

# **CHAPTER EIGHT:**

## **MAJOR TRANSIT STATION AREAS AND PROTECTED MAJOR TRANSIT STATION AREAS**

Toronto Official Plan – Chapter 8

Throughout the city are sites and areas that require policies that vary from one or more of the provisions of the Toronto Official Plan's citywide policies in Chapters 1-5. These site and area specific policies generally reflect unique historic conditions for approval that must be recognized for specific development sites, or provide a further layer of local policy direction for an area. In most cases, the site and area specific policies provide direction on land use. Citywide Official Plan policies apply to these lands, except where the site and area specific policies vary from them.

### **AUGUST 2025 OFFICE CONSOLIDATION**

For accurate reference, please consult the original Official Plan, the Minister's certificate page, and the Ontario Municipal Board (OMB)/Local Planning Appeal Tribunal (LPAT)/Ontario Land Tribunal (OLT) Orders, as logged in the office of the City Clerk of the City of Toronto.

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The policies of this Chapter implement a framework to facilitate transit supportive development through the delineation of Major Transit Station Areas and Protected Major Transit Station Areas across the City.

This Chapter includes Policies and Site and Area Specific Policies (SASPs) for each Major Transit Station Area or Protected Major Transit Station Area and consist of:

- Individual delineations of Major Transit Station Areas or Protected Major Transit Station Areas; and
- Minimum density requirements expressed in:
  - o Residents and jobs per hectare for all Major Transit Station Areas and Protected Major Transit Station Areas; and
  - o Floor Space Index (FSI) and/or a minimum number of units for Protected Major Transit Station Areas

The Site and Area Specific Policies of this Chapter set out minimum requirements that reflect existing policies of the Plan unless amended by Council as part of a local area study. The policies of this Chapter are not to be read in isolation or to the exclusion of other relevant policies of this Plan.

Any amendment to the delineation or policies of the Protected Major Transit Station Areas will require the approval of the Minister (as defined under the *Planning Act*, as amended) in accordance with Section 16(18) of the *Planning Act*, as amended.

## **POLICIES THAT APPLY TO ALL DELINEATED MAJOR TRANSIT STATION AREAS AND PROTECTED MAJOR TRANSIT STATION AREAS**

### **Policies**

- 1) In addition to the *Centres, Avenues, Employment Areas* and the *Downtown* specified in Policy 2.2.2, growth will be directed to delineated Major Transit Station Areas and Protected Major Transit Station Areas.
- 2) Secondary Plans contained in Chapter Six and Site and Area Specific Policies contained in Chapter Seven apply to areas subject to Protected Major Transit Station Areas and Major Transit Station Areas, except in the case of a conflict, whichever policies provide greater densities will prevail.
- 3) The City will review Chapter 8 policies and minimum density targets as part of its regular Official Plan review or as part of local infrastructure reviews to ensure that they meet the intended purpose to plan for and manage growth along with creating complete communities including the delivery of necessary infrastructure.
- 4) Policies relating to matters of health, safety, accessibility, sustainable design, protection of the natural environment, watershed and water resource systems, and the protection of adjoining lands are prioritized over any other development criteria policies.

### **Special Policy Areas**

- 5) Despite any policy in this Chapter, for lands (including all or any part of a lot) within a Special Policy Area, shown on Map 1 for each applicable delineated Major Transit Station Area and Map 2 for each applicable delineated Protected Major Transit Station Area:
  - A) For the purpose of complying with the *Planning Act*, and without impacting

any existing permissions (see Policy b below), Map 2 identifies the minimum development density as 0 FSI:

- B) As of the date of approval of each applicable delineated Protected Major Transit Station Area and Major Transit Station Area, any existing policies, land use designations, boundaries, and development permissions continue to be permitted: and
- C) Pursuant to the Provincial Planning Statement, prior to the approval of any changes to official plan policies, land use designations, boundaries, and development permissions, including on Map 1 or Map 2 described above, approval from the Minister of Natural Resources and the Minister of Municipal Affairs and Housing, or successor Ministers is required.

***Apartment Neighbourhoods, Mixed Use Areas and Regeneration Areas***

- 6) Within delineated Major Transit Station Areas and Protected Major Transit Station Areas, for lands designated *Apartment Neighbourhoods*, *Mixed Use Areas*, or *Regeneration Areas* City-initiated zoning will permit a floor space index (FSI) of:
  - A) 8 FSI or more where the lands are located within 200 metres of an existing or planned transit station: or
  - B) 6 FSI or more where the lands are located within 200-500 metres of an existing or planned transit station.
- 7) Zoning for a site that can accommodate three or more towers will permit:
  - A) Building heights of up to 30 storeys within 200 metres of an existing or planned transit station.
  - B) Building heights of up to 20 storeys within 200-500 metre of an existing or planned transit station.
  - C) Additional building height without an amendment to the Official Plan if a block context plan is provided demonstrating elements such as new public streets, new parks, publicly-accessible open spaces, mid-block connections, public art, and a mix of building types and heights.

***Neighbourhoods***

- 8) Multiplexes and apartment buildings are permitted without an amendment to this Plan in *Neighbourhoods* within delineated Major Transit Station Areas or Protected Major Transit Station Areas that are:
  - A) up to four storeys.
  - B) up to six storeys within 200 metres of an existing or planned transit station.
  - C) up to six storeys with frontage on a major street shown on Map 3.

## **SASP 597. Protected Major Transit Station Area – Spadina Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Spadina Subway Station is a protected major transit station area shown as the Spadina Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Spadina Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

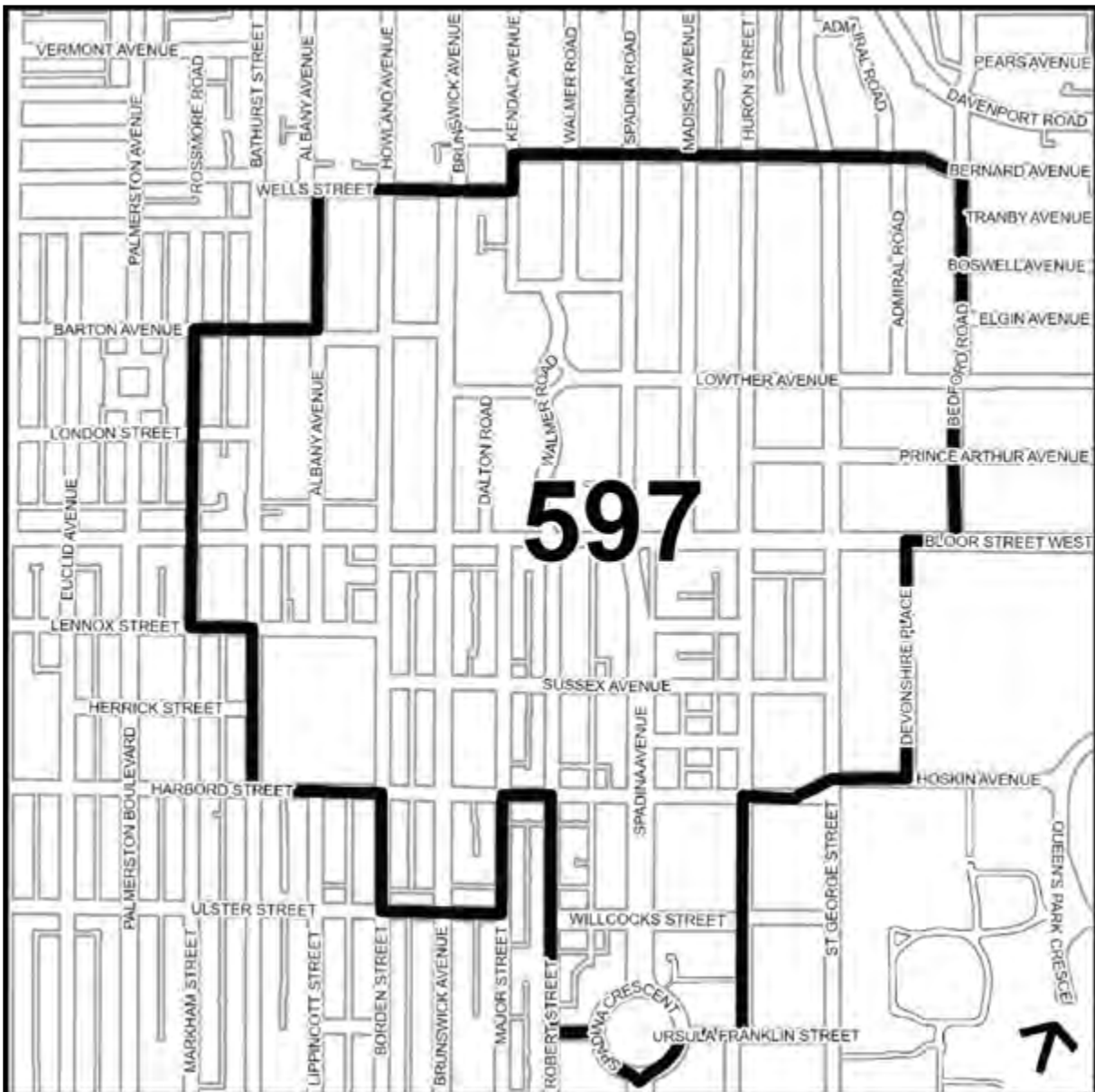
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

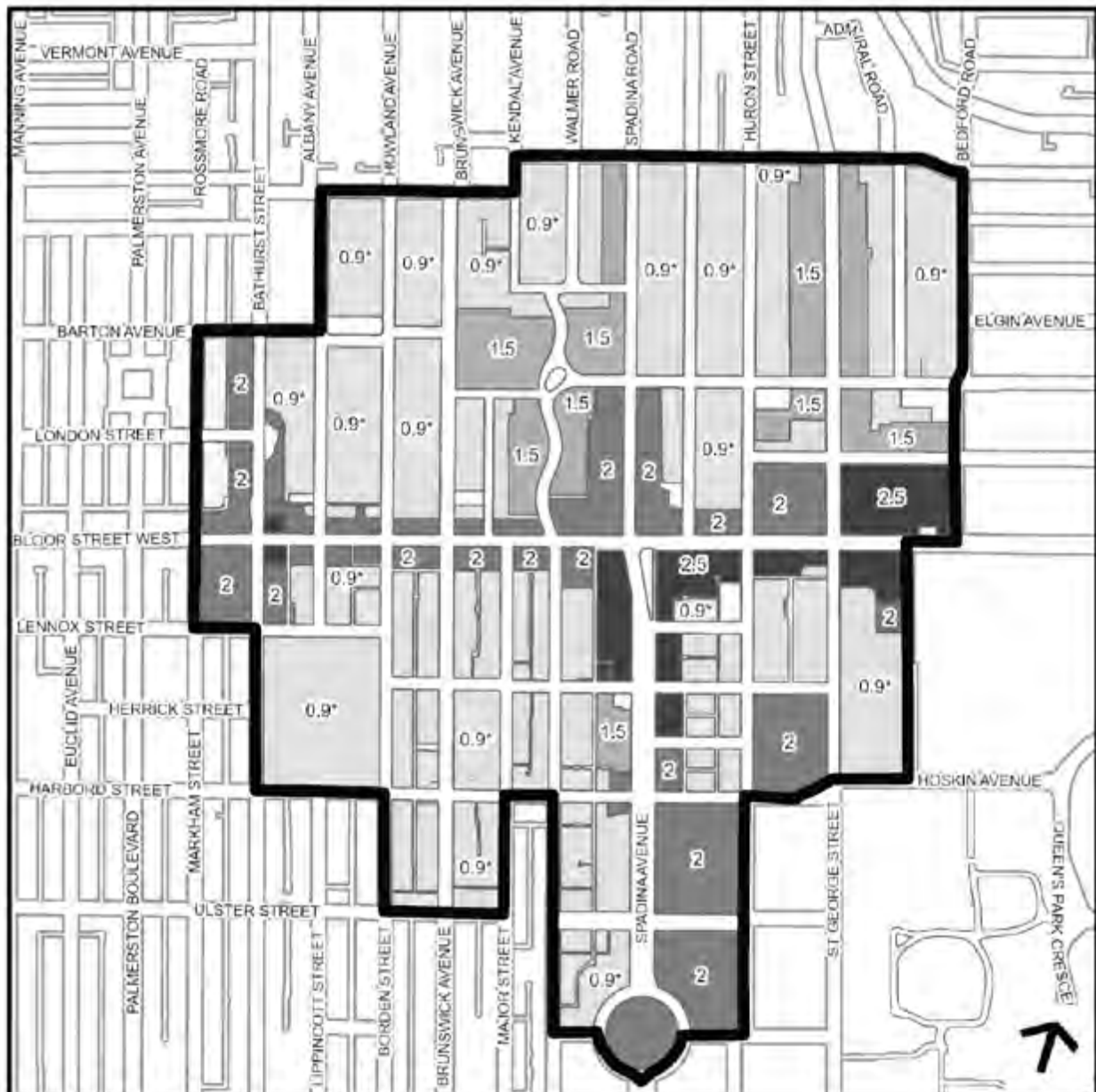
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – SPADINA PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, SPADINA PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 598. Protected Major Transit Station Area – St. George Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing St. George Subway Station is a protected major transit station area shown as the St. George Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – St. George Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

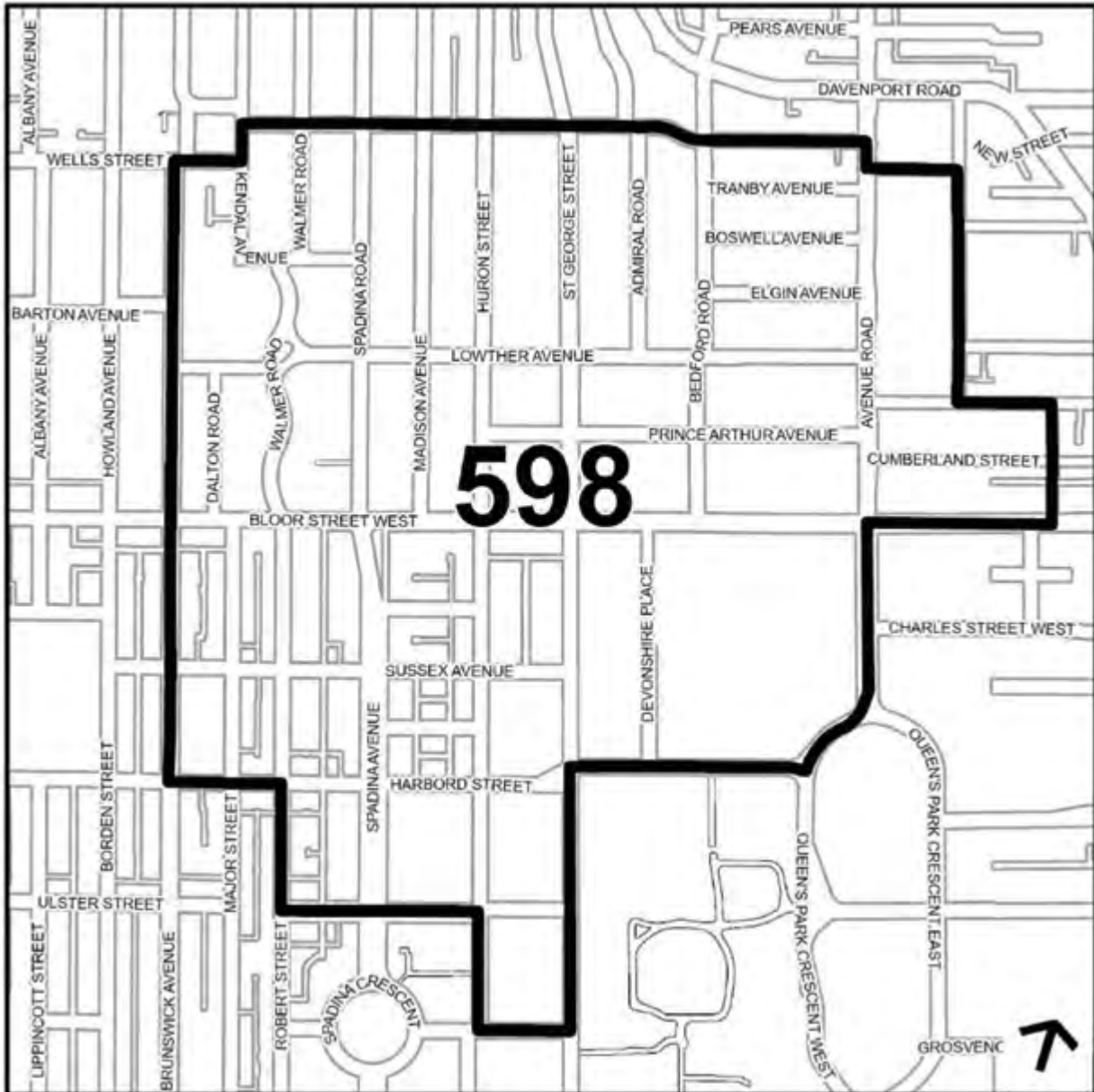
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

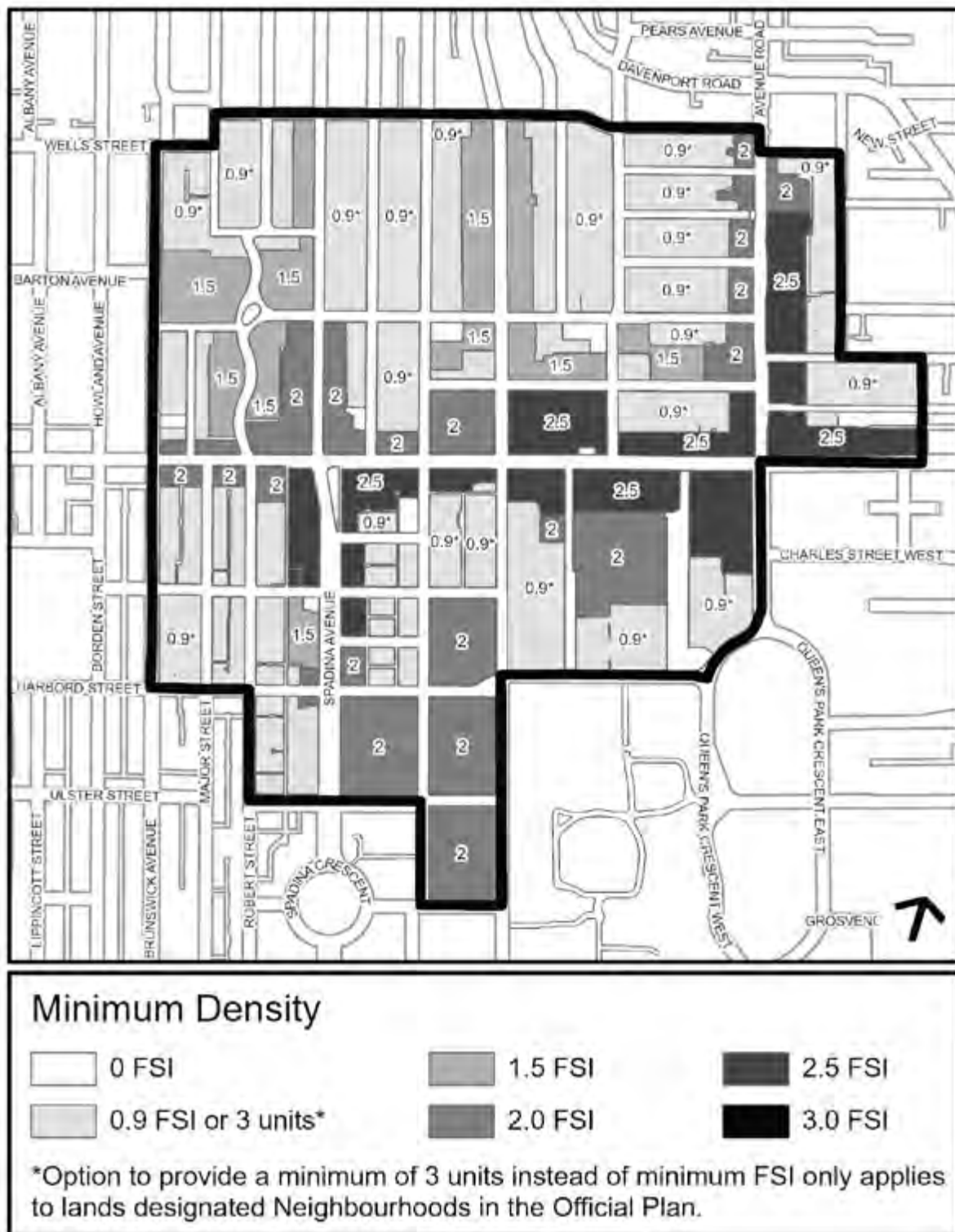
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – ST. GEORGE PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, ST. GEORGE PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 599. Protected Major Transit Station Area – Bay Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Bay Subway Station is a protected major transit station area shown as the Bay Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area - Bay Station is planned for a minimum population and employment target of 900 residents and jobs combined per hectare.

