



## REPORT FOR ACTION

### Exhibition Place Master Plan Development - Update

**Date:** September 5, 2019

**To:** The Board of Governors of Exhibition Place

**From:** Don Boyle, Chief Executive Officer

**Wards:** All Wards

#### SUMMARY

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At its meeting of April 10, 2019, City Planning staff presented the final Cultural Heritage Landscape Assessment (CHLA) for Exhibition Place undertaken by City Planning through the engagement of Archeological Services Inc. Subsequently, a report on this matter entitled "Exhibition Place - Cultural Heritage Landscape Assessment and Next Steps for Master Plan" was presented to City Council and the following recommendations were approved related to the development of a Master Plan for Exhibition Place:

- City Council adopt the proposed Master Plan study framework as described in the report (April 10, 2019) from the Director, Community Planning, Toronto and East York District to guide on-going work on the Master Plan.
- City Council direct City Planning staff to undertake public consultations on the development of the Master Plan, including consultations with various stakeholder groups, the community at large, and the Indigenous community.
- City Council forward a copy of this Item to the Board of Governors of Exhibition Place for its information and City Council direct City Planning staff to work with the Exhibition Place Board of Governors to coordinate work of the Master Plan with development of the new Strategic Plan for Exhibition Place.

The proposed Master Plan for Exhibition Place is to recognize the unique attributes of the site and the role the lands played in the development of Toronto. The Master Plan will be informed by the City Planning framework, the CHLA and will be coordinated with the on-going work and plan for the revitalization of Ontario Place and with other initiatives at Exhibition Place including the development of its Strategic Plan.

City Planning staff will be attending the Board meeting of September 19, 2019 to present information to the Board on actions taken to date on the development of the Exhibition Place Master Plan and the directions / consultation that will happen in 2019.

## **RECOMMENDATIONS**

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The Chief Executive Officer recommends that:

- (1) The Board of Governors of Exhibition Place receive this report for information.

## **FINANCIAL IMPACT**

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There are no negative financial implications of this report.

## **DECISION HISTORY**

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The Exhibition Place 2017 – 2019 Strategic Plan has a Recognition and Public Understanding Goal to reaffirm and enhance the profile of the Exhibition Place cultural mandate and as a Strategy to enhance our archeological understanding of the site through assessment and development of heritage plans.

At its meeting of September 4, 2015, the Board considered Report No. 20 entitled “Official Plan Amendment for Exhibition Place” and requested that City Council approve an amendment as proposed by the Board.

<https://www.explace.on.ca/files/file/58bdd52eac272/Item-20-Muzik-Official-Plan-Amendment.pdf>

At its meeting of February 3, 2016, City Council considered the Board report entitled “Official Plan Amendment for Exhibition Place” and directed the Chief Planner and Executive Director, City Planning to take certain actions.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.EX11.13>

At its meeting of June 14, 2016, Toronto East York Community Council considered a report from the Director, Community Planning, Toronto and East York District on the “Exhibition Place Official Plan Amendment Application - Preliminary Report” and directed certain actions to be taken.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.TE17.62>

At its meeting of July 28, 2016, the Board considered Report No. 8 entitled “Official Plan Amendment - Decision of Toronto East York Community Council” and received for information.

[https://www.explace.on.ca/files/file/58c6a0594ddb1/Item-8-Official-Plan-Amendment-Request-Decision\\_TEYCC.pdf](https://www.explace.on.ca/files/file/58c6a0594ddb1/Item-8-Official-Plan-Amendment-Request-Decision_TEYCC.pdf)

At its meeting of November 30, 2016, the Exhibition Place Official Plan Amendment Subcommittee of the Toronto East York Community Council held its first meeting and requested the Chief Planner and Executive Director City Planning to take certain actions and report back to the Subcommittee.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.TX1.2>

At its meeting of December 9, 2016, the Board approved of a report for information detailing the actions taken by the City Subcommittee.

<https://www.explace.on.ca/files/file/58b608ebe6661/Item-18-Official-Plan-Subcommittee.pdf>

At its meeting of July 27, 2017, the Board considered a report for information and moved the following motion: "The Board request City Council to direct the Chief Planner and Executive Director, City Planning, to expedite the work being done to facilitate the official plan amendment for Exhibition Place requested by City Council on February 3 and 4, 2016".

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2017.EP5.5>

At its meeting of October 2, 3 & 4, 2017, City Council considered the Board report and motion and adopted the same which direction was communicated to Board members by the Exhibition Place CEO.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2017.EX27.28>

At its meeting of December 11, 2017, the Board approved a motion to request the Chief Executive Officer, Exhibition Place to investigate the status of the official plan amendment, as requested by City Council for the grounds of Exhibition Place, report to the Board with an update in the first quarter of 2018, and invite appropriate City of Toronto staff to the meeting to answer questions.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2017.EP7.25>

At its meeting of May 31, 2018, the Board received an update report on this matter along with the attendance by the Chief Planner & Executive Director for the City of Toronto who responded to questions.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2018.EP11.1>

At its meeting of April 10, 2019, the Board received an update report and presentation from City Planning on the Cultural Heritage Landscape Assessment (CHLA) for Exhibition Place.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2019.EP2.8>

At its meeting of May 14, 2019, City Council considered the report Exhibition Place - Cultural Heritage Landscape Assessment and Next Steps for Master Plan and approved of several recommendations.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2019.TE5.26>

## **COMMENTS**

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For the information of the Board, the May 14th City report provided a summary of the Planning Framework for Exhibition Place. In the City of Toronto Official Plan, the Exhibition Place lands are within the Downtown and Central Waterfront. The lands are designated as Regeneration Areas and Parks and Open Space Areas.

The Exhibition Place lands are also located within the boundary of the Central Waterfront Secondary Plan (CWSP) which states that development at Exhibition Place

is to respect and celebrate Exhibition Place's existing heritage architecture and views of heritage buildings from the water. Adaptive re-use of heritage buildings is encouraged. New development within lands designated Parks and Open Space Areas may only be considered if existing open space areas are maintained or alternatives to expand the size and usability of City-owned parks are provided.

Exhibition Place is not regulated by City zoning by-laws but by the City of Toronto Act, 2006. Section 406 of the Act entrusts its management and operations to the Board and outlines the permitted uses, including parks and exhibition purposes, although it also provides for the expansion of uses subject to approval of the City.

The Council report indicates that City Planning staff will be undertaking a Master Plan exercise to provide direction for the future development of Exhibition Place. This Master Plan exercise was formally launched with a Public Open House on June 25, 2019, with staff undertaking preliminary analysis and ongoing public and stakeholder engagement. The Master Plan is intended to be coordinated with the Exhibition Place Strategic Plan and will consider opportunities to coordinate with the proposed revitalization of Ontario Place. The anticipated timeframe for completion is the first quarter of 2020. The elements of the Master Plan study as described in the City report are set out in Appendix A attached.

## **CONTACT**

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## **SIGNATURE**

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Don Boyle  
Chief Executive Officer

## **ATTACHMENTS**

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Appendix A - Elements of the City Planning Master Plan Study of Exhibition Place