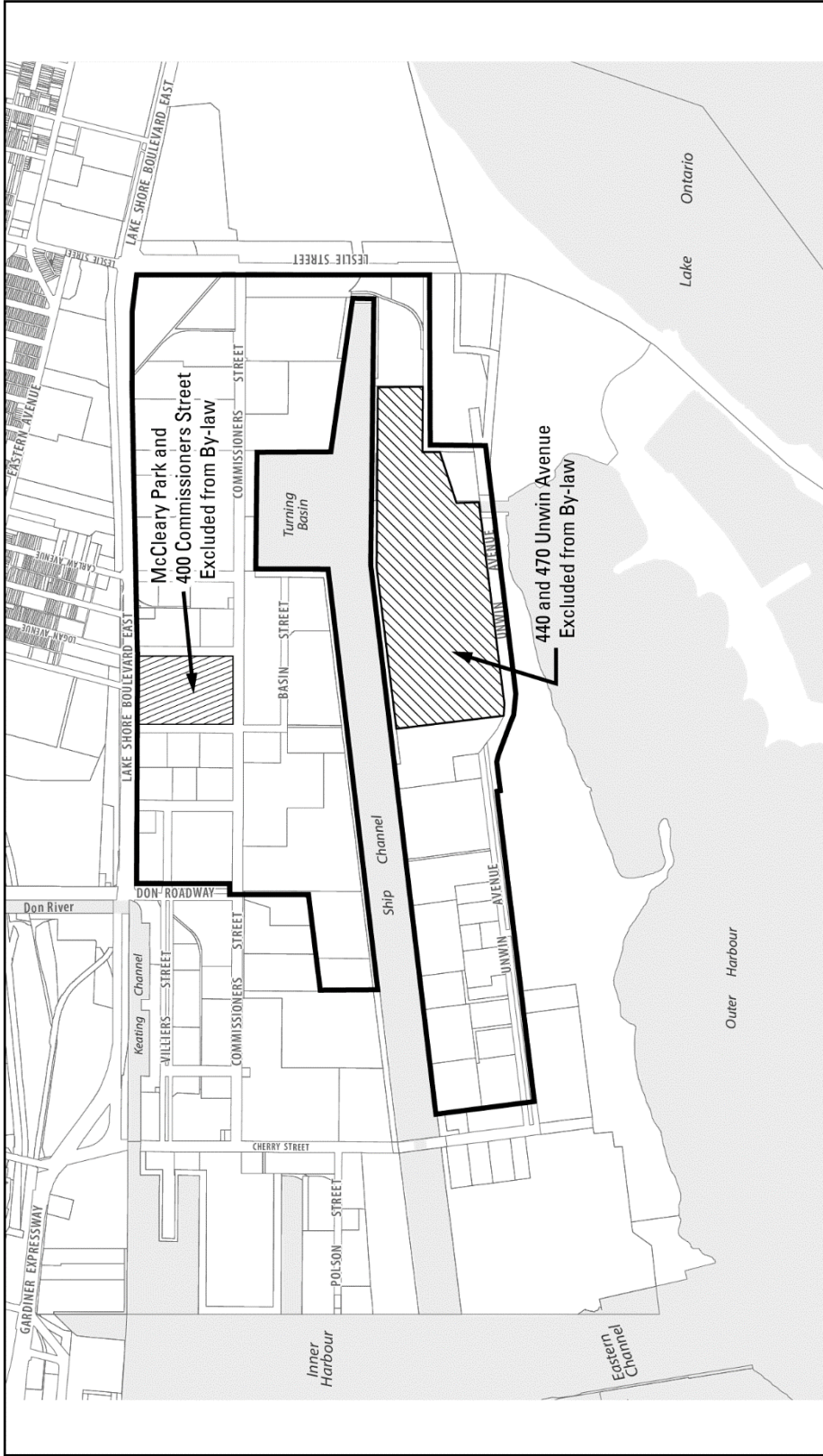
- (80) plastic products factory – secondary;
 - (81) printing plant;
 - (82) rubber products factory;
 - (83) soft drink bottling works;
 - (84) tannery;
 - (85) textile factory;
 - (86) vegetable food products factory;
 - (87) wholesale dyeing plant;
 - (88) winery;
 - (89) wood products factory;
 - (90) animal hospital;
 - (91) commercial school;
 - (92) drive-through facility;
 - (93) market gardening;
 - (94) newspaper plant;
 - (95) pinball or electronic game machine establishment; and
 - (96) trade school.
- 6.** All existing permitted uses are prohibited except public park, restaurant, a retail store with under 475 square metres of gross floor area, newsstand, take-out restaurant, railway, including service and repair yards, railway tracks, pumping station and waterworks on any lands shown as Area 5 within the heavy lines on Schedule 2 attached to this by-law.
- 7.** Despite clause 2(14), the lands at 300 Commissioners Street may contain a storage warehouse, class A (self-storage warehouse).
- 8.** If any of the uses that are listed in Sections 2, 3, 4, 5 or 6 correspond to defined terms set out in By-law 438-86, then the definitions of those terms in By-law 438-86 shall apply.
- 9.** This By-law expires one year from the date of its enactment by Council.

Enacted and passed on October 4, 2017.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)



Toronto
Schedule 1

Port Lands

City of Toronto By-Law 438-86
 Not to Scale
 02/10/2017