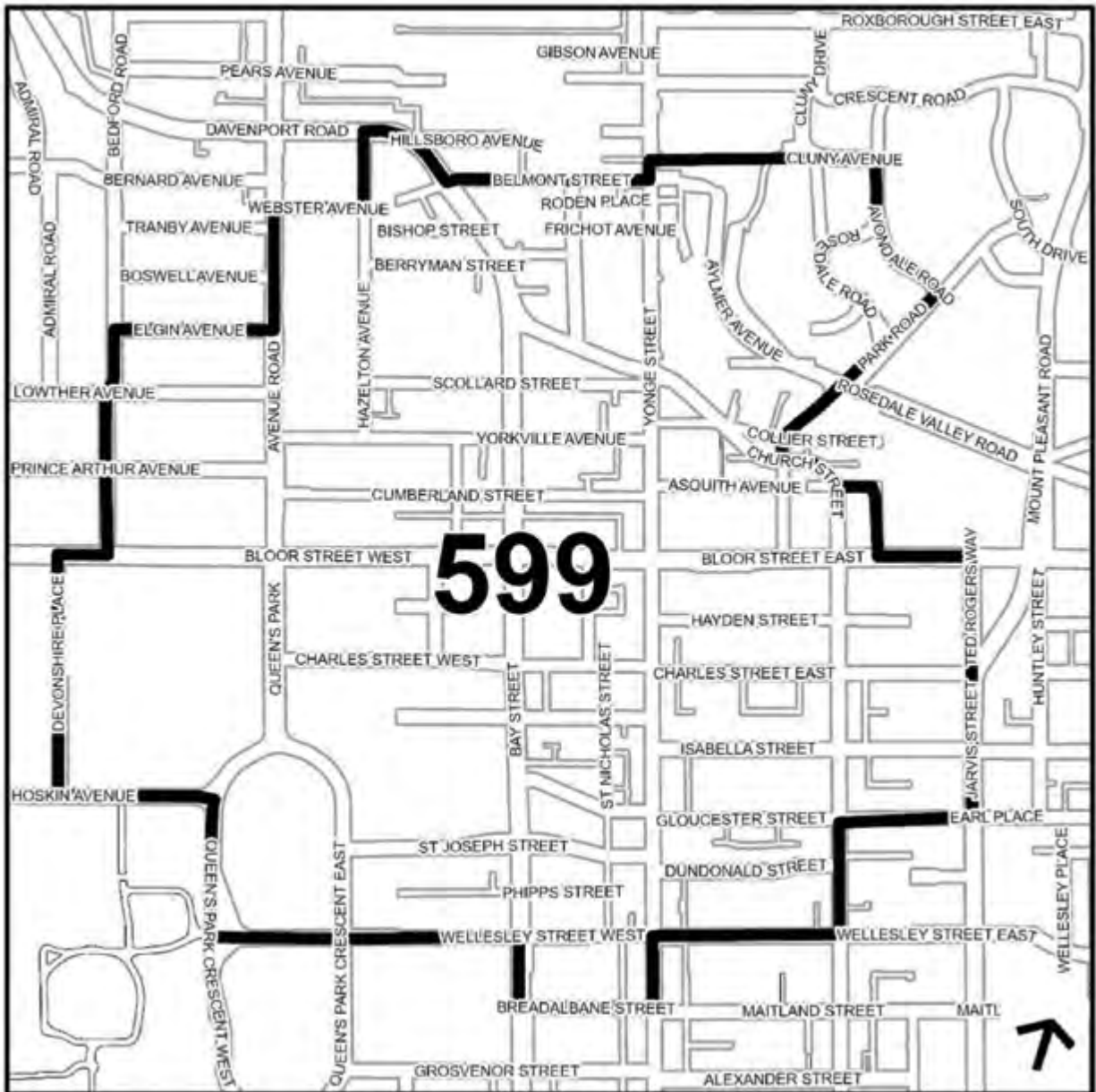
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

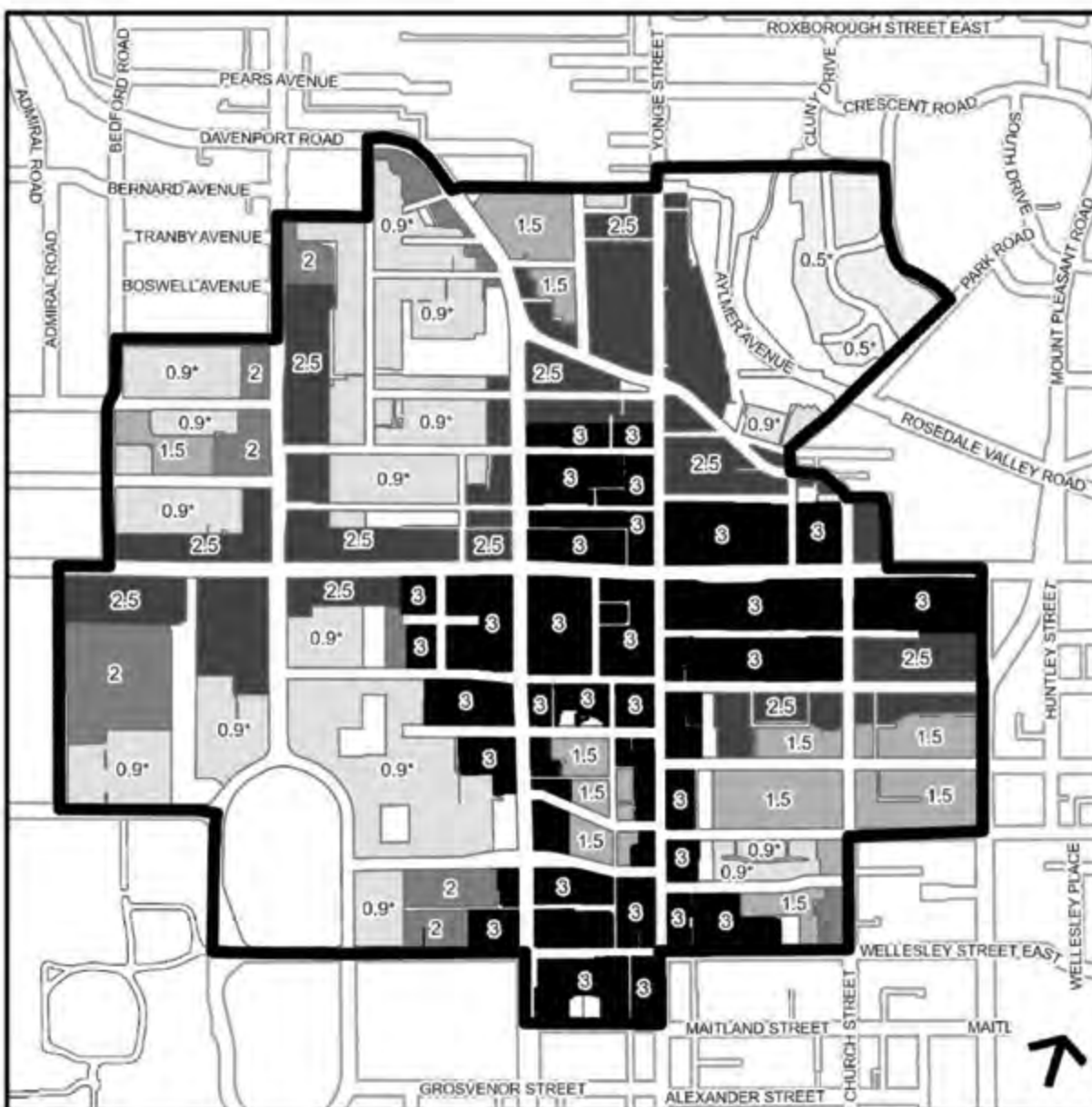
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – BAY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, BAY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 600. Protected Major Transit Station Area – Bloor-Yonge Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Bloor-Yonge Subway Station is a protected major transit station area shown as the Bloor-Yonge Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Bloor-Yonge Station is planned for a minimum population and employment target of 900 residents and jobs combined per hectare.

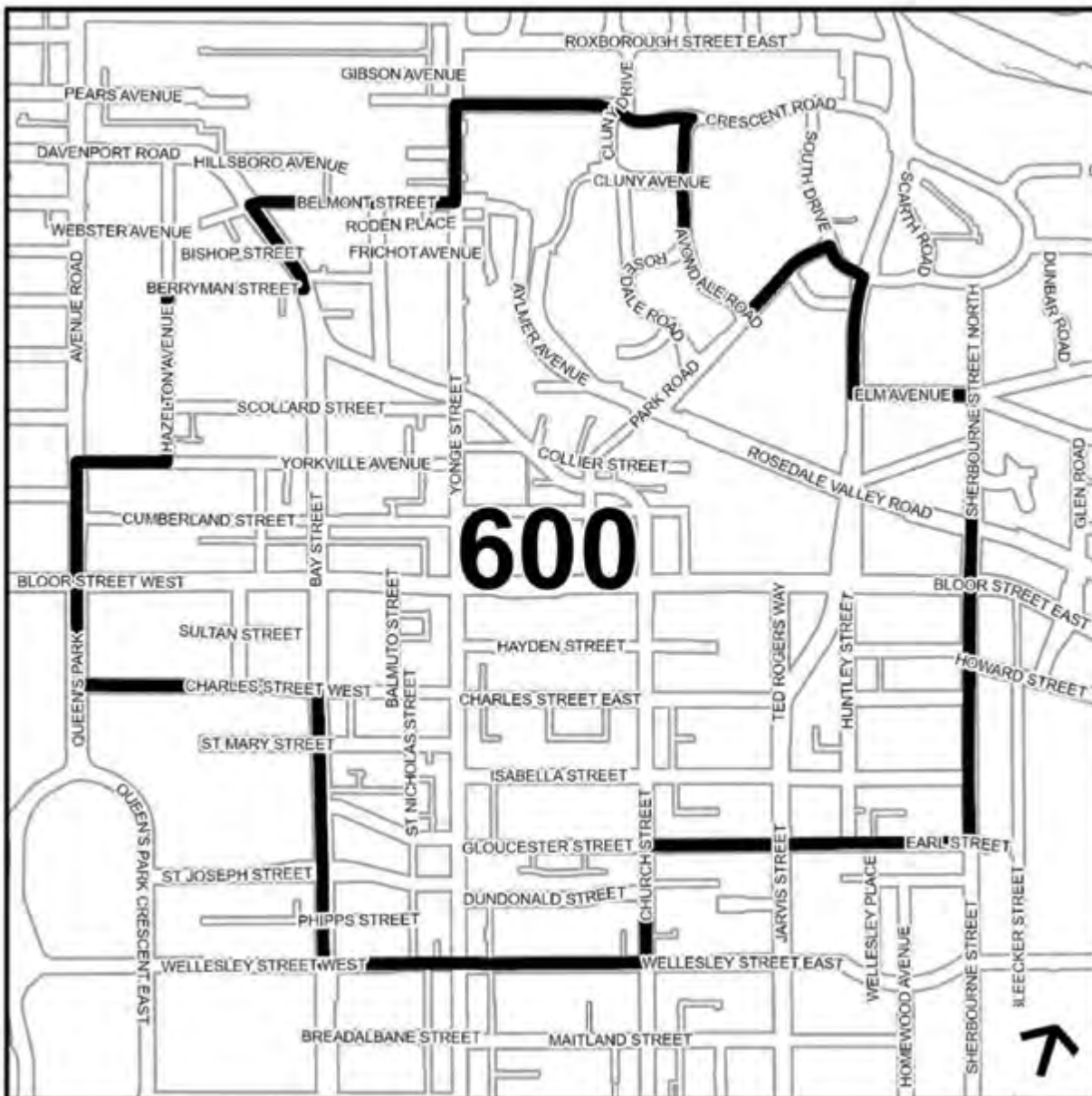
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

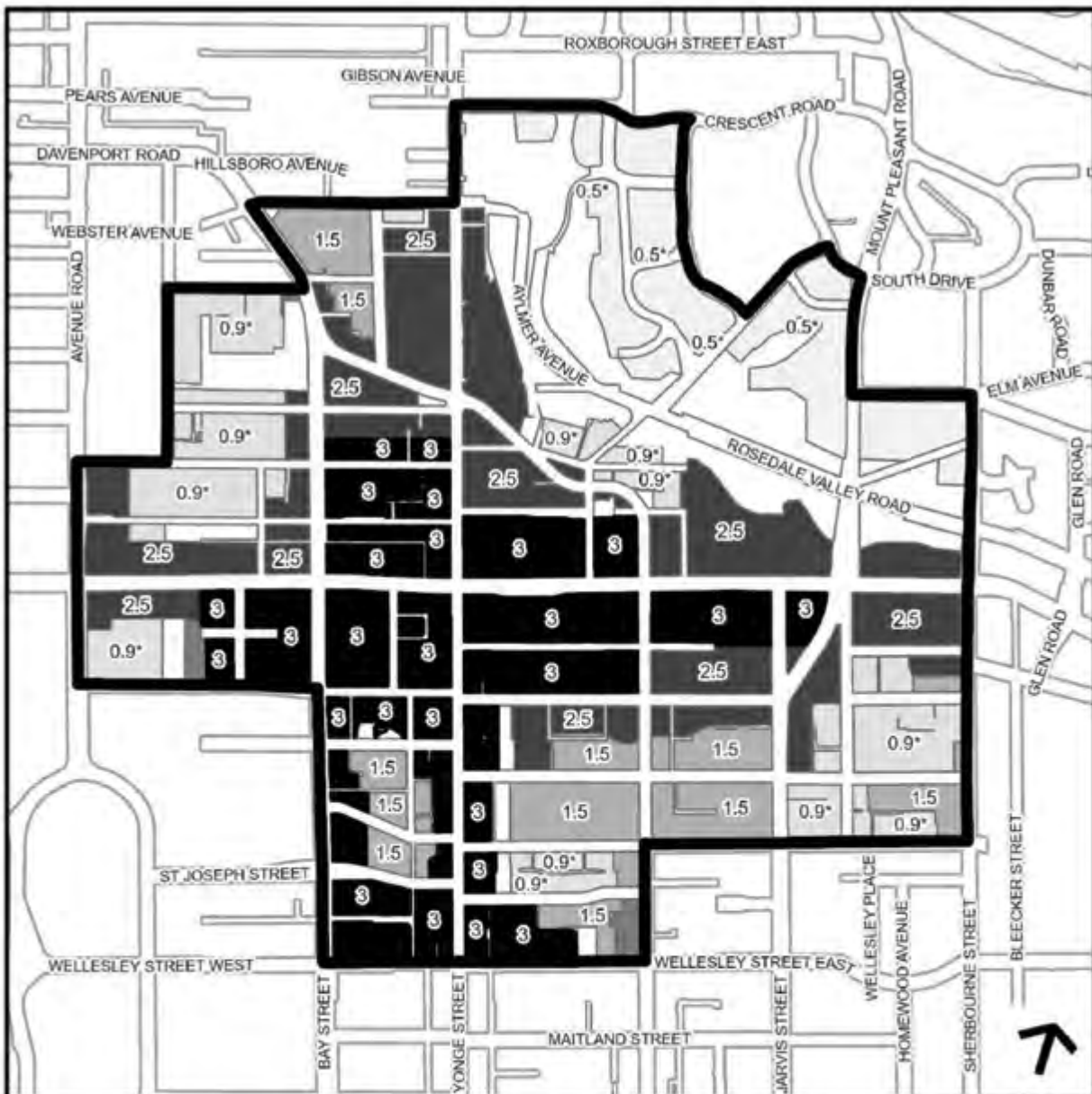
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – BLOOR-YONGE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, BLOOR-YONGE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 601. Protected Major Transit Station Area – Sherbourne Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Sherbourne Subway Station is a protected major transit station area shown as the Sherbourne Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Sherbourne Station is planned for a minimum population and employment target of 500 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

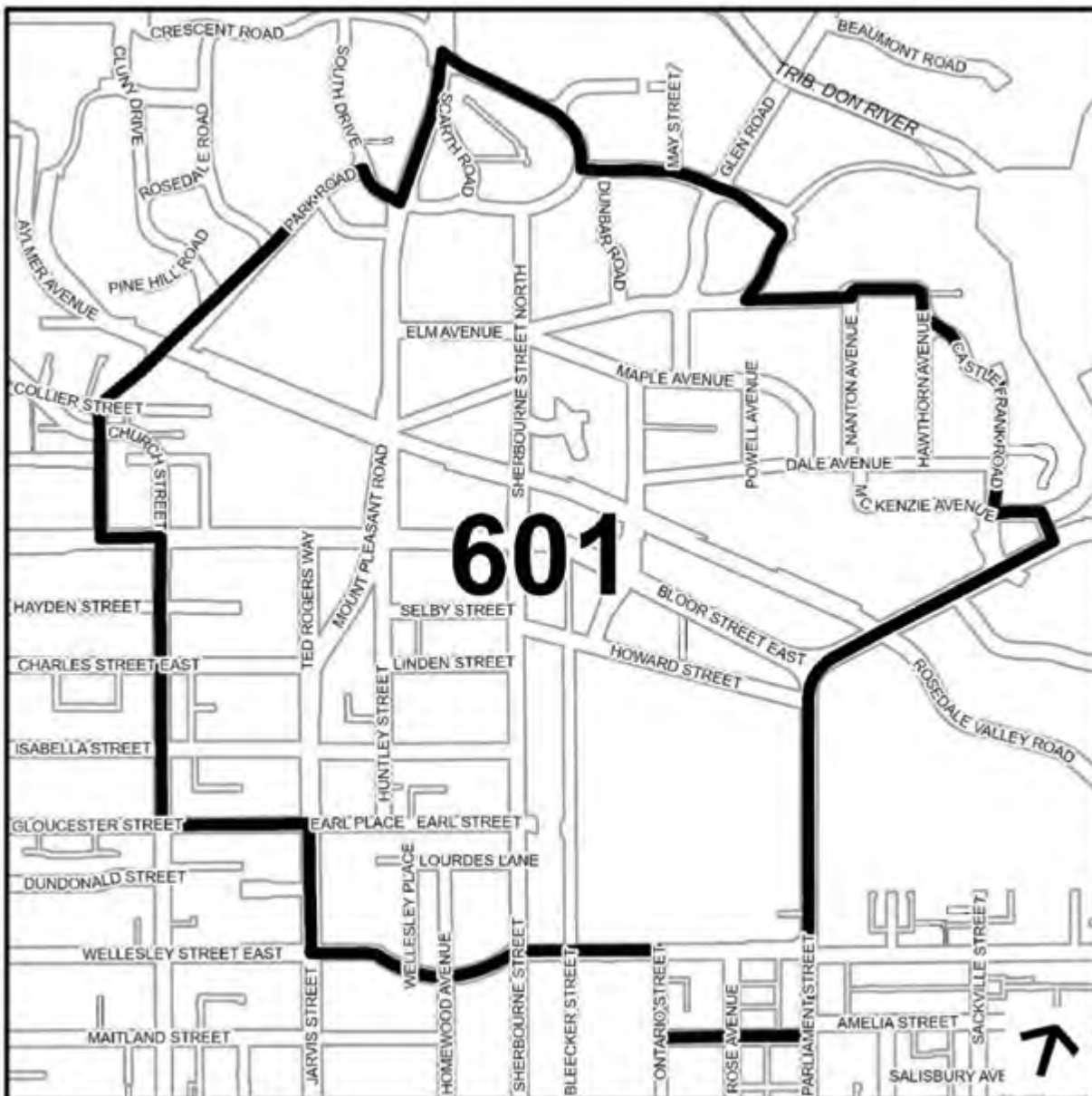
The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

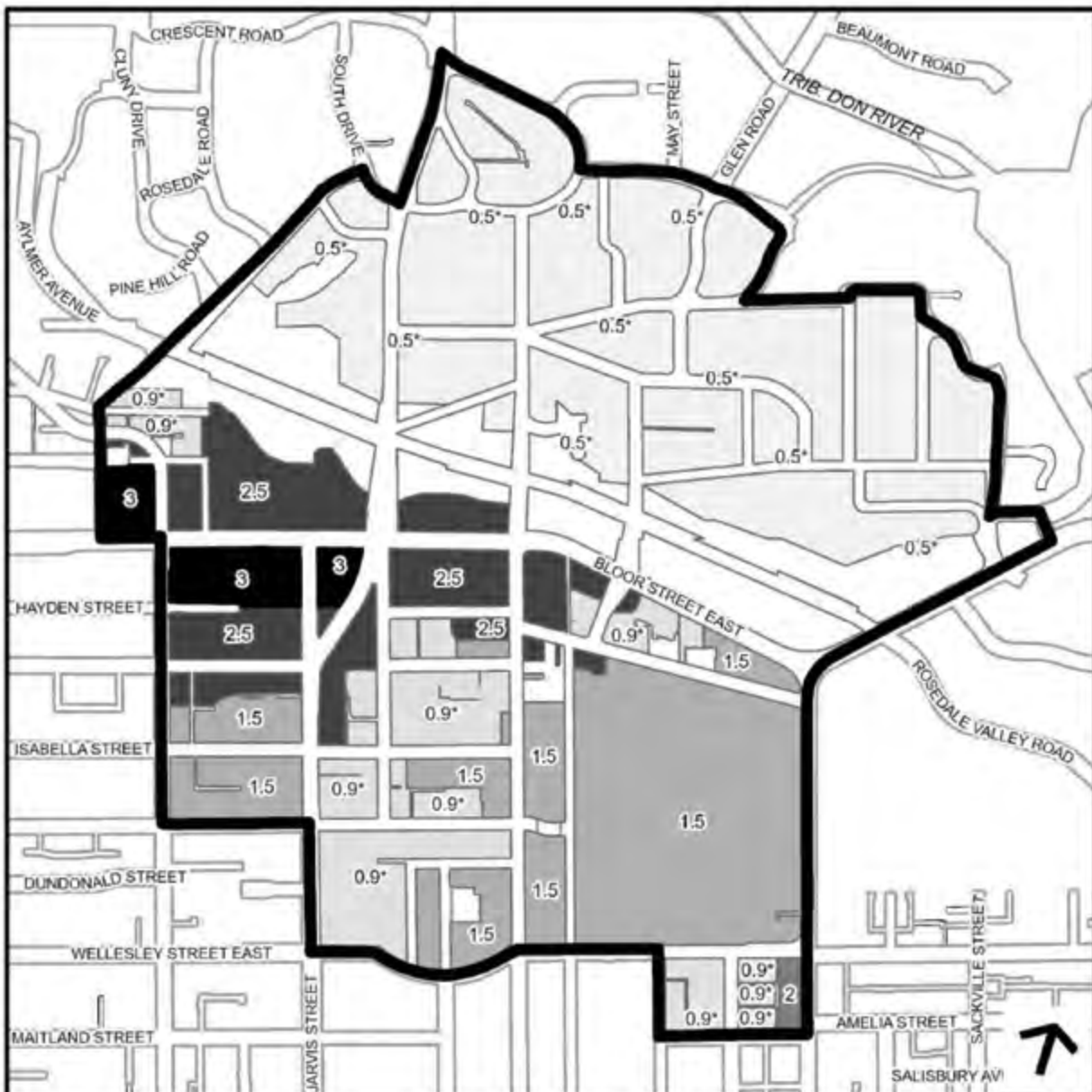
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.











**MAP 1 – SHERBOURNE PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, SHERBOURNE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 602. Protected Major Transit Station Areas – Wellesley Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Wellesley Subway Station is a protected major transit station area shown as the Wellesley Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Wellesley Station is planned for a minimum population and employment target of 1000 residents and jobs combined per hectare.

