



January 7, 2013

Joe D'Abramo, Director (Acting)  
Zoning By-law Project  
City Planning  
City of Toronto  
Metro Hall, 55 John St, 22nd Fl  
Toronto ON M5V 3C6

**Re: Draft Zoning By-law**

Dear Mr. D'Abramo,

Further to our meeting in September 2011, our consultants have reviewed the latest draft of the City of Toronto's Comprehensive Zoning By-law attached to the November 8, 2012 Planning and Development Committee report.

We are pleased to see that the definition for public utility had been revised to address our concerns. We do note, however, that our concerns related to Section 5 – Regulations Applying to All Zones have yet to be addressed by the City.

Section 5 has been revised from previous versions of the By-law to remove public utilities from Section 5.10.20.20, which indicated that public utilities are permitted in any zone if the service from the utility facility is provided directly to a lot. In the recent release, public utilities have been identified as a permitted use or a permitted use with conditions within each zone category. We feel that this approach can result in some confusion, and would request that the City re-introduce the clause permitting public utilities uses in all zones. You will note in previous comment letters, we supported the City's decision to permit public utilities in all zones, but raised the concern that the permission is limited to utility facilities that provide service directly to a lot. In many cases, not all components of utility networks, such as telecommunications, are directly linked to lots and are required to ensure that adequate servicing is provided to meet the City's needs. As previously stated, this becomes particularly important with respect to larger infrastructure components such as Outside Plant Interface (OPI) or Walk-in Cabinets, which provide service to a larger area. We therefore request that the City re-introduce public utilities as a permitted use in all zones, without the condition that the utility must be provided directly to a lot.

Bell Canada  
Development and Municipal Services Control Centre  
Floor 5 BLUE, 100 Borough Drive  
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We appreciate your continued cooperation and would appreciate if a copy of the bylaw could be sent to our Development and Municipal Services Control Centre:

Mr. John La Chapelle, MCIP, RPP  
Associate Director – Municipal Relations  
Access Network Provisioning, Ontario  
Development and Municipal Services Control Centre  
Bell Canada  
Floor 5 BLUE, 100 Borough Drive  
Toronto, Ontario  
M1P 4W2

If you have any questions, please direct them to the undersigned.

Yours truly,

A handwritten signature in black ink, appearing to read 'J. La Chapelle', with a long horizontal flourish extending to the right.

John La Chapelle, MCIP, RPP  
Associate Director – Municipal Relations  
Access Network Provisioning, Ontario

cc: City Clerk – Planning and Growth Management Services  
Robert Millward - R.E Millward and Associates  
Chris Tyrrell - MMM Group Ltd