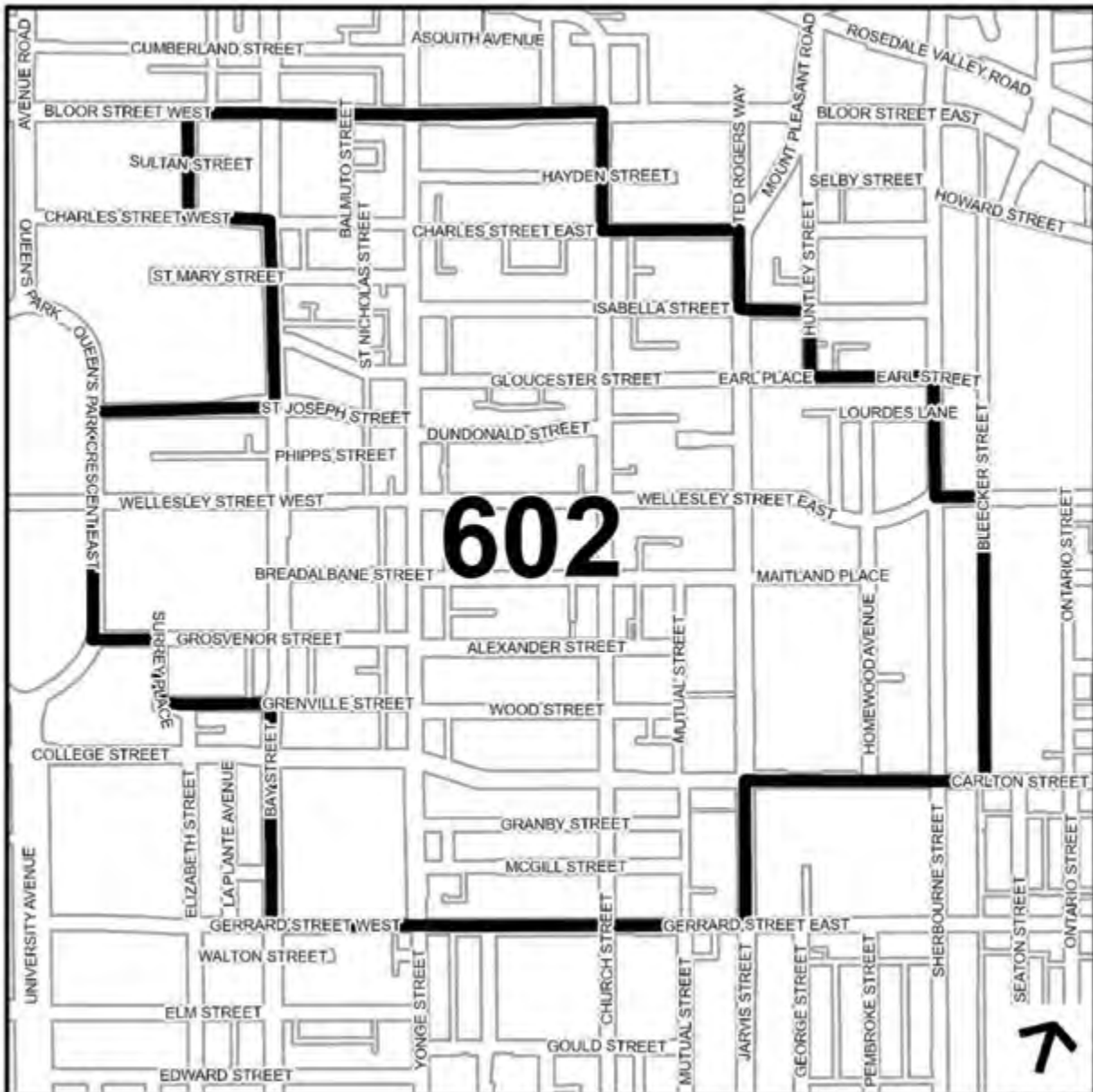
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

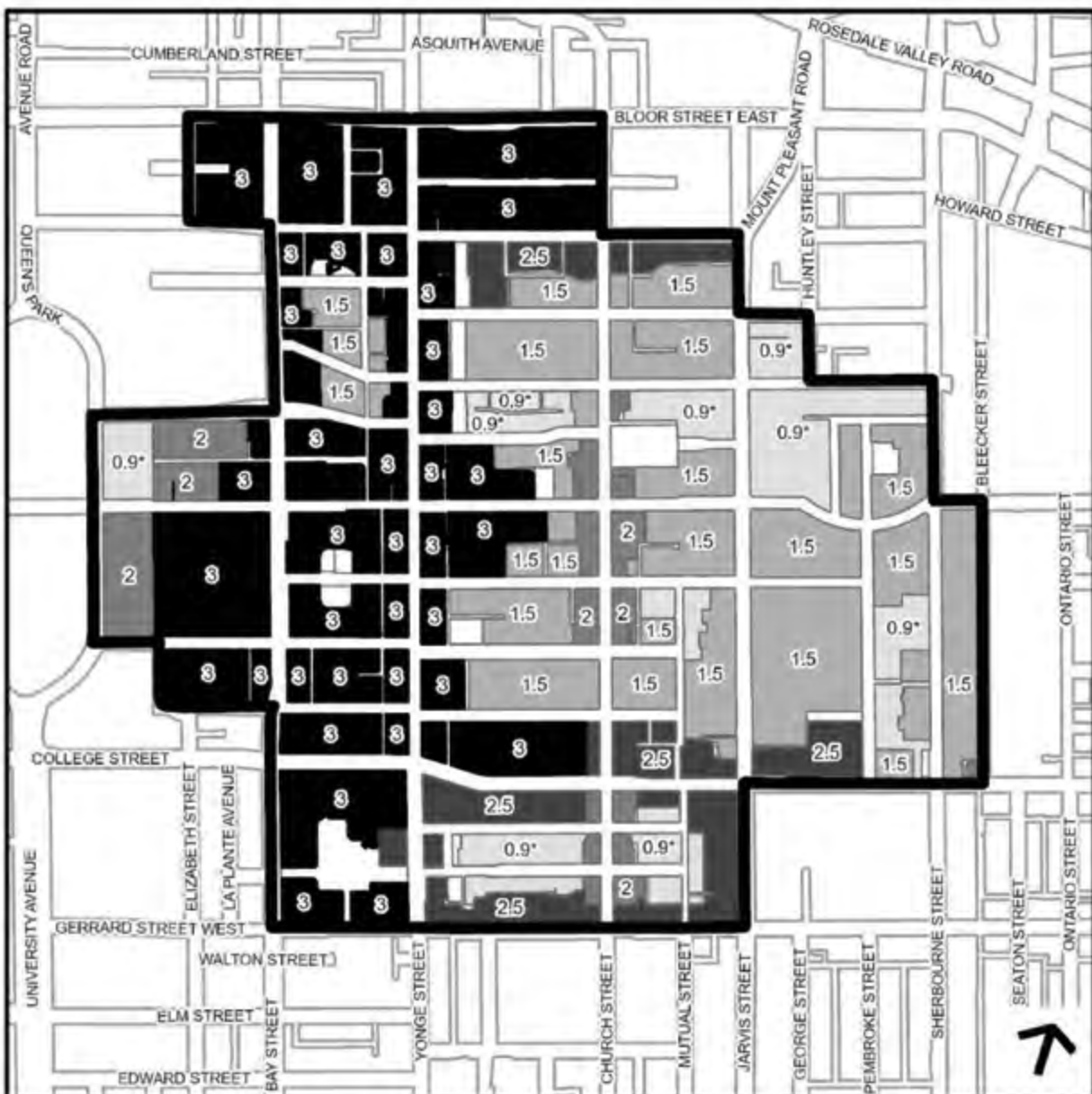
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.




MAP 1 – WELLESLEY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, WELLESLEY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 603. Protected Major Transit Station Area – College Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing College Subway Station is a protected major transit station area shown as the College Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and new development within the Protected Major Transit Station Area – College Station is planned for a minimum population and employment target of 1200 residents and jobs combined per hectare.

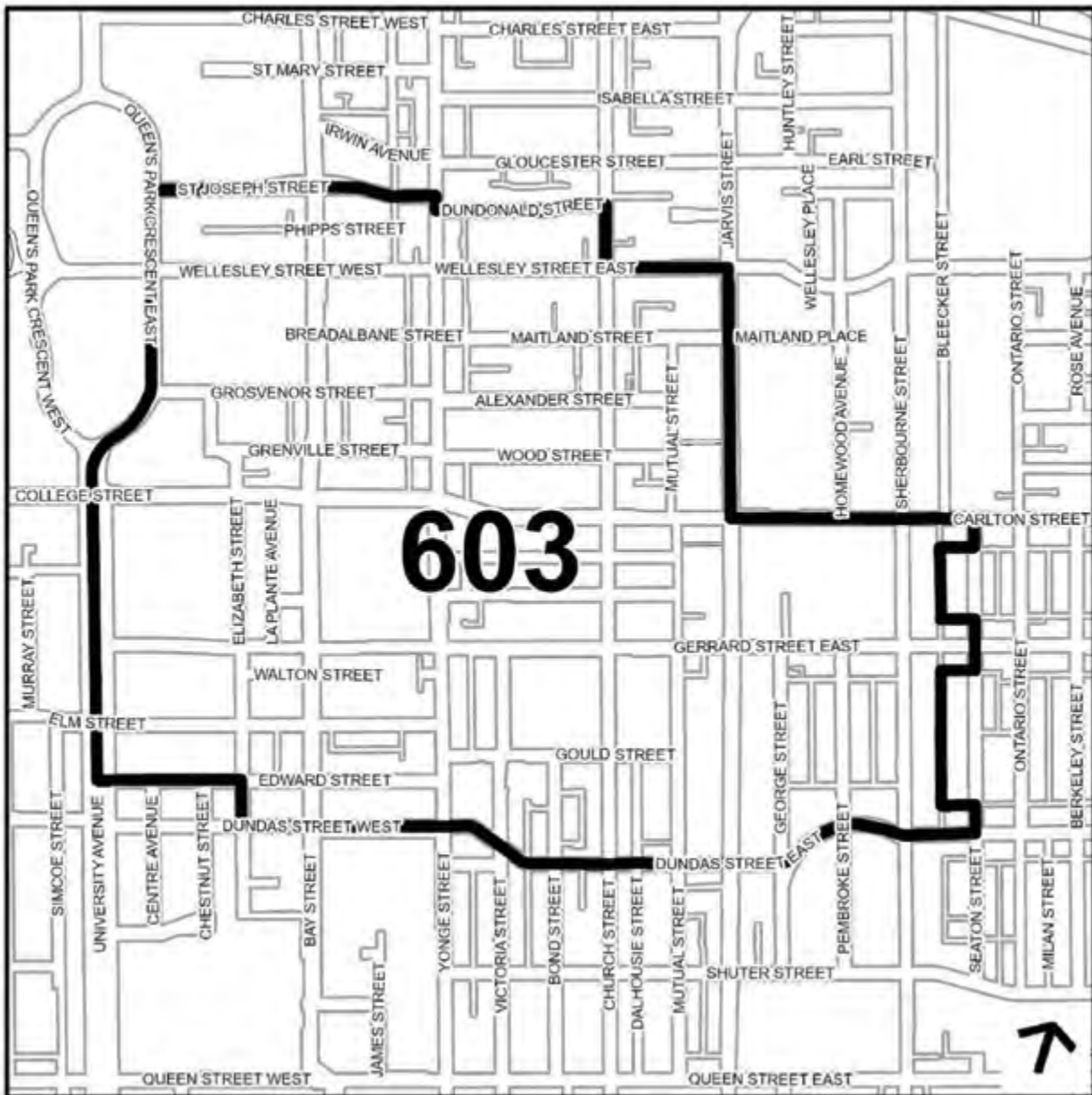
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – COLLEGE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, COLLEGE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 604. Protected Major Transit Station Area – Dundas Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Dundas Subway Station is a protected major transit station area shown as the Dundas Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Dundas Station is planned for a minimum population and employment target of 1900 residents and jobs combined per hectare.

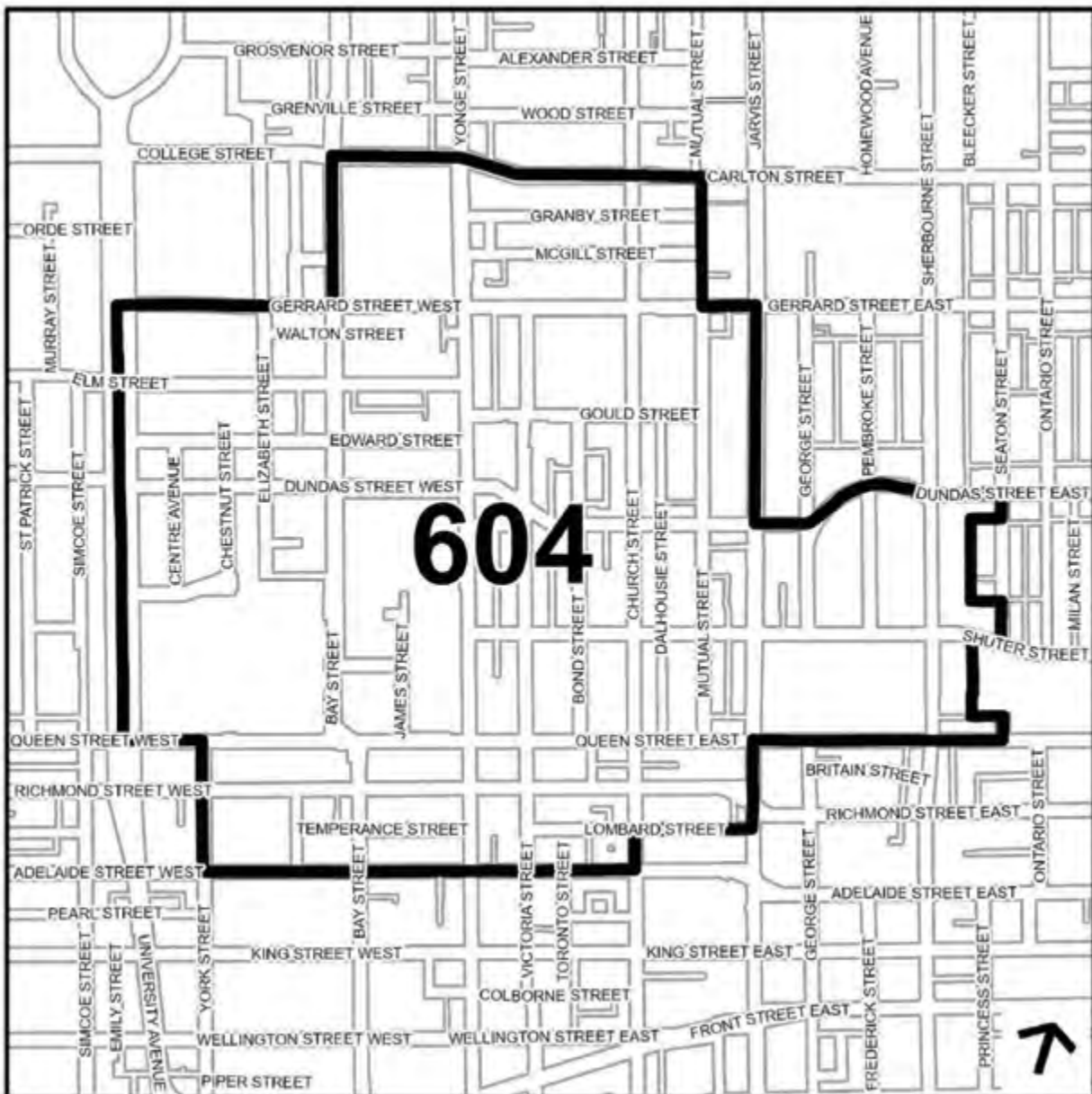
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

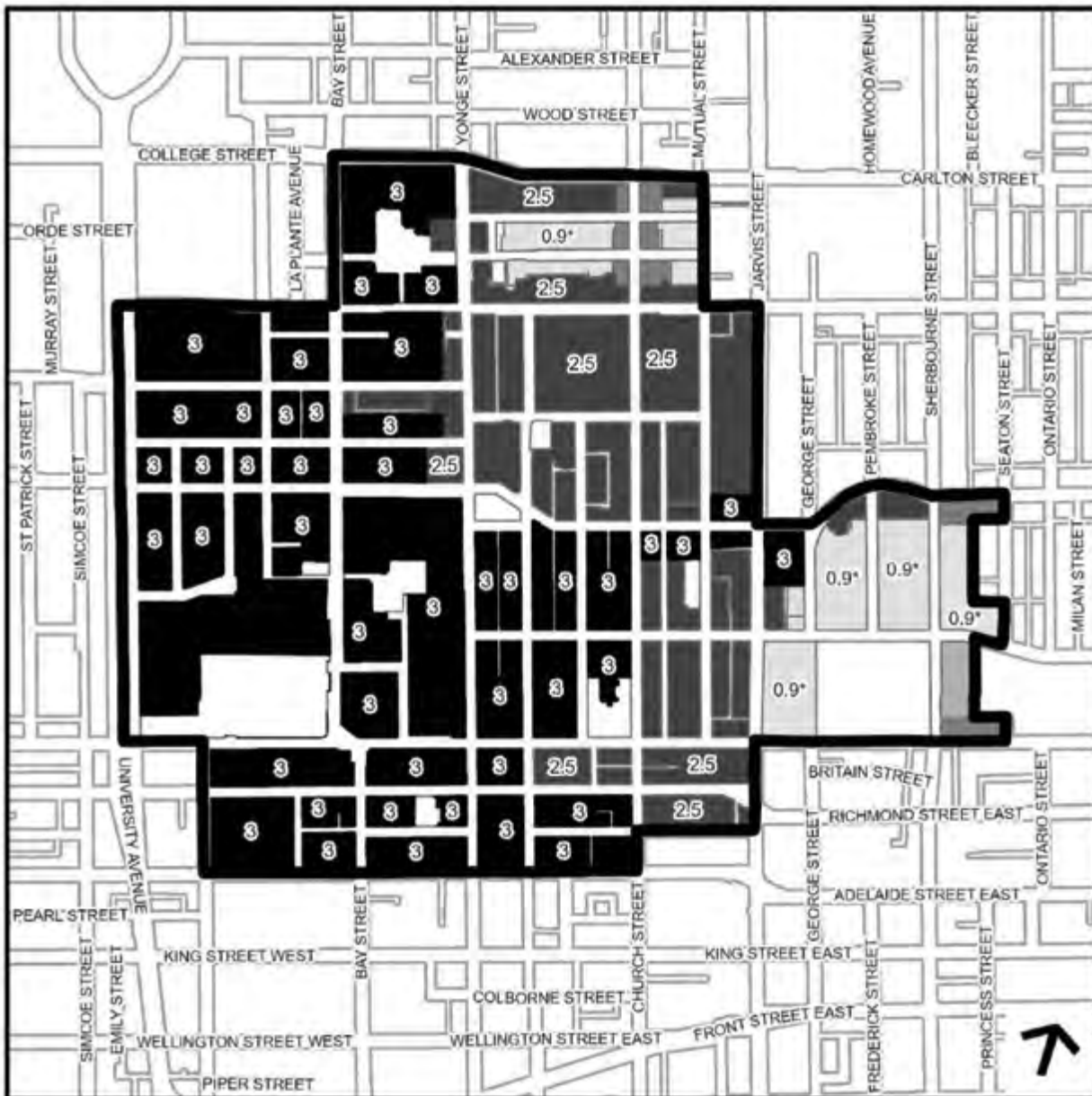
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.



MAP 1 – DUNDAS PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DUNDAS PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 605. Protected Major Transit Station Area – Queen Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Queen Subway Station is a protected major transit station area shown as the Queen Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Queen Station is planned for a minimum population and employment target of 2000 residents and jobs combined per hectare.

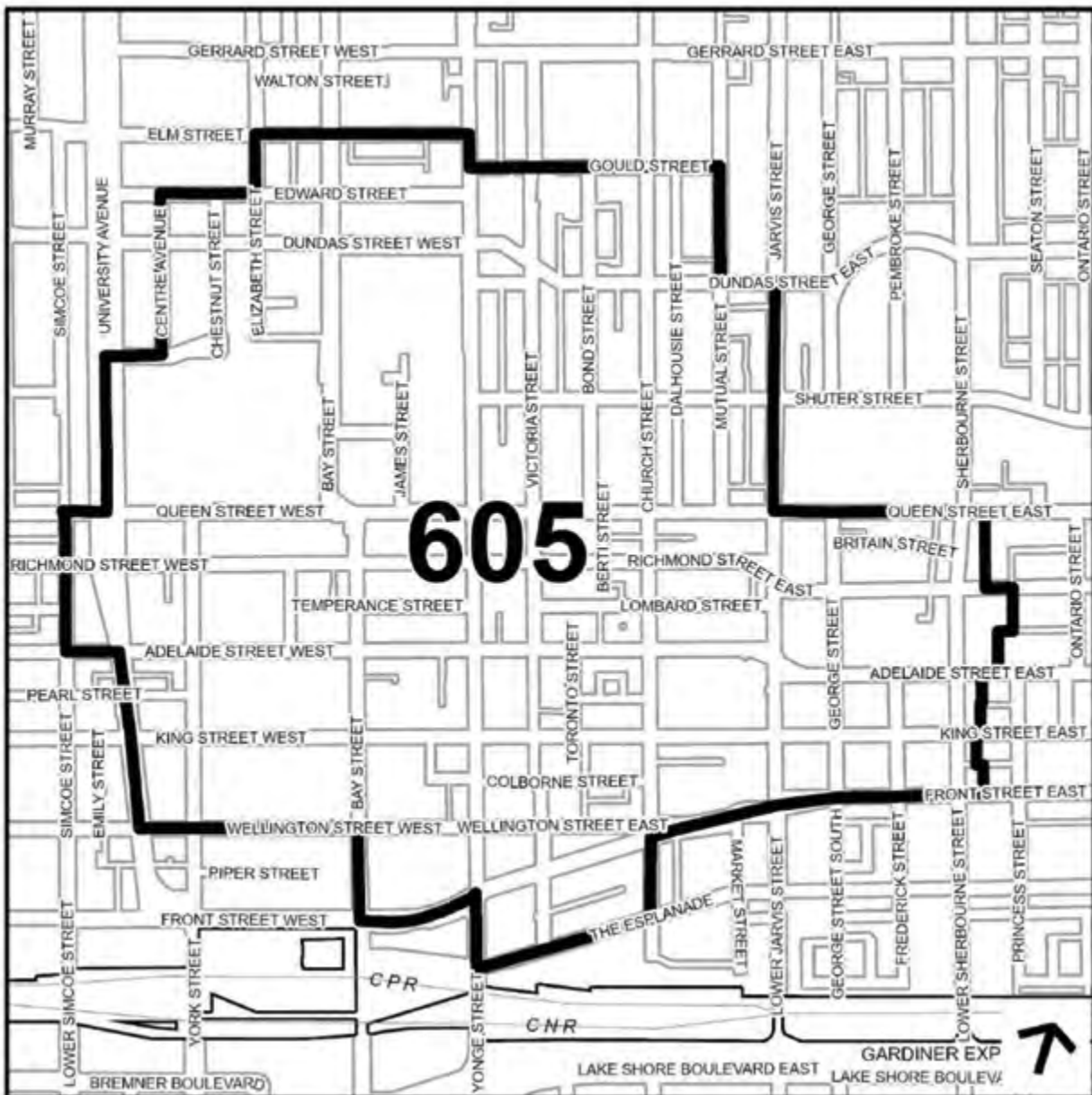
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – QUEEN PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, QUEEN PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 606. Protected Major Transit Station Area – King Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing King Subway Station is a protected major transit station area shown as the King Protection Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – King Station is planned for a minimum population and employment target of 2000 residents and jobs combined per hectare.

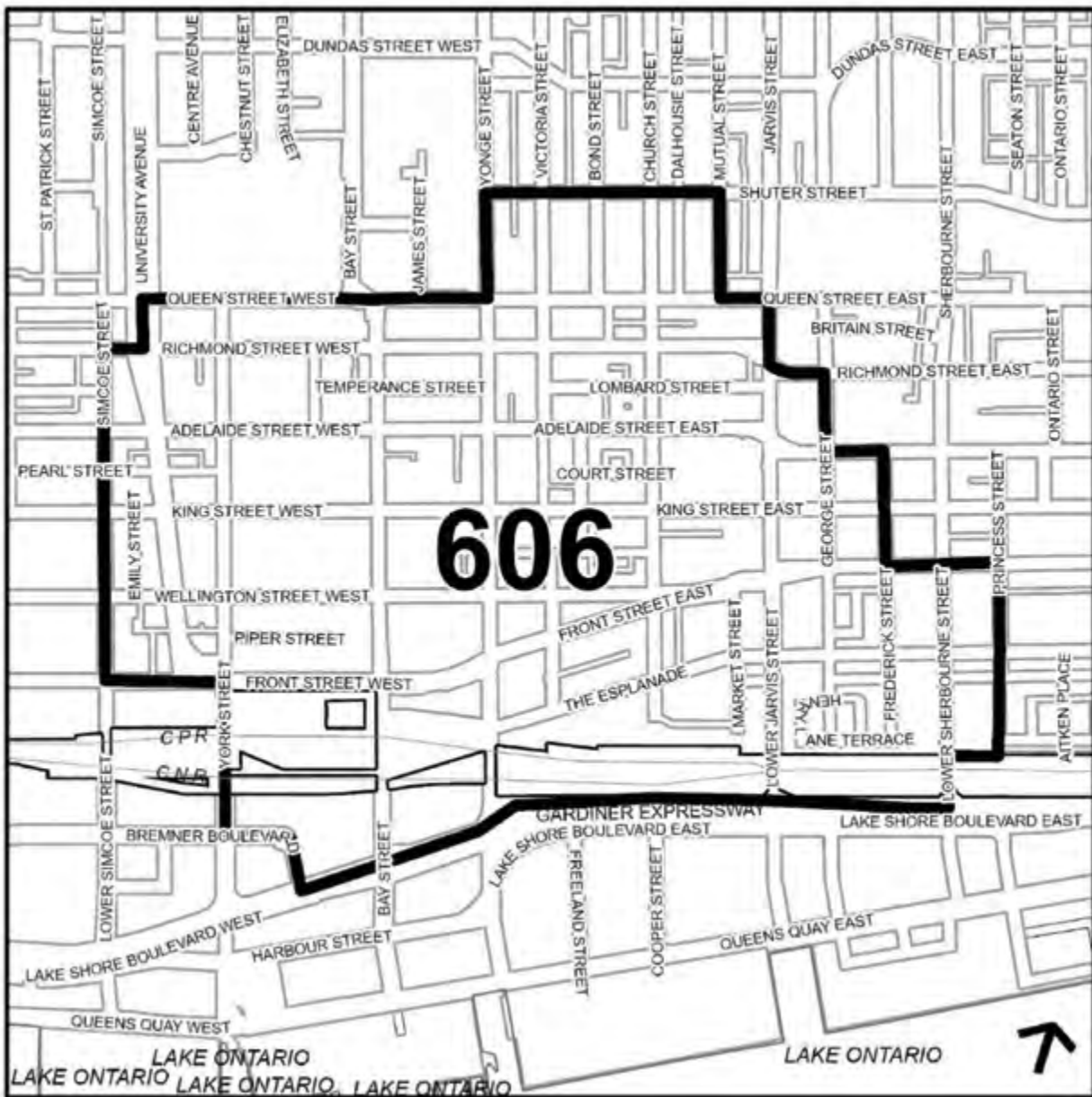
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

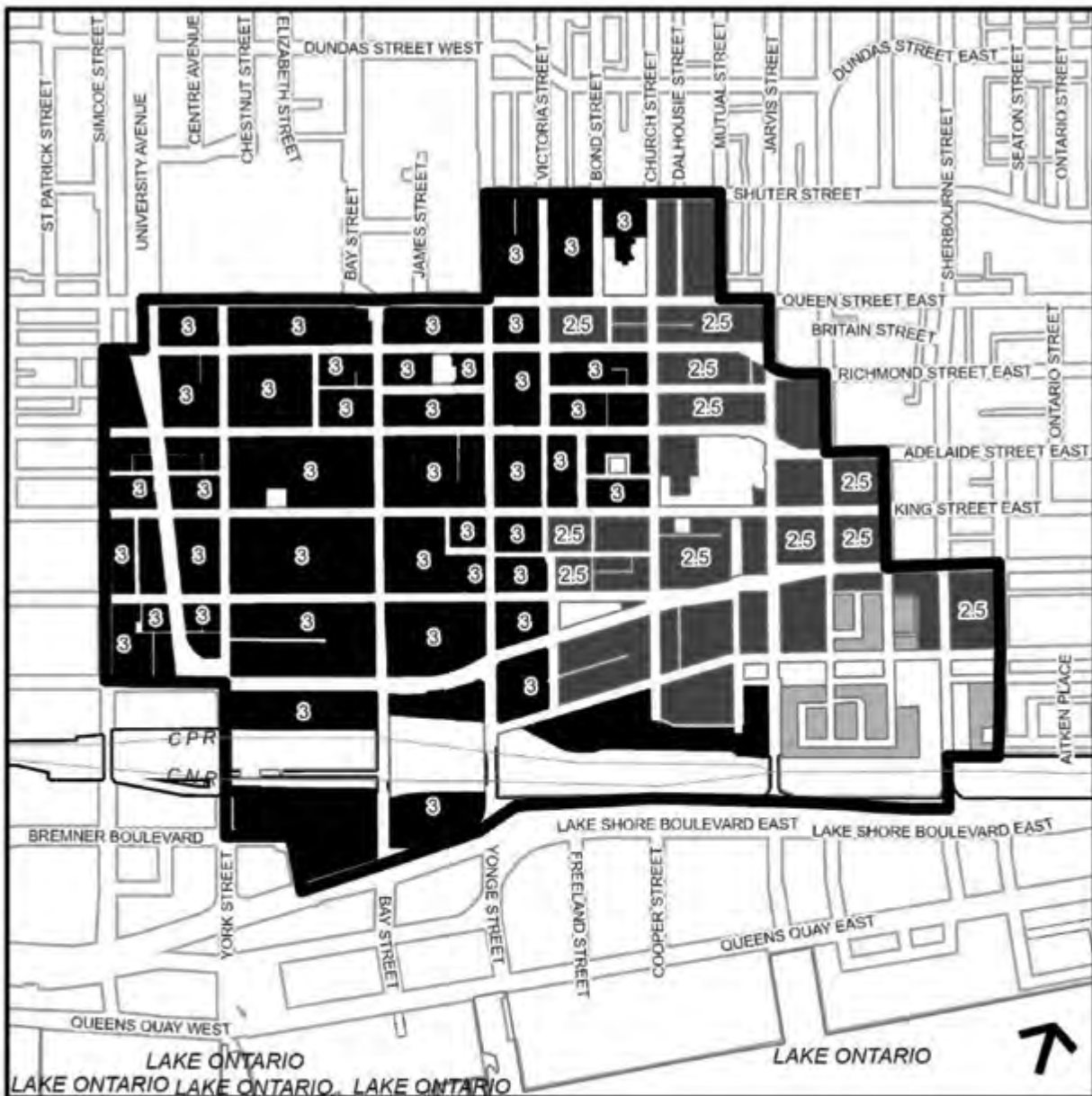
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – KING PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, KING PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 607. Protected Major Transit Station Area – Union Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Union Subway Station is a protected major transit station area shown as the Union Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Union Station is planned for a minimum population and employment target of 1700 residents and jobs combined per hectare.

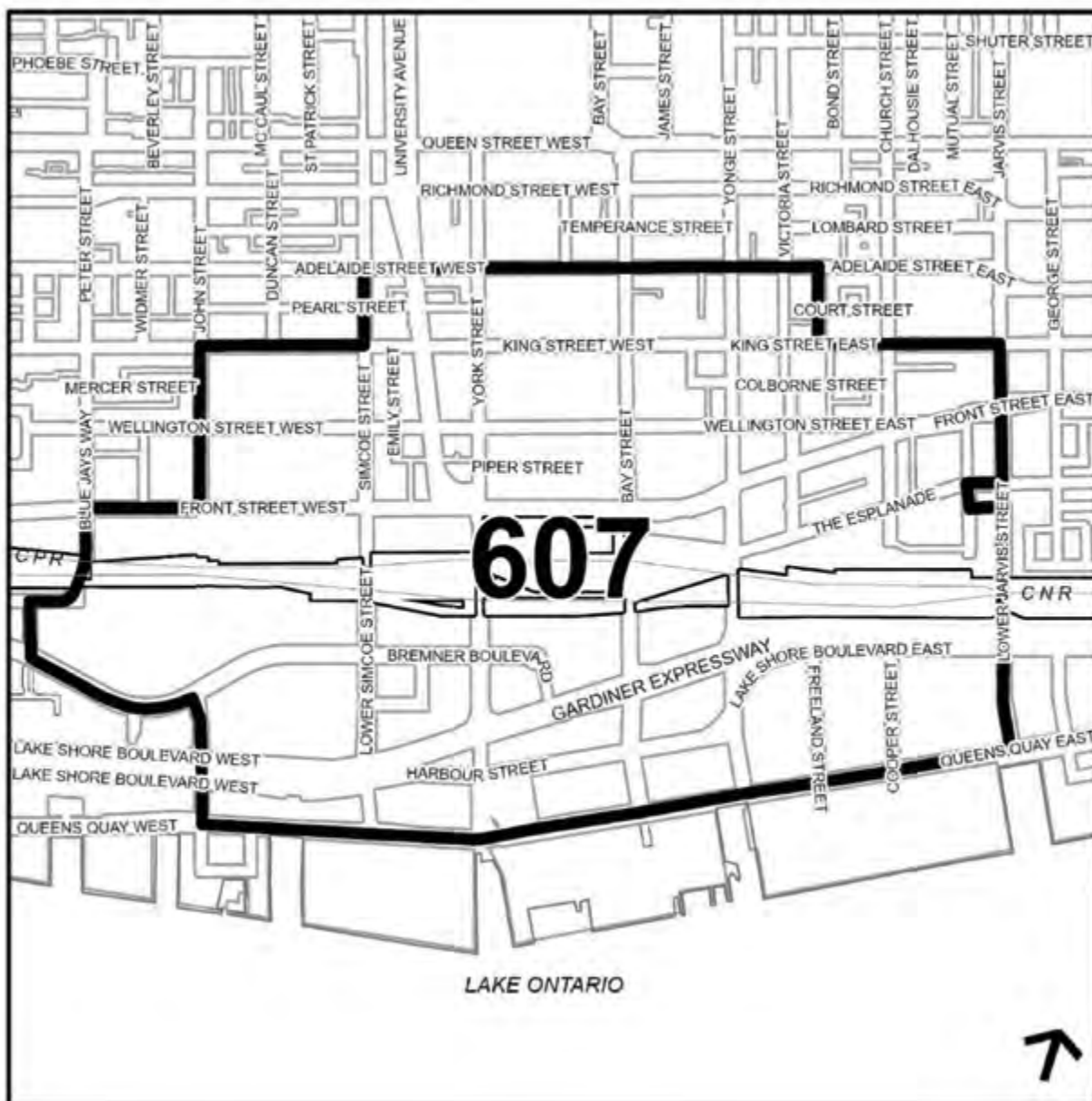
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

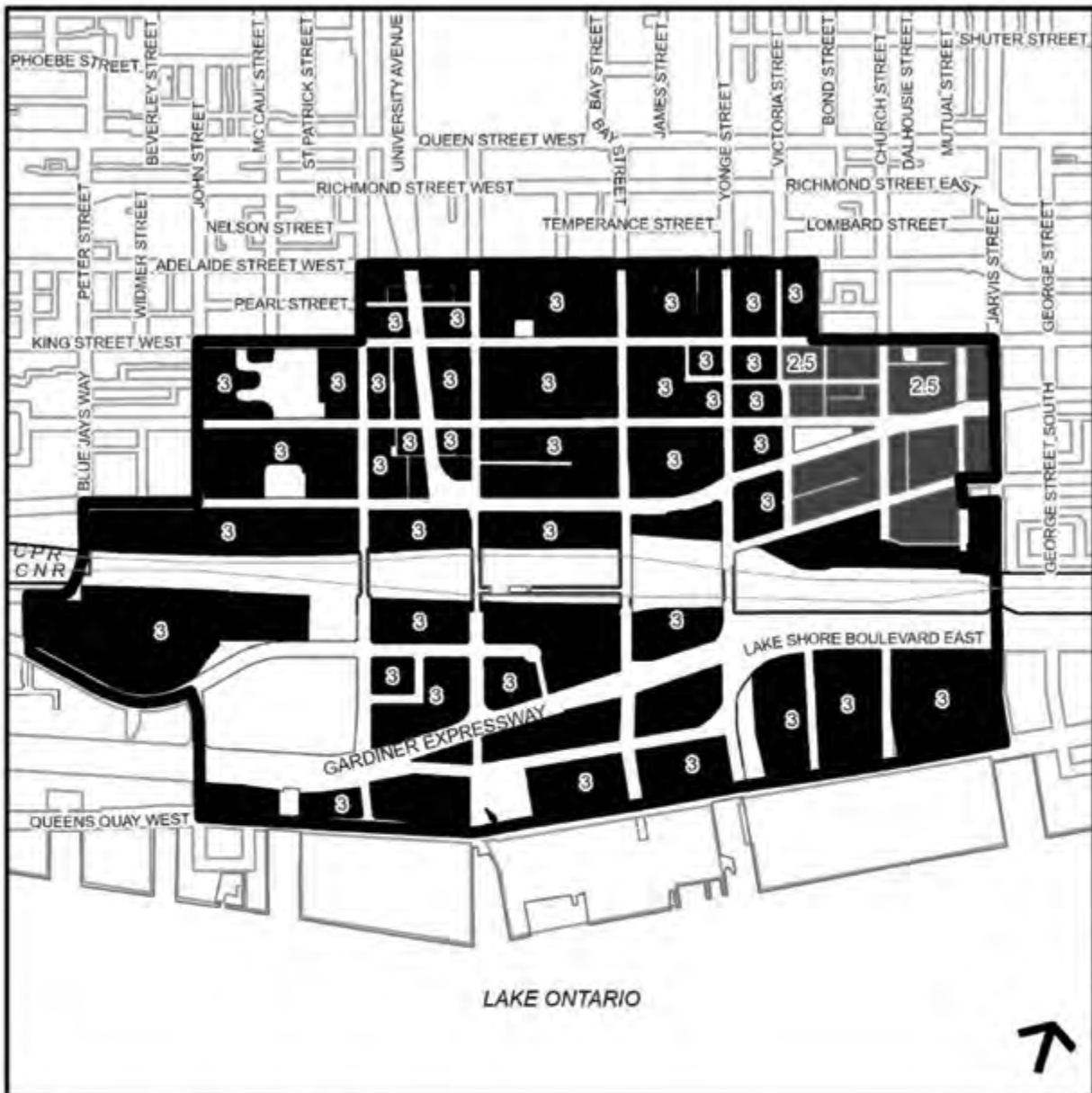
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

**MAP 1 – UNION PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, UNION PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 608. Protected Major Transit Station Area – St. Andrew Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing St. Andrew Subway Station is a protected major transit station area shown as the St. Andrew Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – St. Andrew Station is planned for a minimum population and employment target of 1700 residents and jobs combined per hectare.

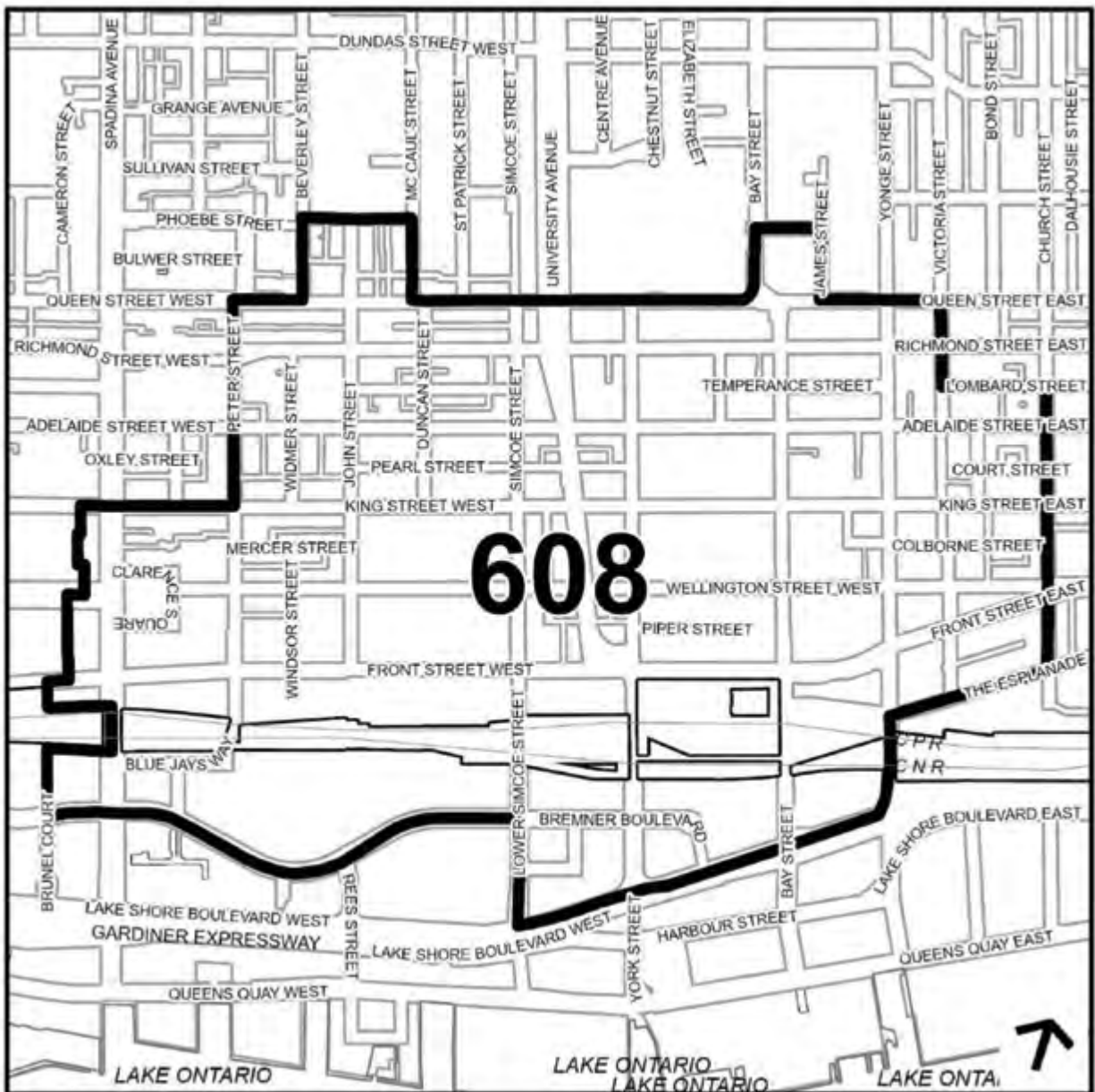
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

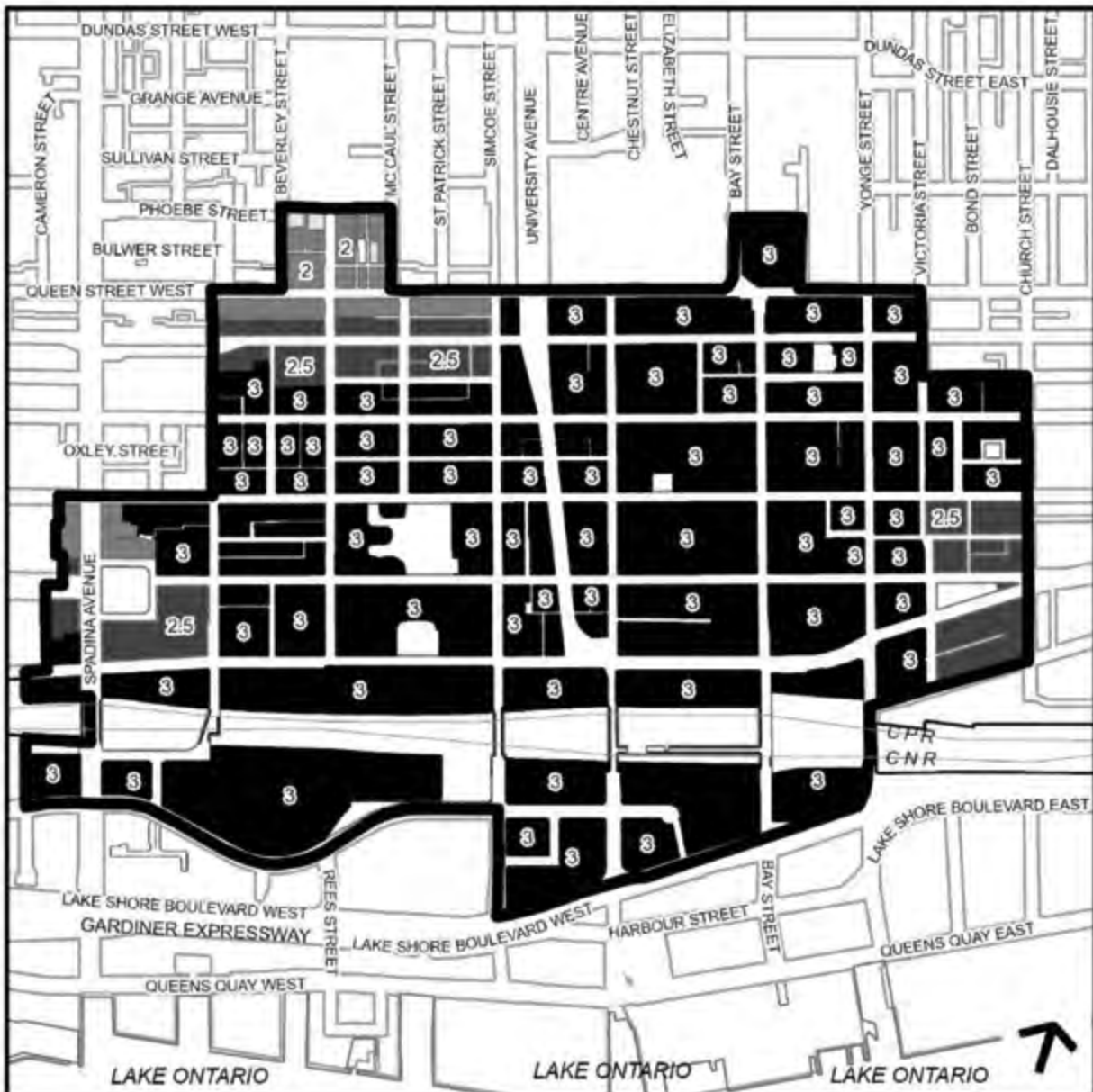
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.



MAP 1 – ST. ANDREW PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, ST. ANDREW PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 609. Protected Major Transit Station Area – Osgoode Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Osgoode Subway Station is a protected major transit station area shown as the Osgoode Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Osgoode Station is planned for a minimum population and employment target of 1700 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

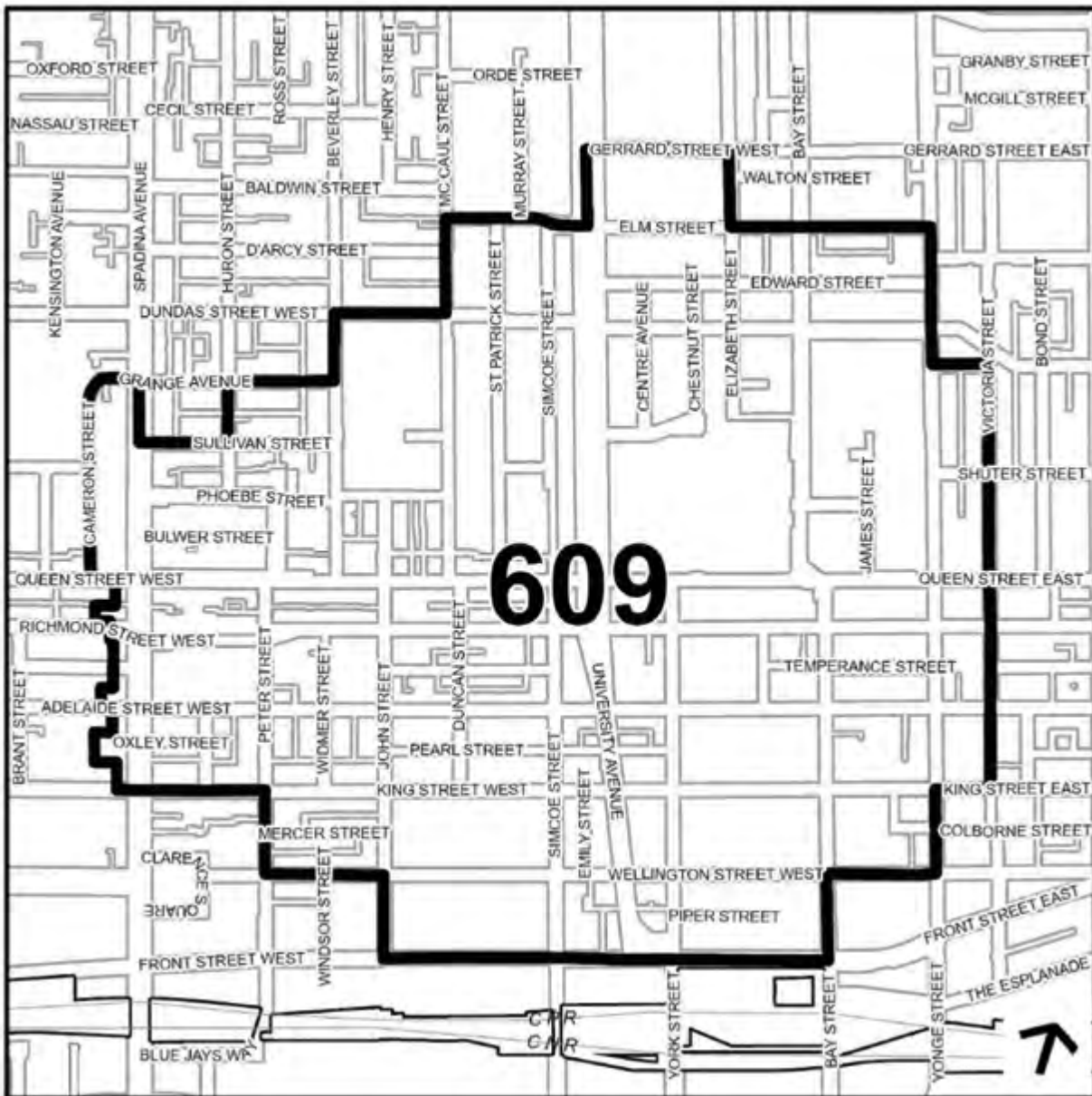
The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

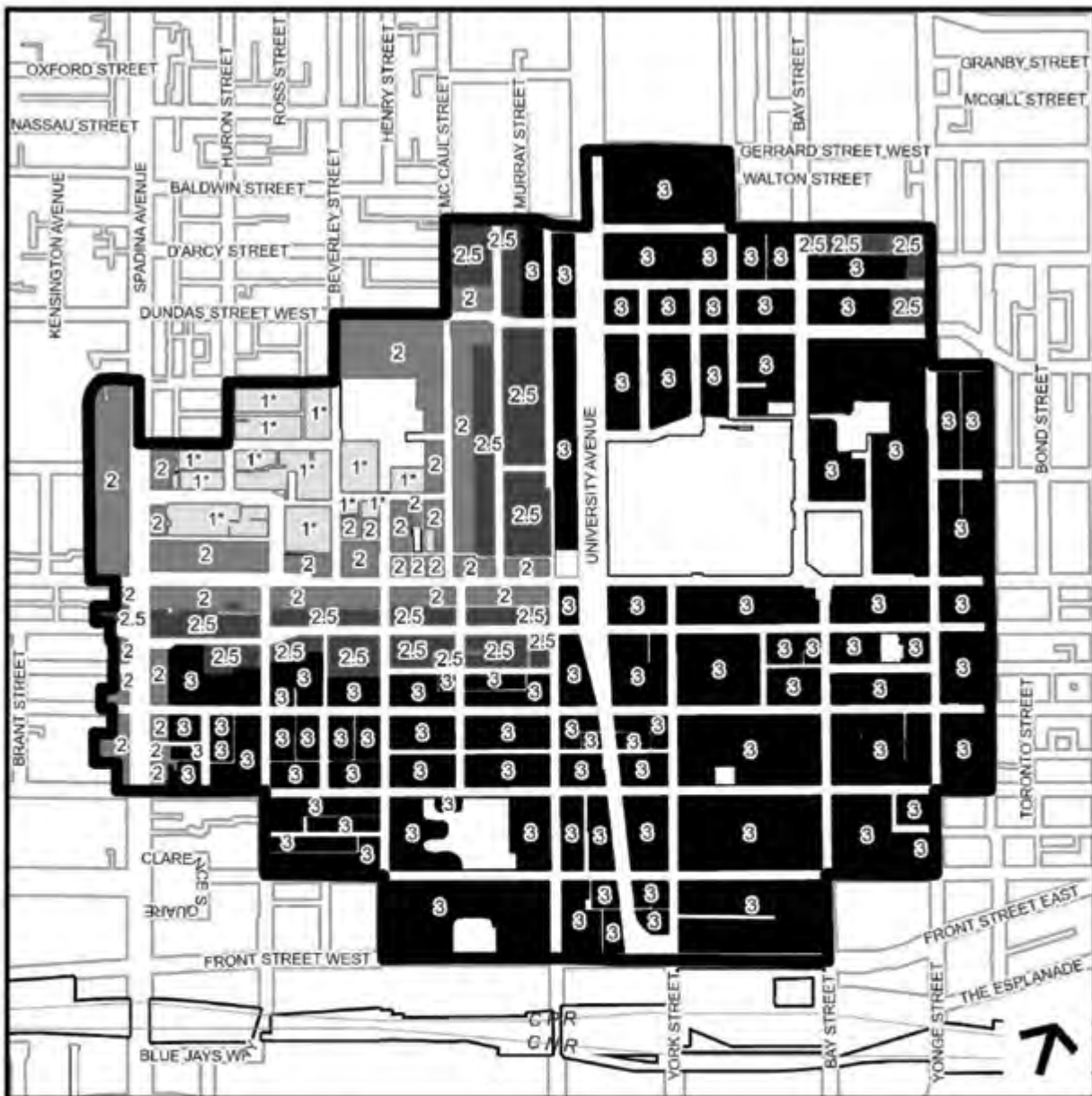
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.



MAP 1 – OSGOODE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, OSGOODE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.5 FSI	2.5 FSI
1.0 FSI or 3 units*	2.0 FSI	3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 610. Protected Major Transit Station Area – St. Patrick Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing St. Patrick Subway Station is a protected major transit station area shown as the St. Patrick Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – St. Patrick Station is planned for a minimum population and employment target of 1500 residents and jobs combined per hectare.

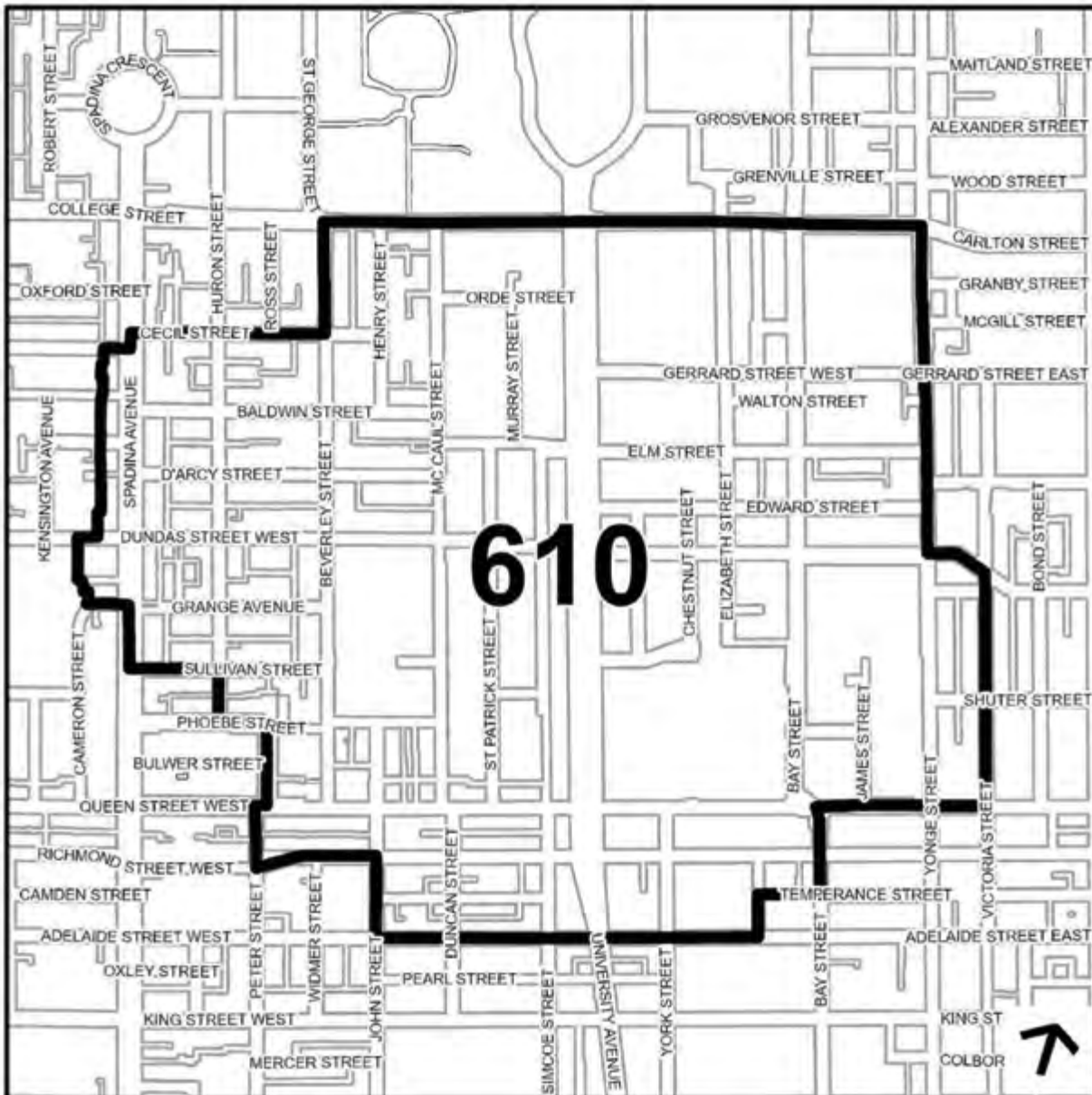
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

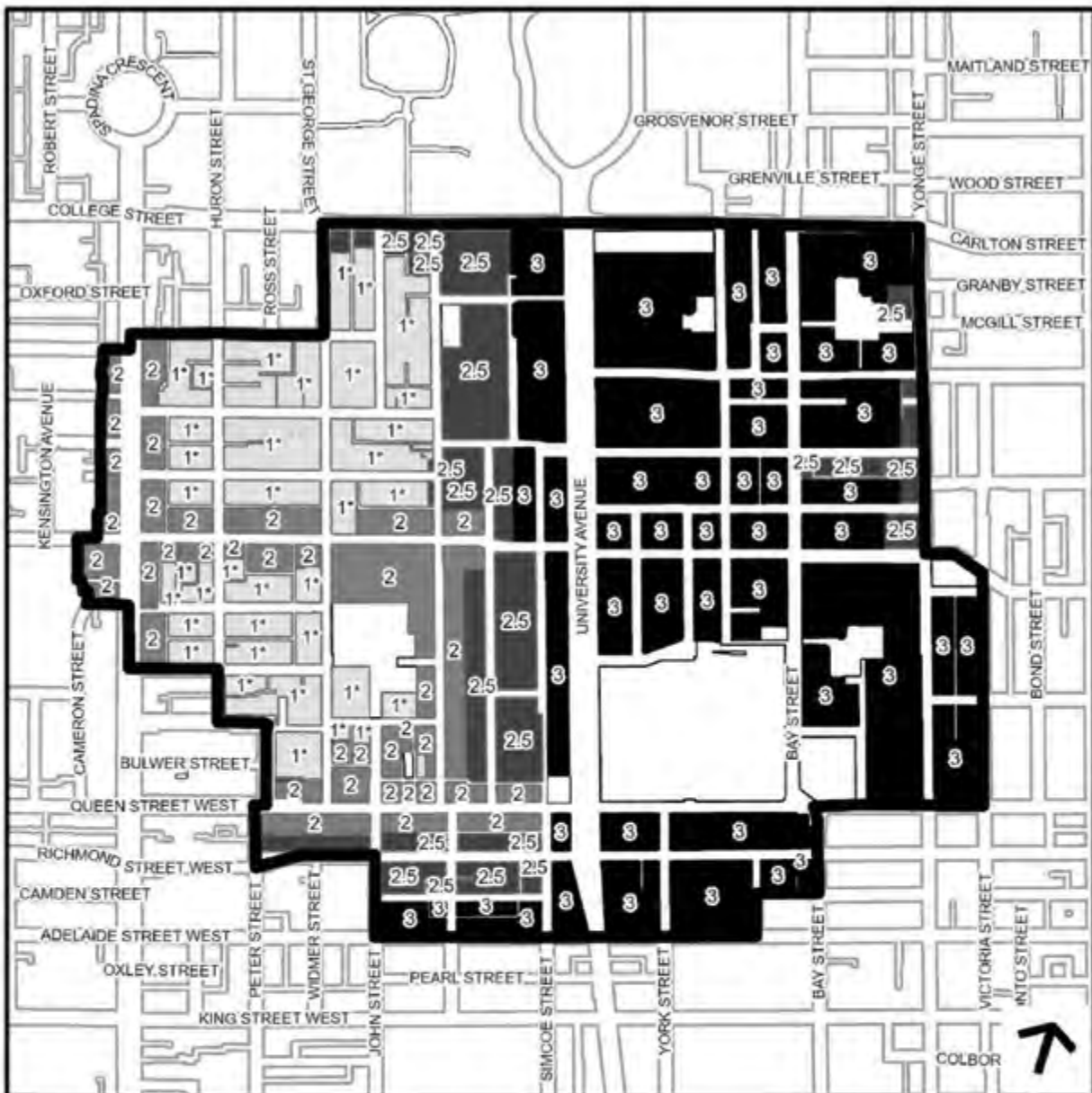
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

## MAP 1 – ST. PATRICK PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, ST. PATRICK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 1.0 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 611. Protected Major Transit Station Area – Queen’s Park Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Queen’s Park Subway Station is a protected major transit station area shown as the Queen’s Park Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Queen’s Park Station is planned for a minimum population and employment target of 900 residents and jobs combined per hectare.

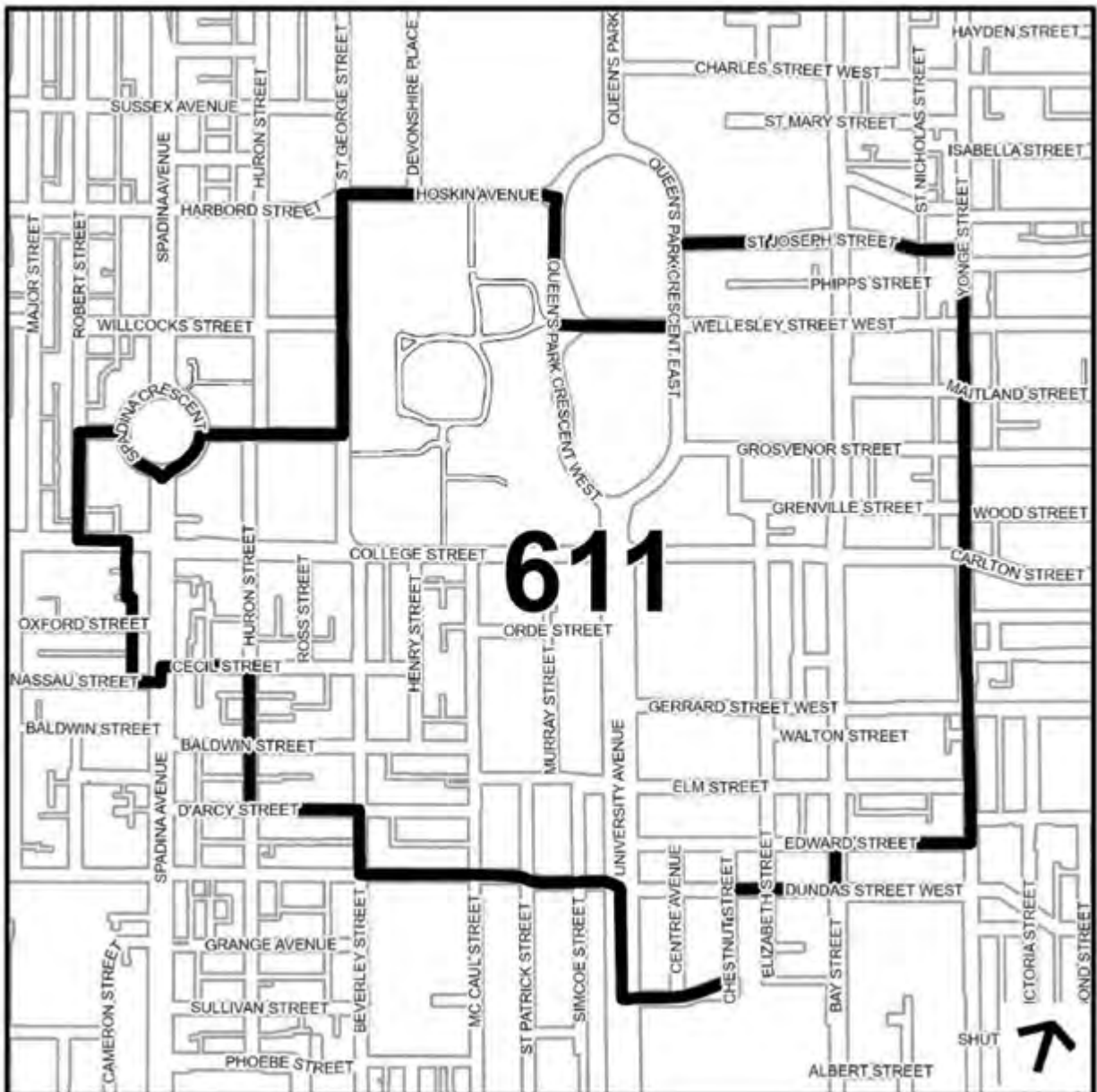
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

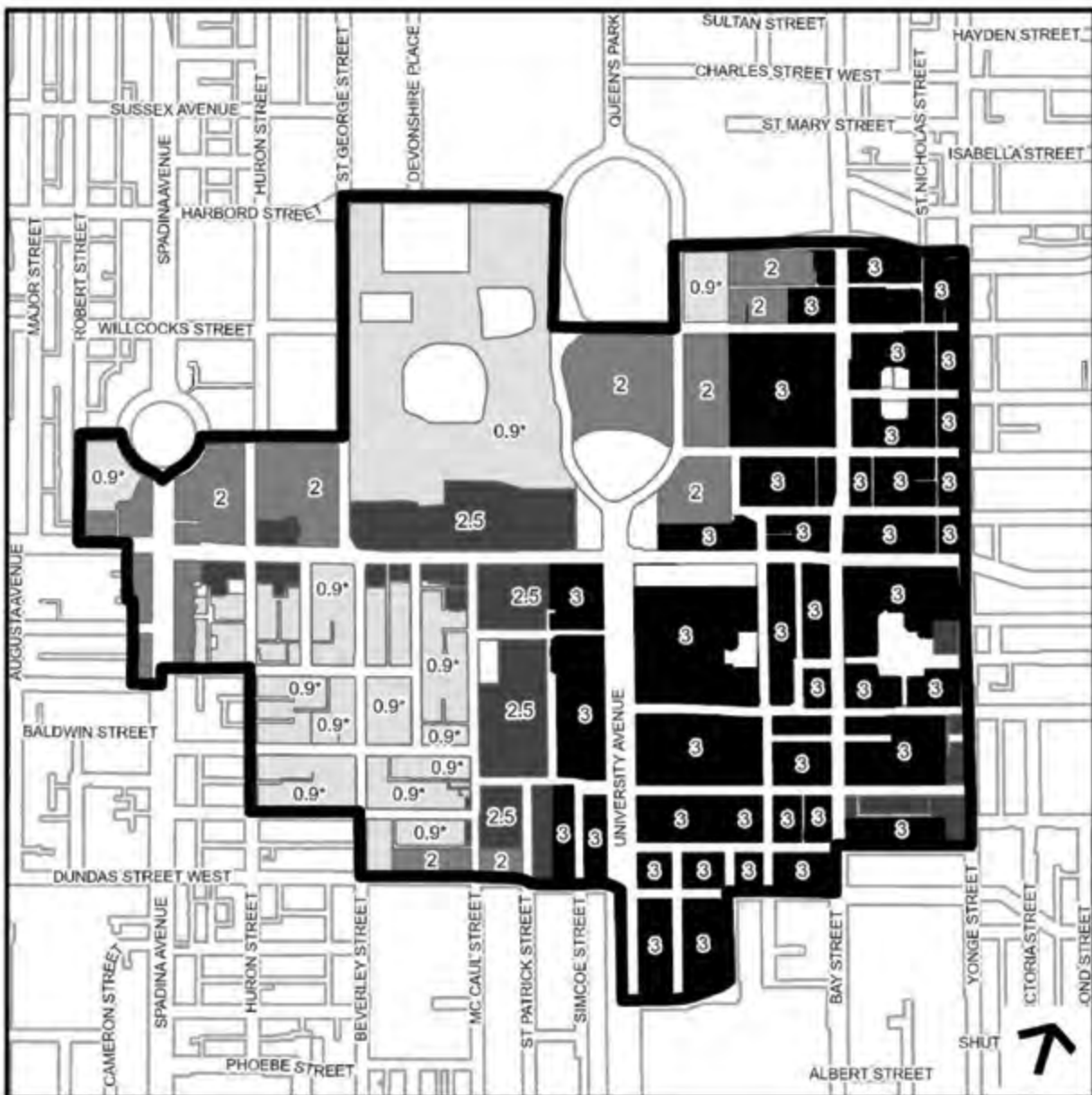
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – QUEEN’S PARK PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, QUEEN'S PARK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI
  1.5 FSI
  2.5 FSI  
 0.9 FSI or 3 units\*
  2.0 FSI
  3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 612. Protected Major Transit Station Area – Museum Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Museum Subway Station is a protected major transit station area shown as the Museum Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and new development within the Protected Major Transit Station Area – Museum Station is planned for a minimum population and employment target of 700 residents and jobs combined per hectare.

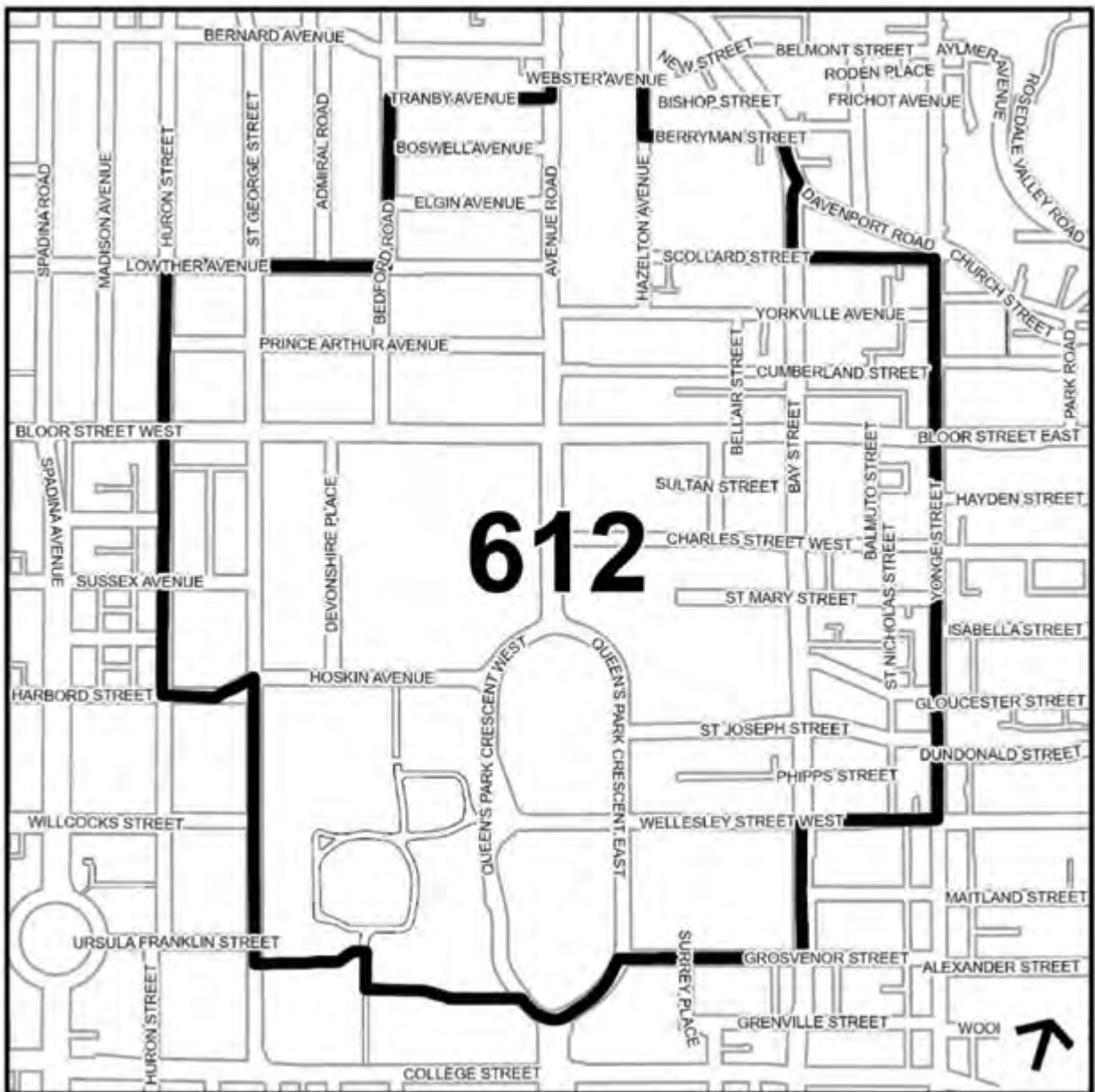
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

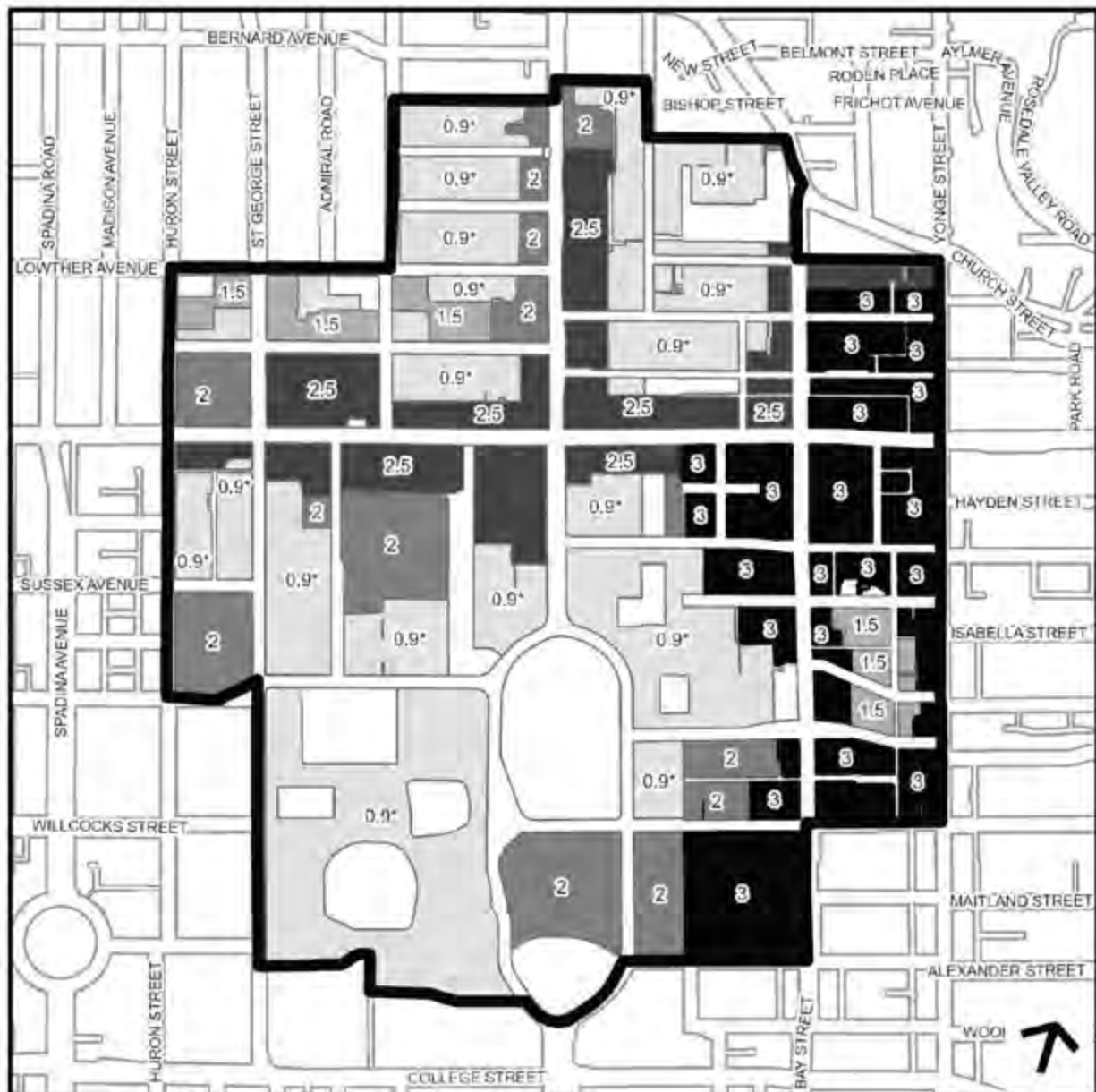
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – MUSEUM PROTECTED MUSEUM TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, MUSEUM PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.5 FSI	 2.5 FSI
 0.9 FSI or 3 units*	 2.0 FSI	 3.0 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 630. Protected Major Transit Station Area – St. Clair-Old Weston Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned St. Clair-Old Weston Station is a protected major transit station area shown as the St. Clair-Old Weston Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – St. Clair-Old Weston Station is planned for a minimum density target of 200 residents and jobs combined per hectare.

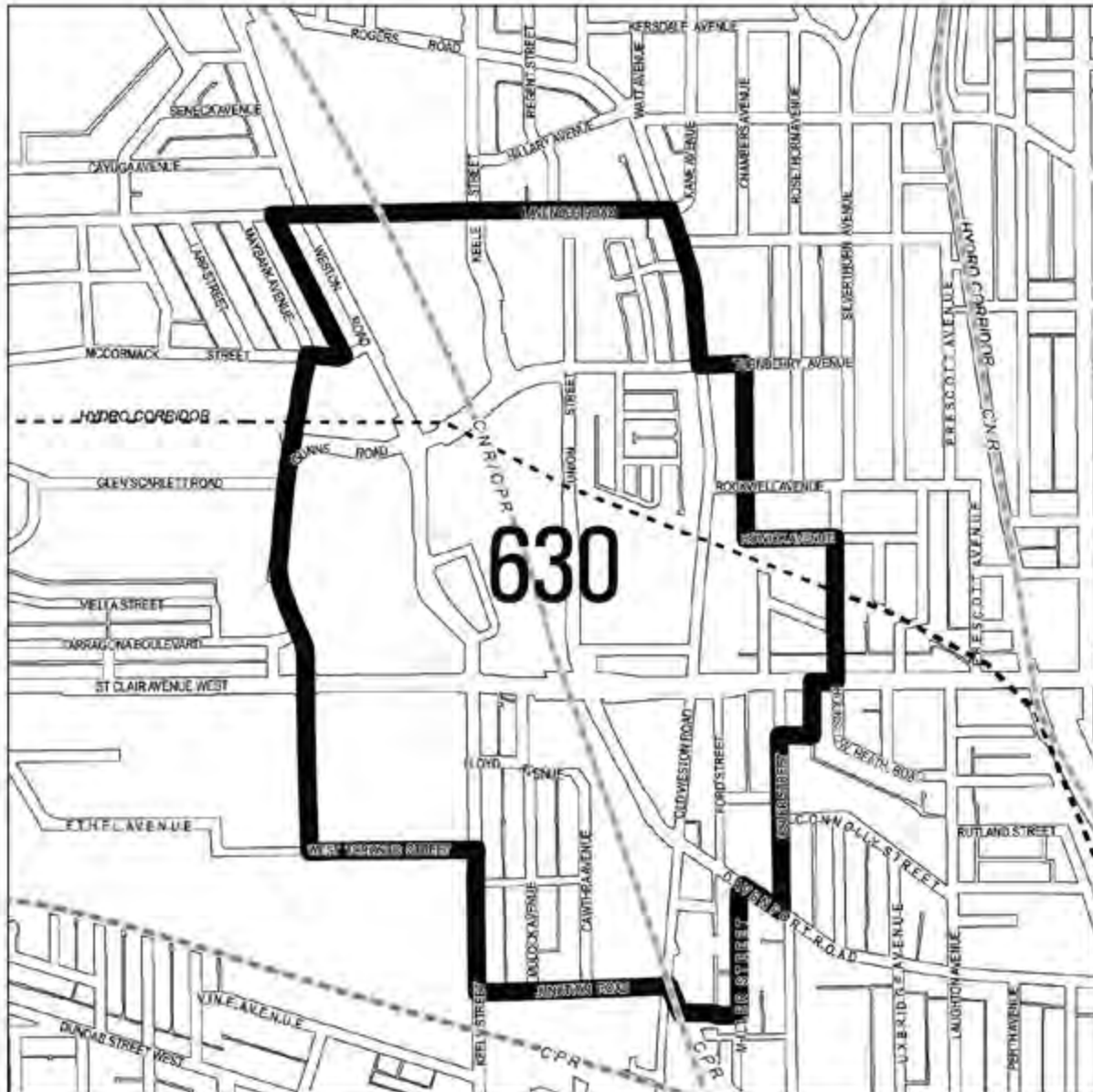
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific Policies.

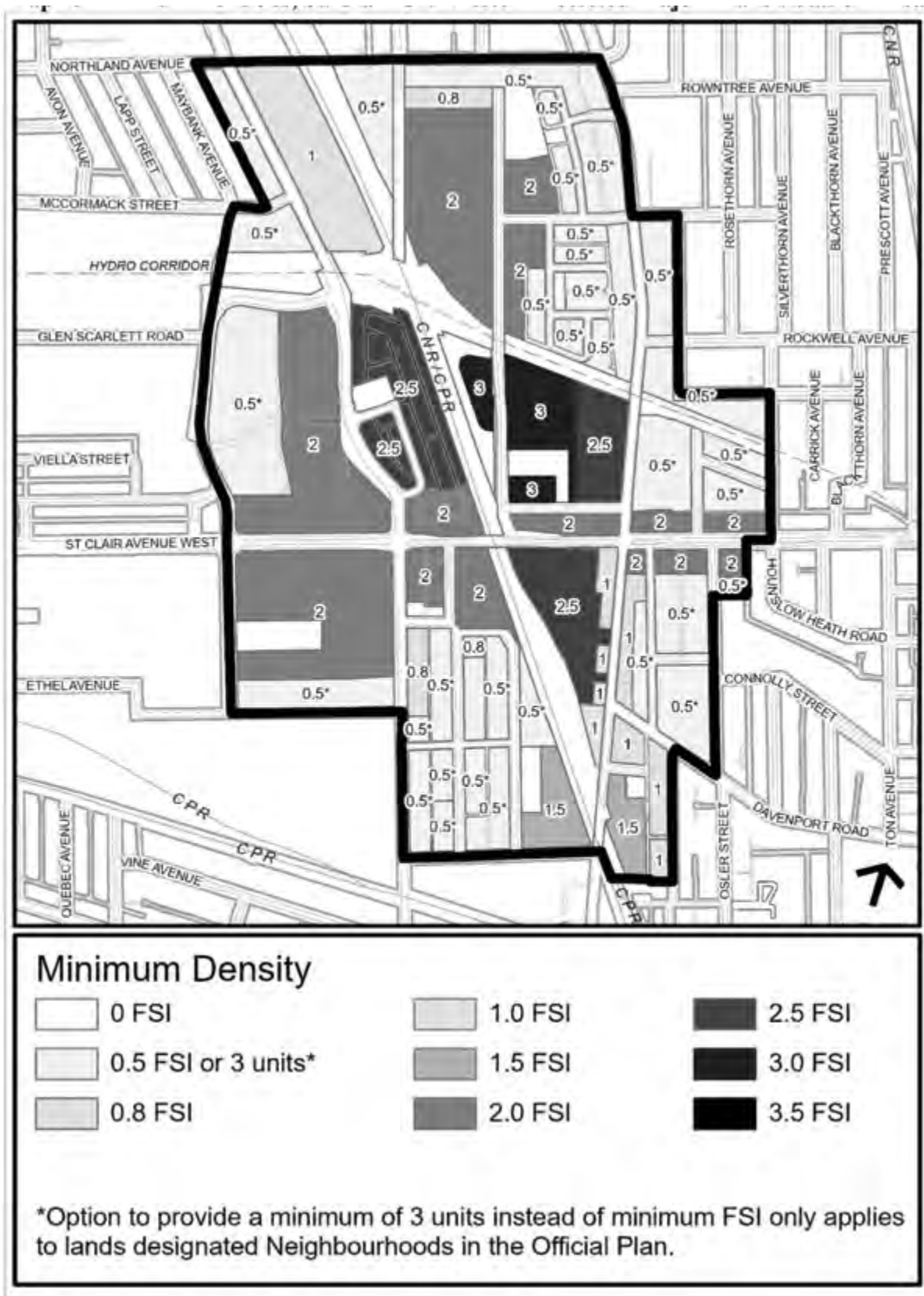
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented as a Floor Space Index.

MAP 1 - ST. CLAIR-OLD WESTON PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 - MINIMUM DENSITIES, ST. CLAIR-OLD WESTON PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 614. Protected Major Transit Station Area – Broadview Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Broadview Subway Station is a Protected Major Transit Station Area shown as the Broadview Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Broadview Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

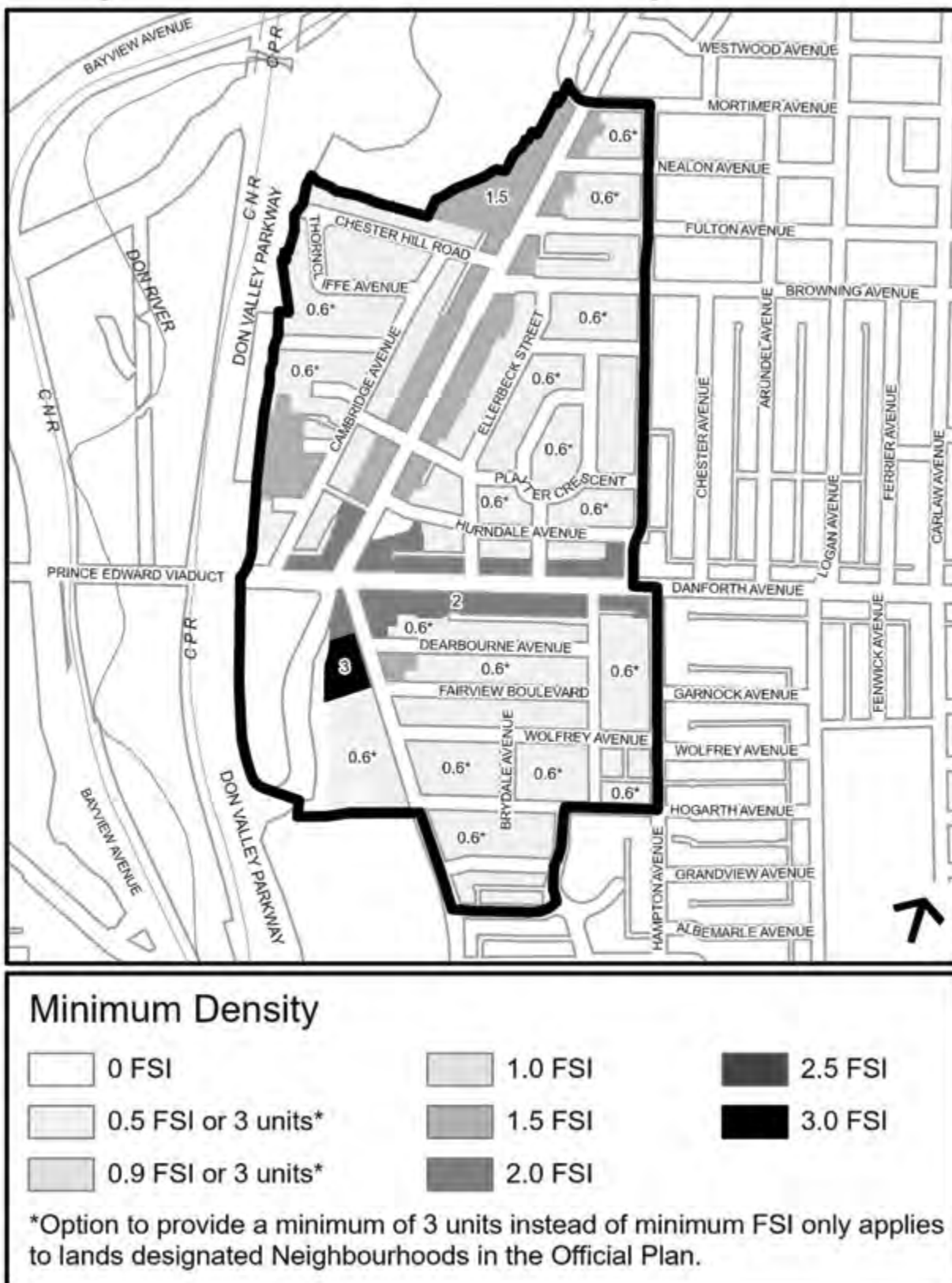
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – BROADVIEW PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, BROADVIEW PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 615. Protected Major Transit Station Area – Chester Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Chester Subway Station is a Protected Major Transit Station Area shown as the Chester Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Chester Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

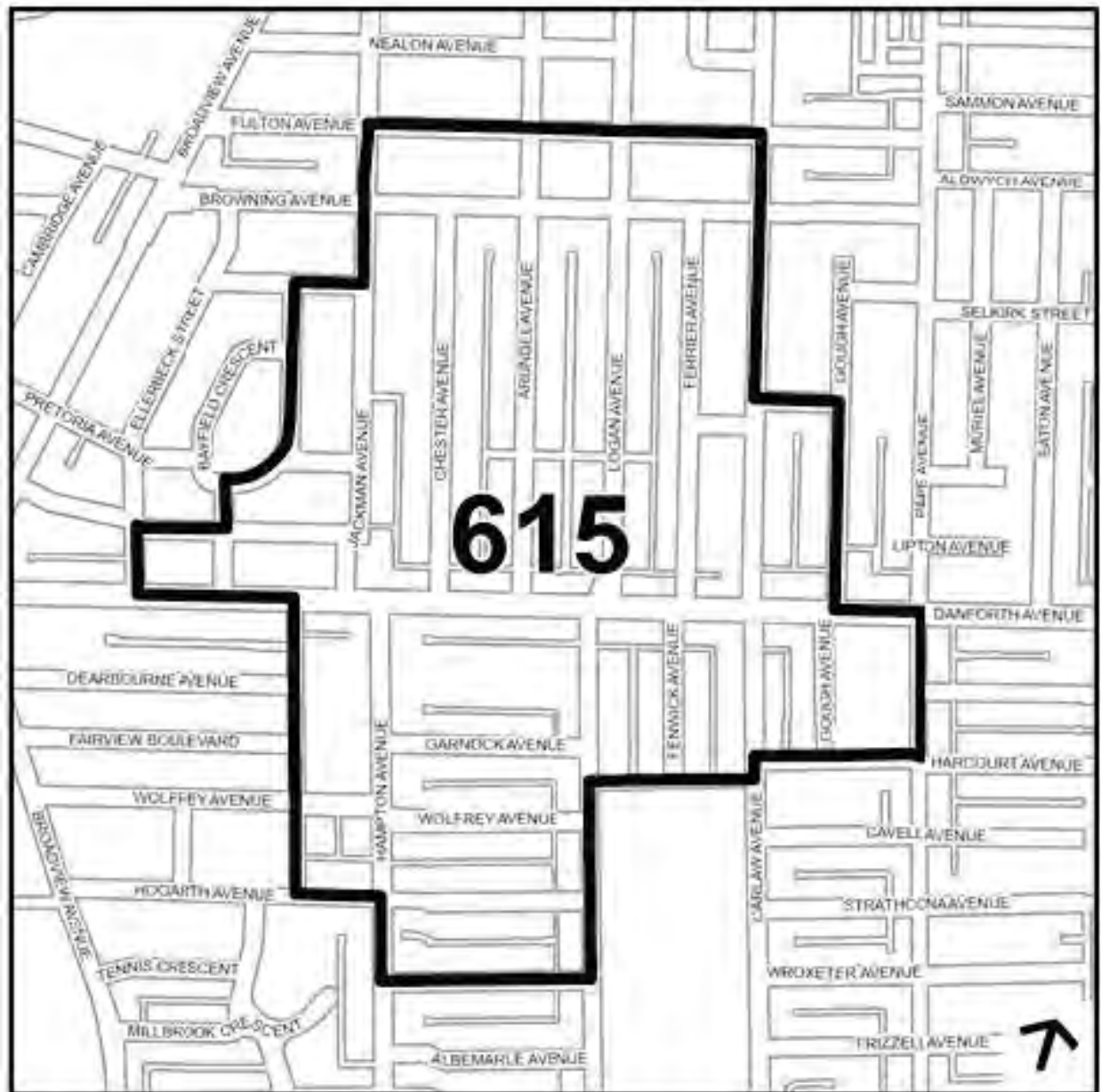
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

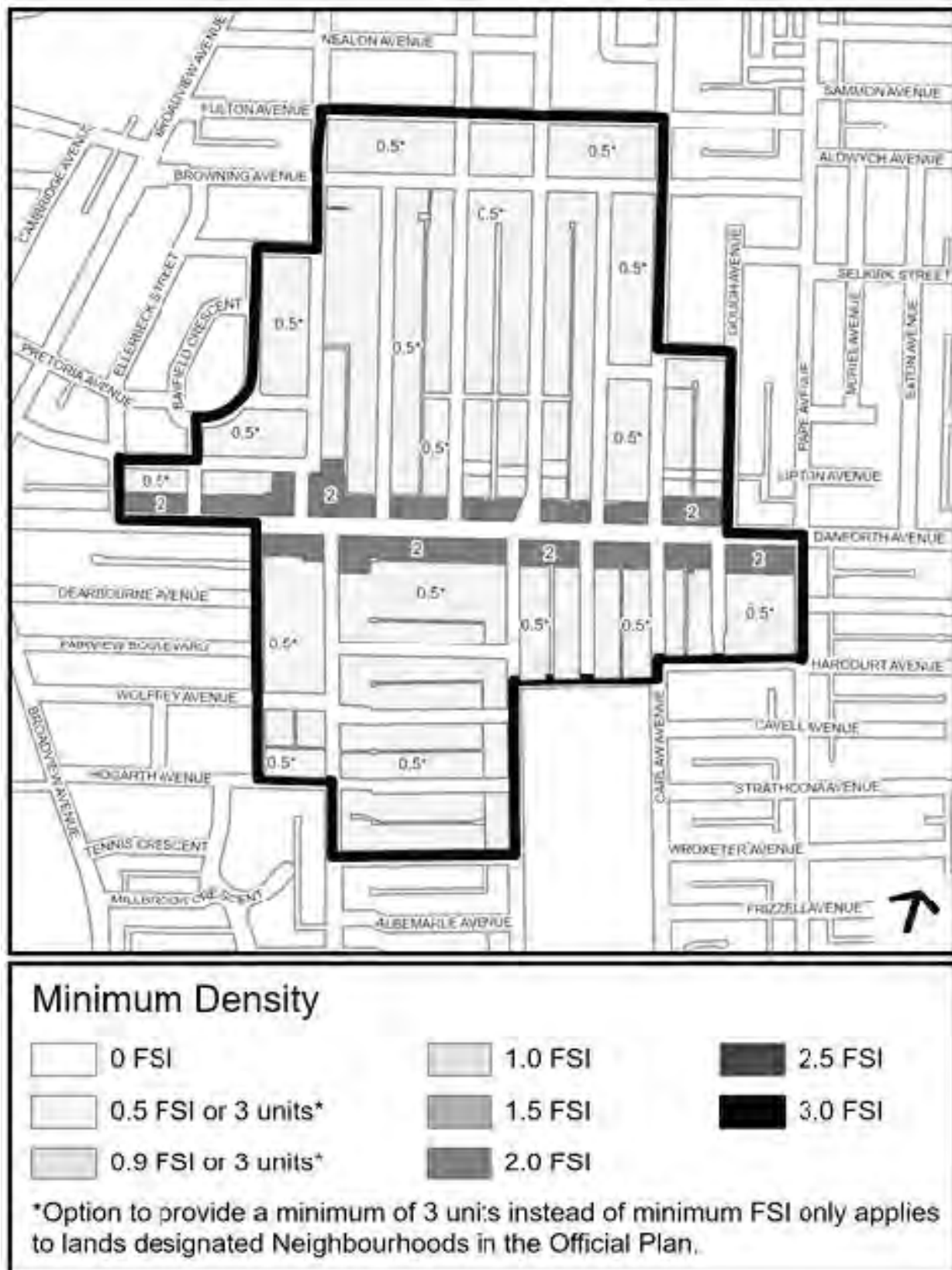
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – CHESTER PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, CHESTER PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 616. Protected Major Transit Station Area – Pape Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Pape Subway Station is a Protected Major Transit Station Area shown as the Pape Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area - Pape Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

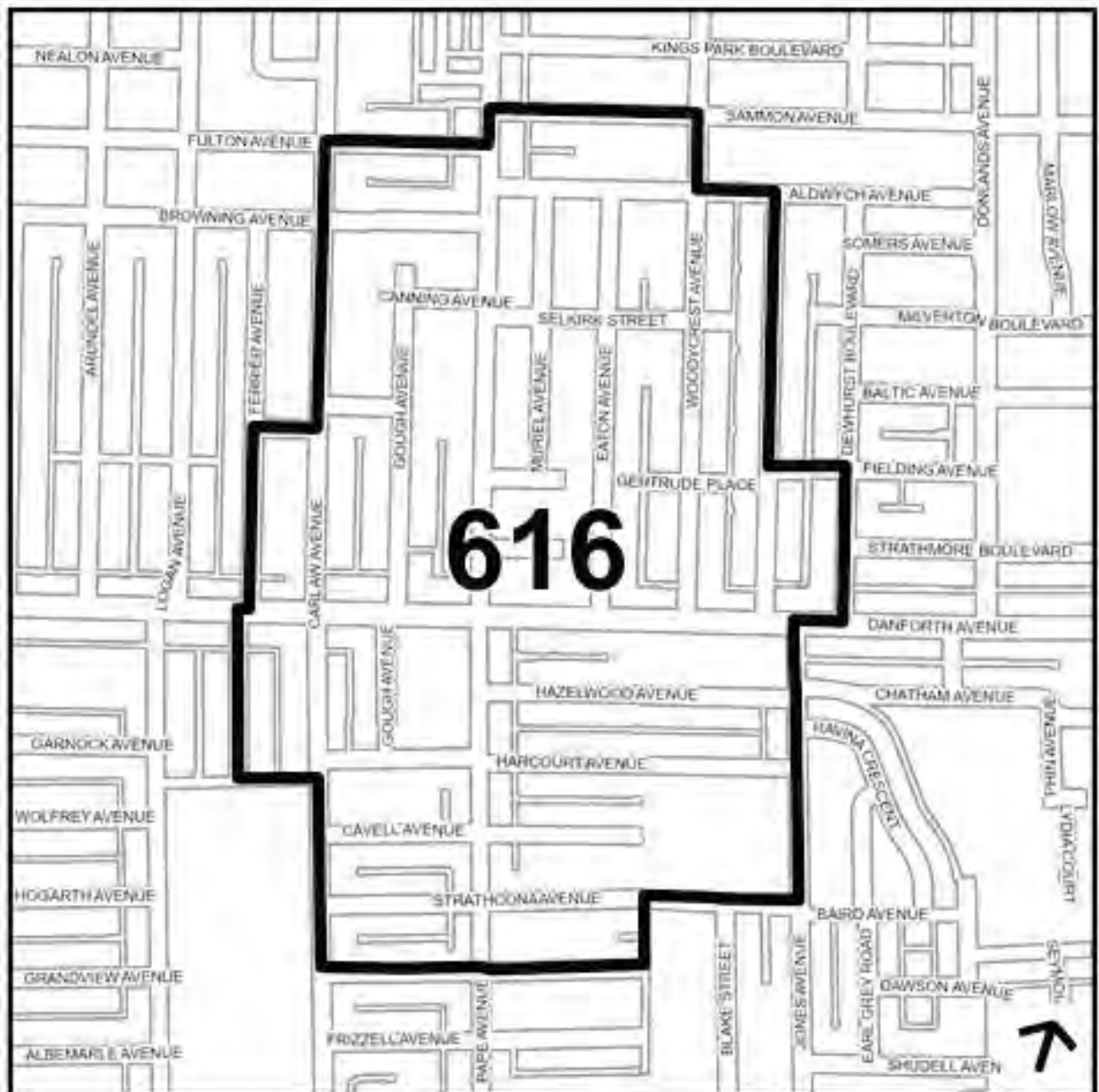
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17, 18, 20, and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

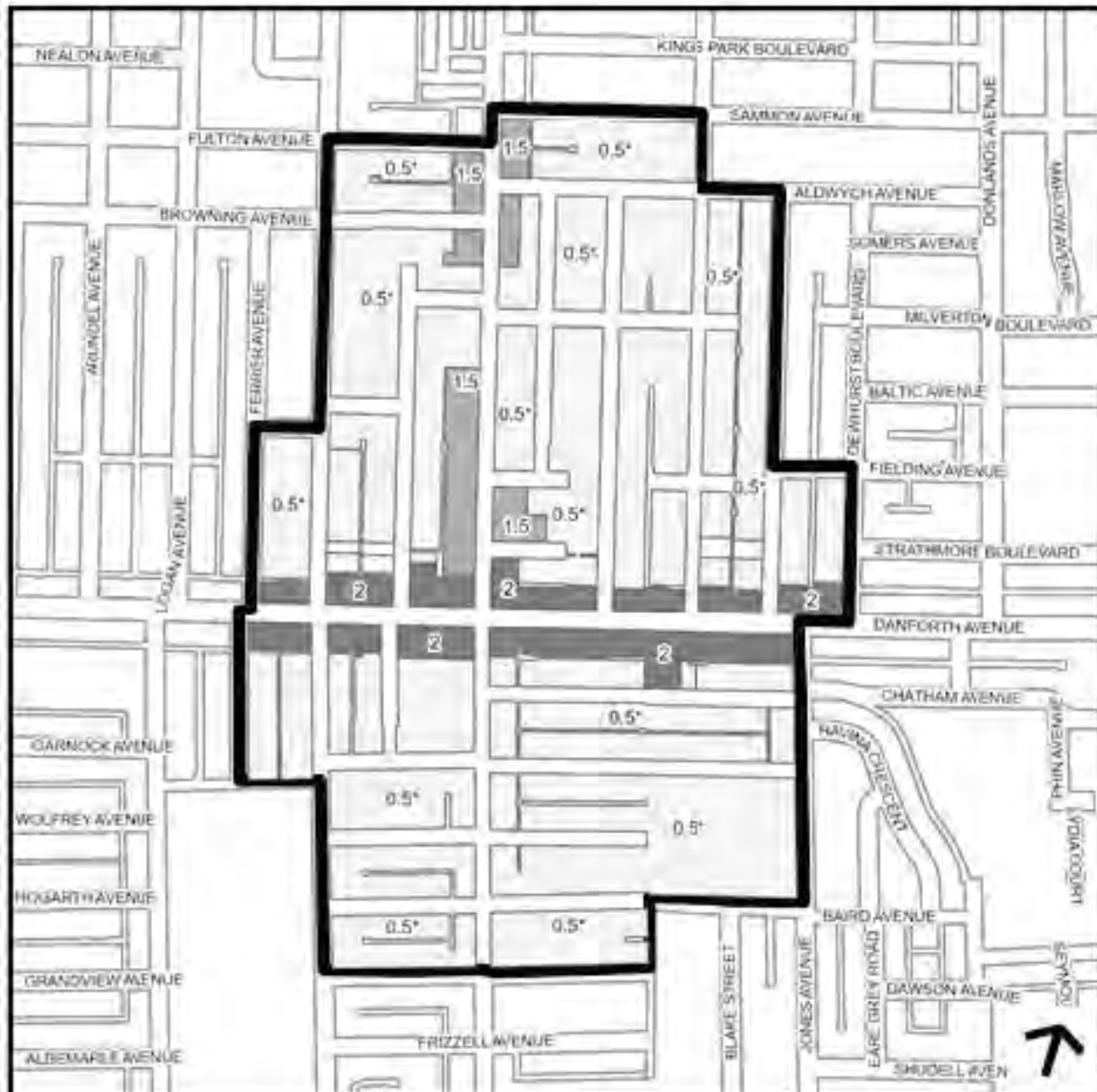
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – PAPE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, PAPE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 617. Protected Major Transit Station Area – Donlands Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Donlands Subway Station is a Protected Major Transit Station Area shown as the Donlands Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Donlands Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

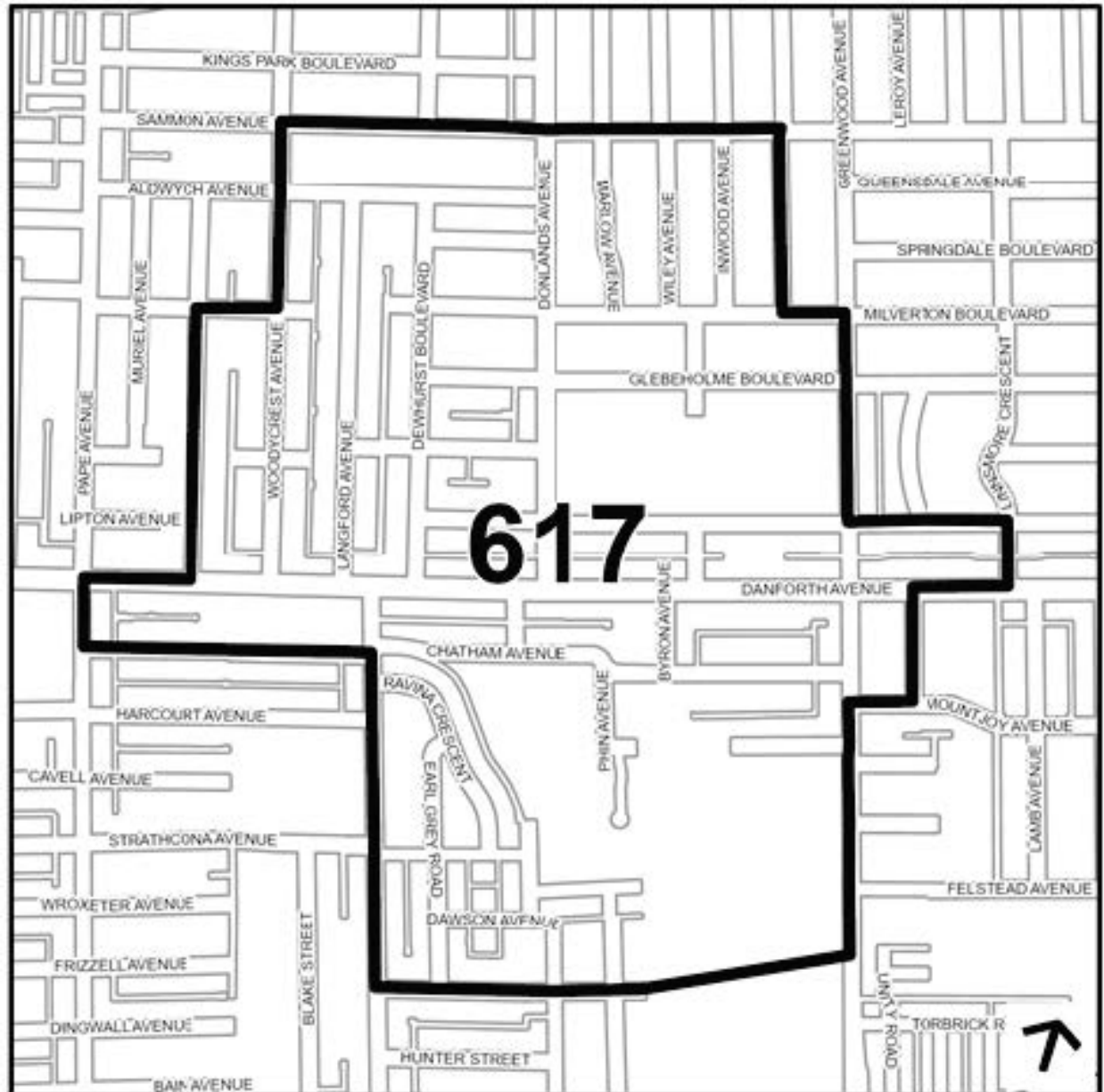
The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

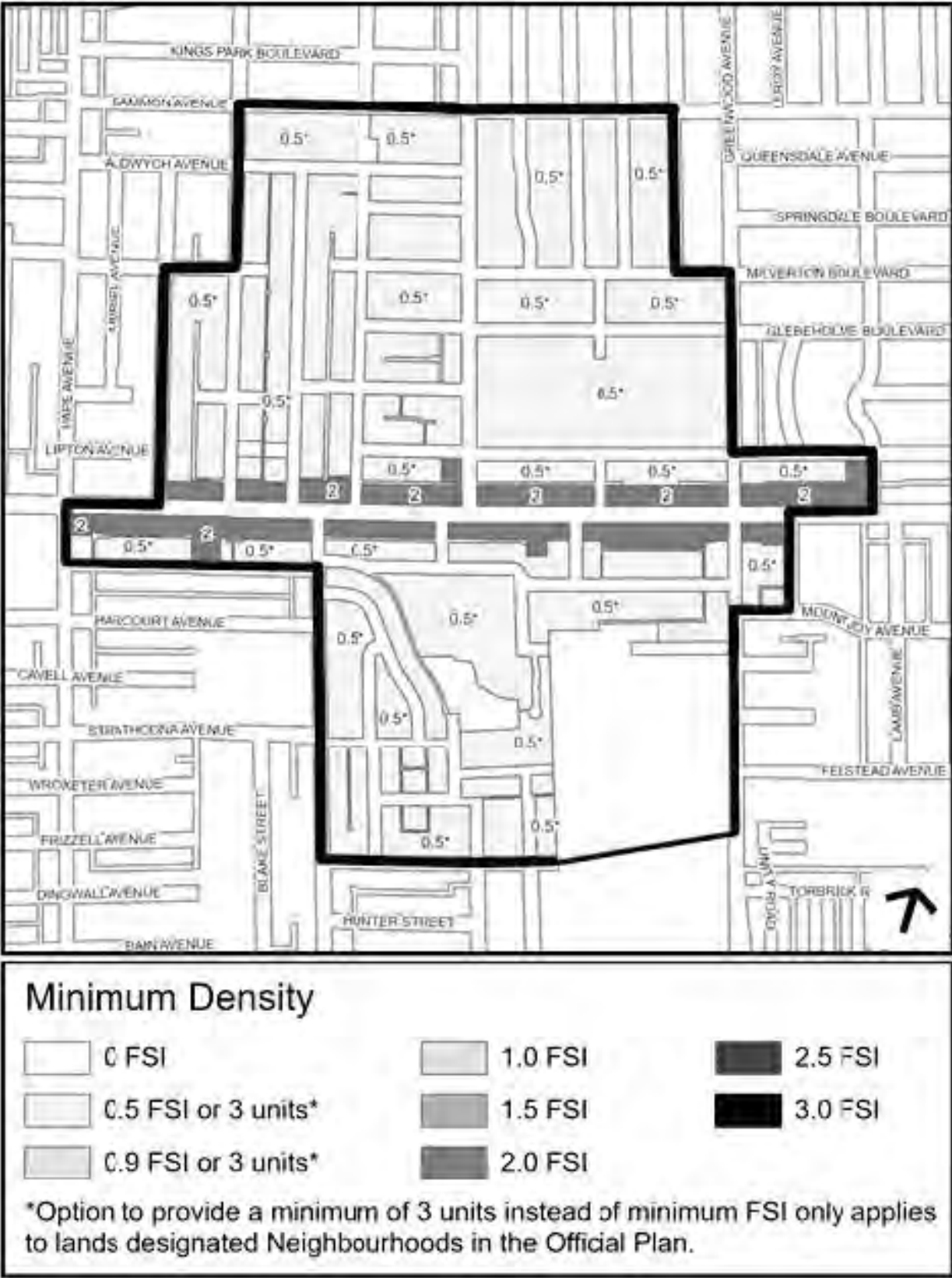
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.



MAP 1 – DONLANDS PROTECTED MAJOR TRANSIT STATION AREA



MAP 2 – MINIMUM DENSITIES, DONLANDS PROTECTED MAJOR TRANSIT STATION AREA



## **SASP 618. Protected Major Transit Station Area – Greenwood Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Greenwood Subway Station is a Protected Major Transit Station Area shown as the Greenwood Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Greenwood Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

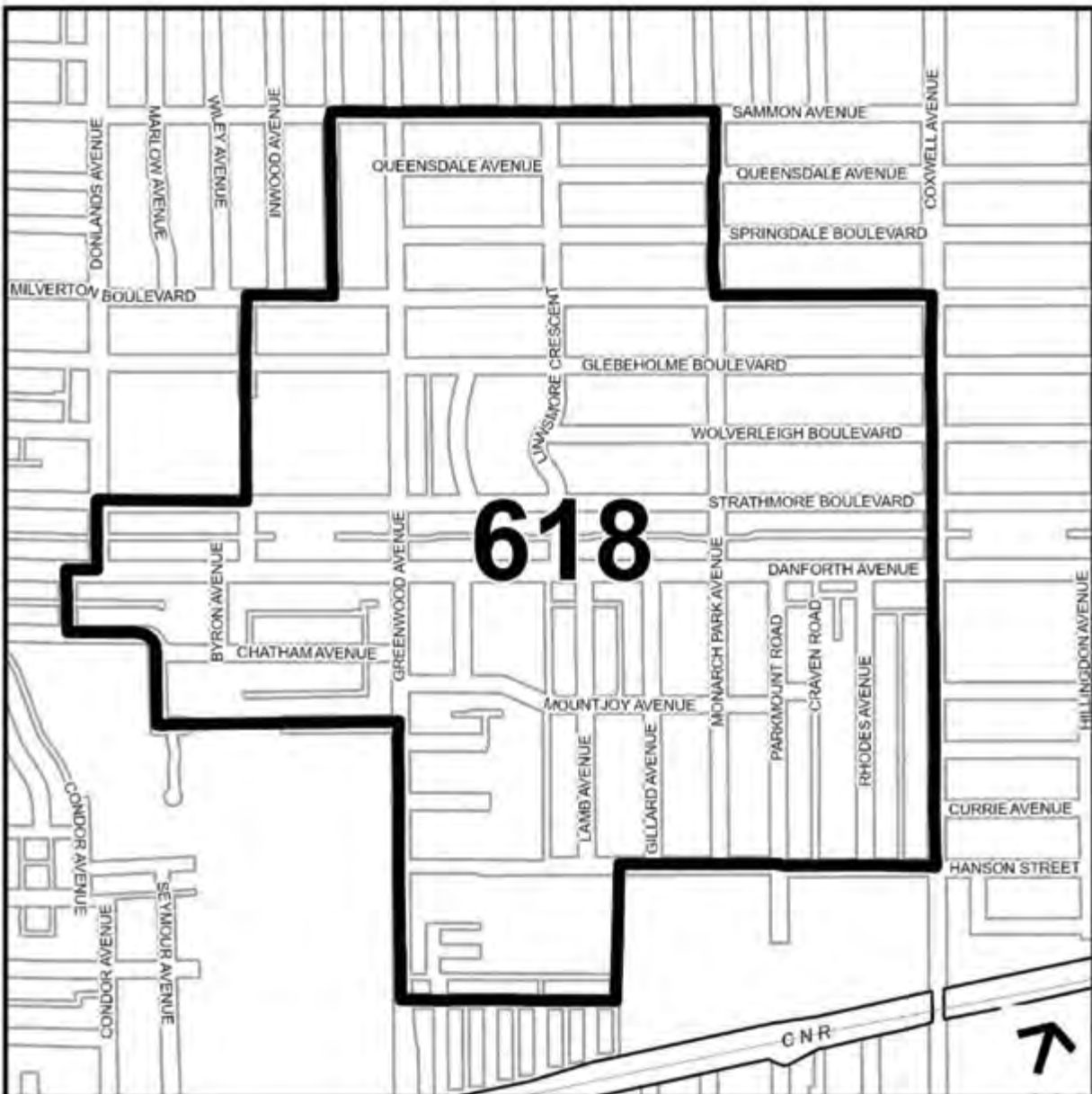
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

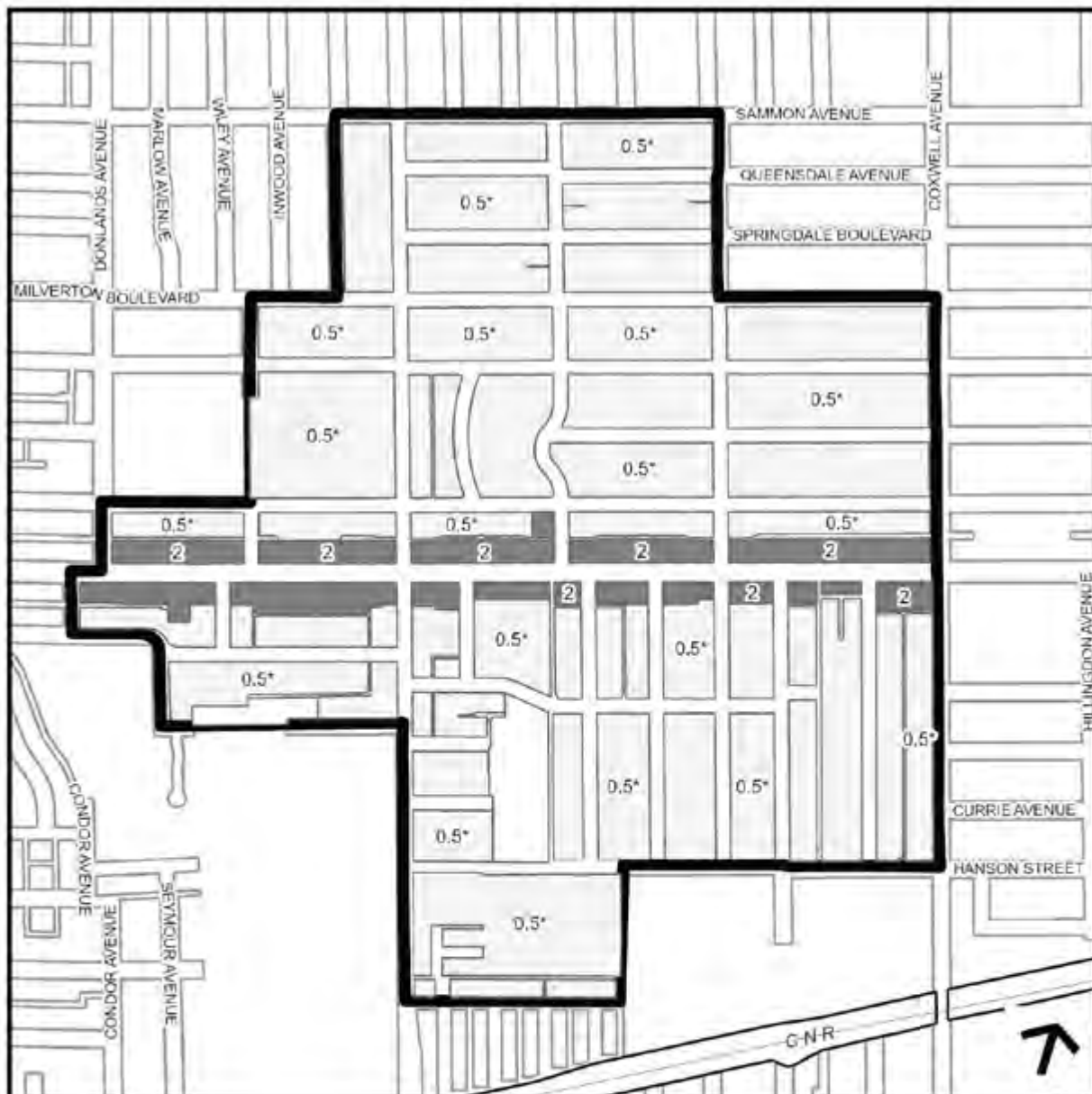
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – GREENWOOD PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, GREENWOOD PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 619. Protected Major Transit Station Area – Coxwell Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Coxwell Subway Station is a Protected Major Transit Station Area shown as the Coxwell Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Coxwell Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

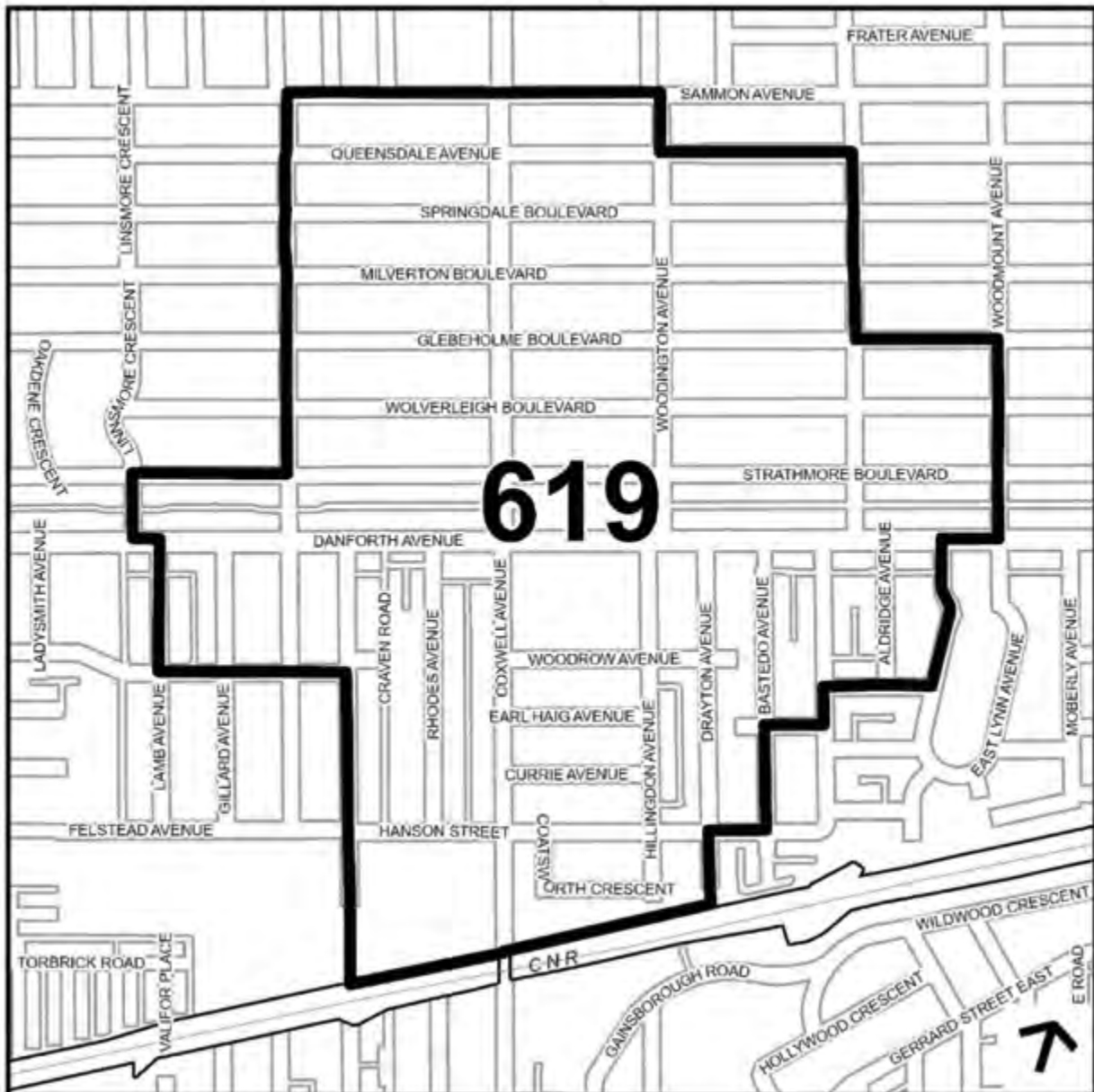
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

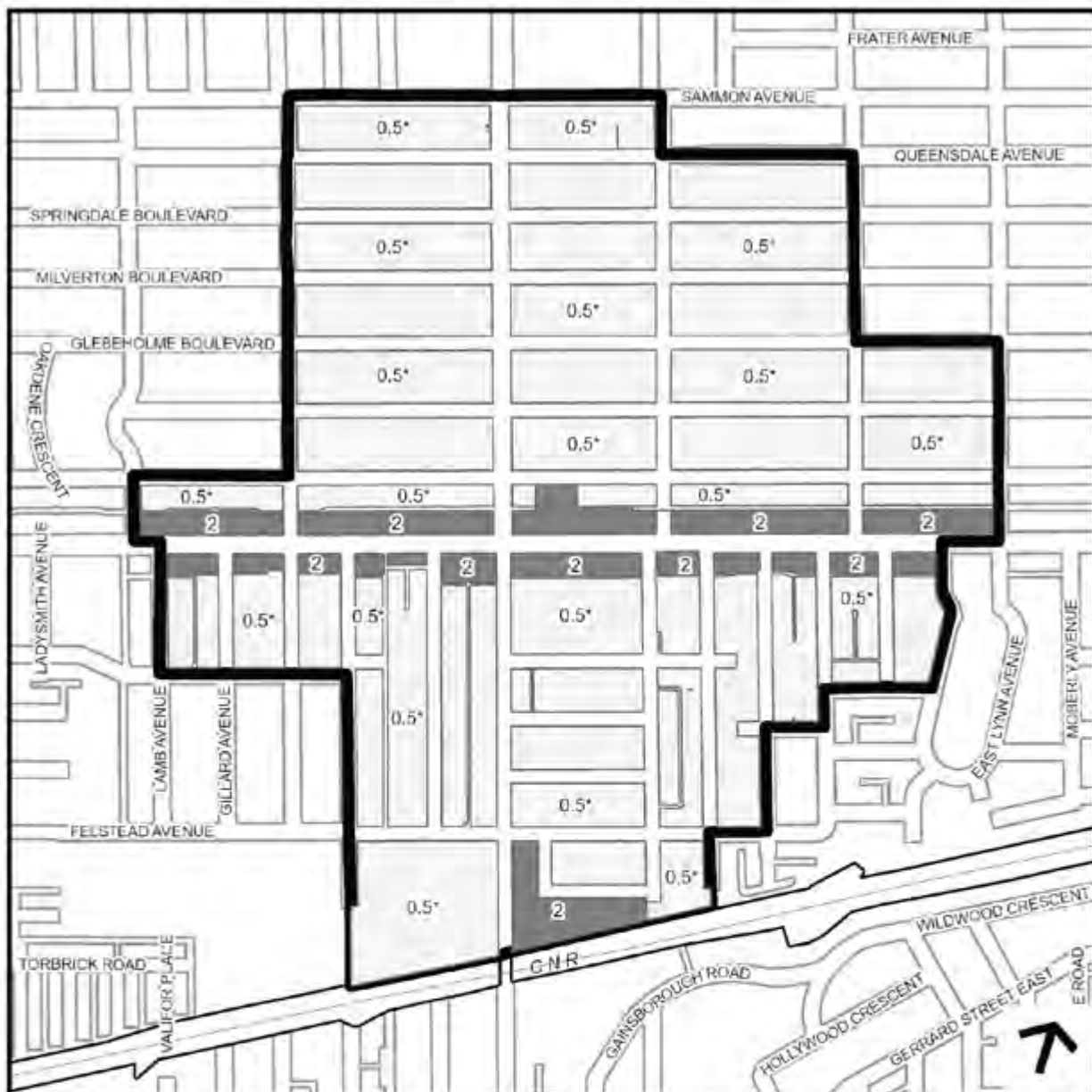
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.





MAP 1 – COXWELL PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, COXWELL PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 620. Protected Major Transit Station Area – Woodbine Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Woodbine Subway Station is a Protected Major Transit Station Area shown as the Woodbine Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Woodbine Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – WOODBINE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, WOODBINE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 621. Protected Major Transit Station Area – Main Street Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Main Street Subway Station is a Protected Major Transit Station Area shown as the Main Street Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Main Street Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

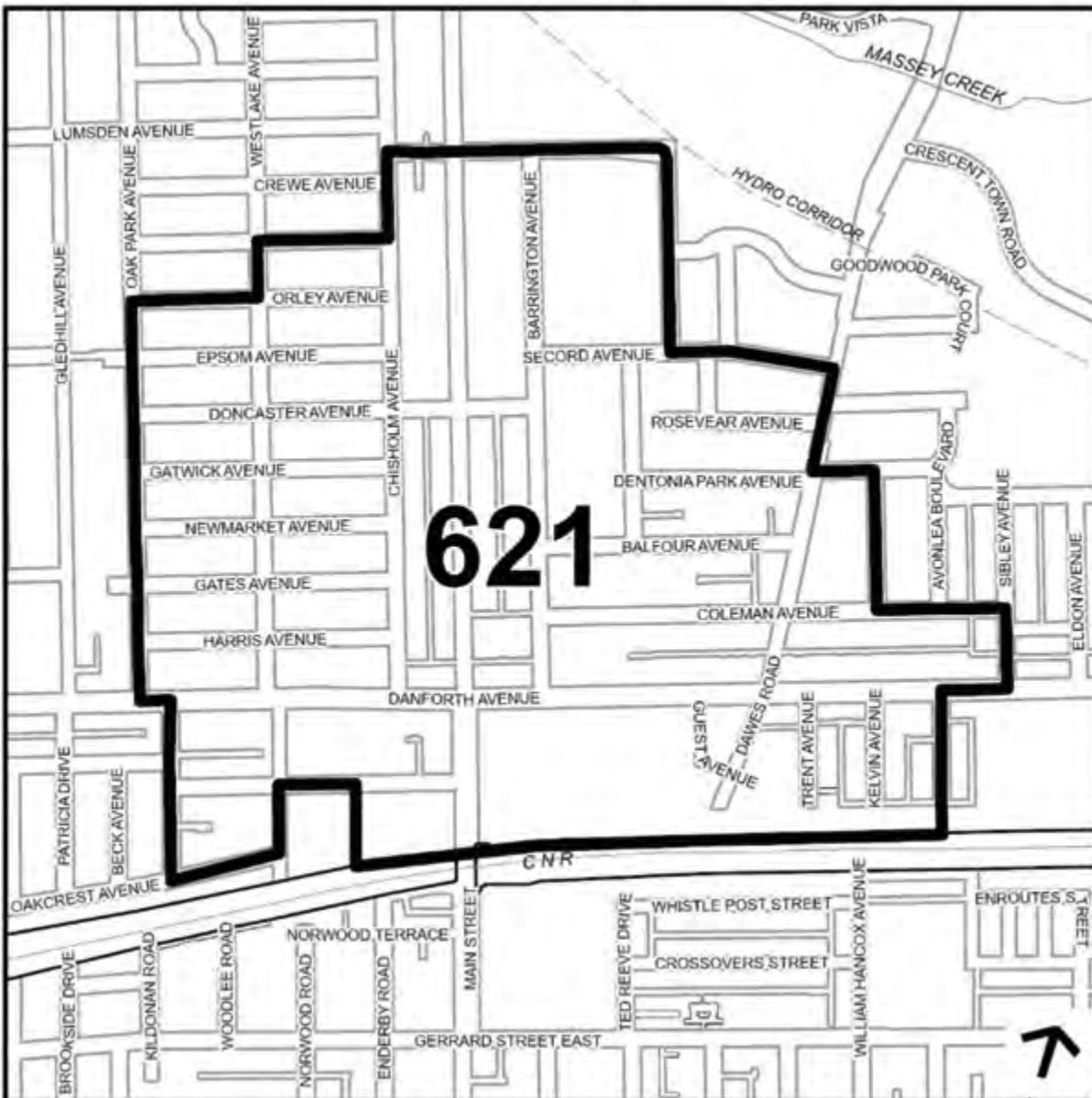
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









**MAP 1 – MAIN STREET PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, MAIN STREET PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 622. Protected Major Transit Station Area – Victoria Park Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Victoria Park Subway Station is a Protected Major Transit Station Area shown as the Victoria Park Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Victoria Park Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

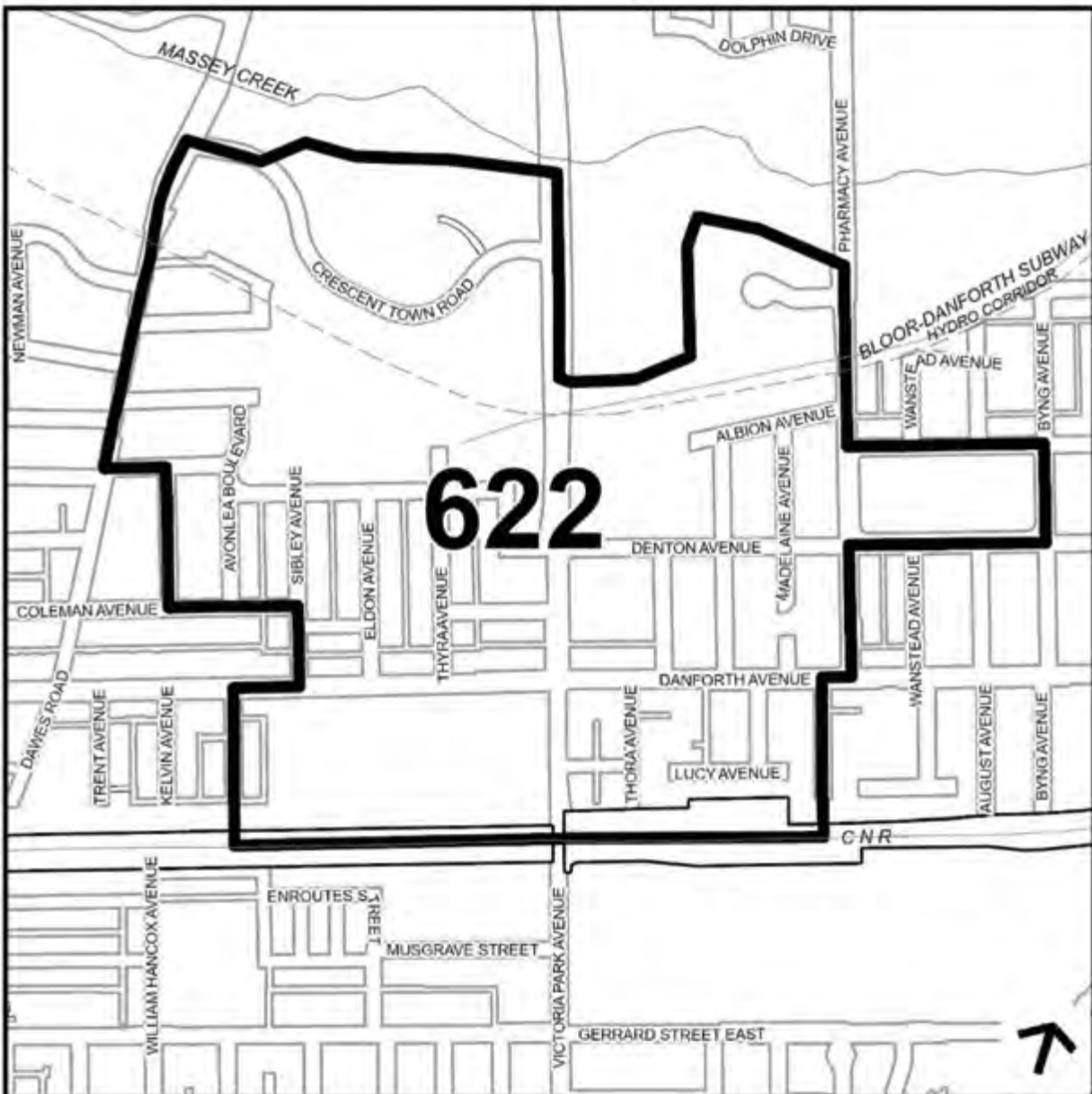
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

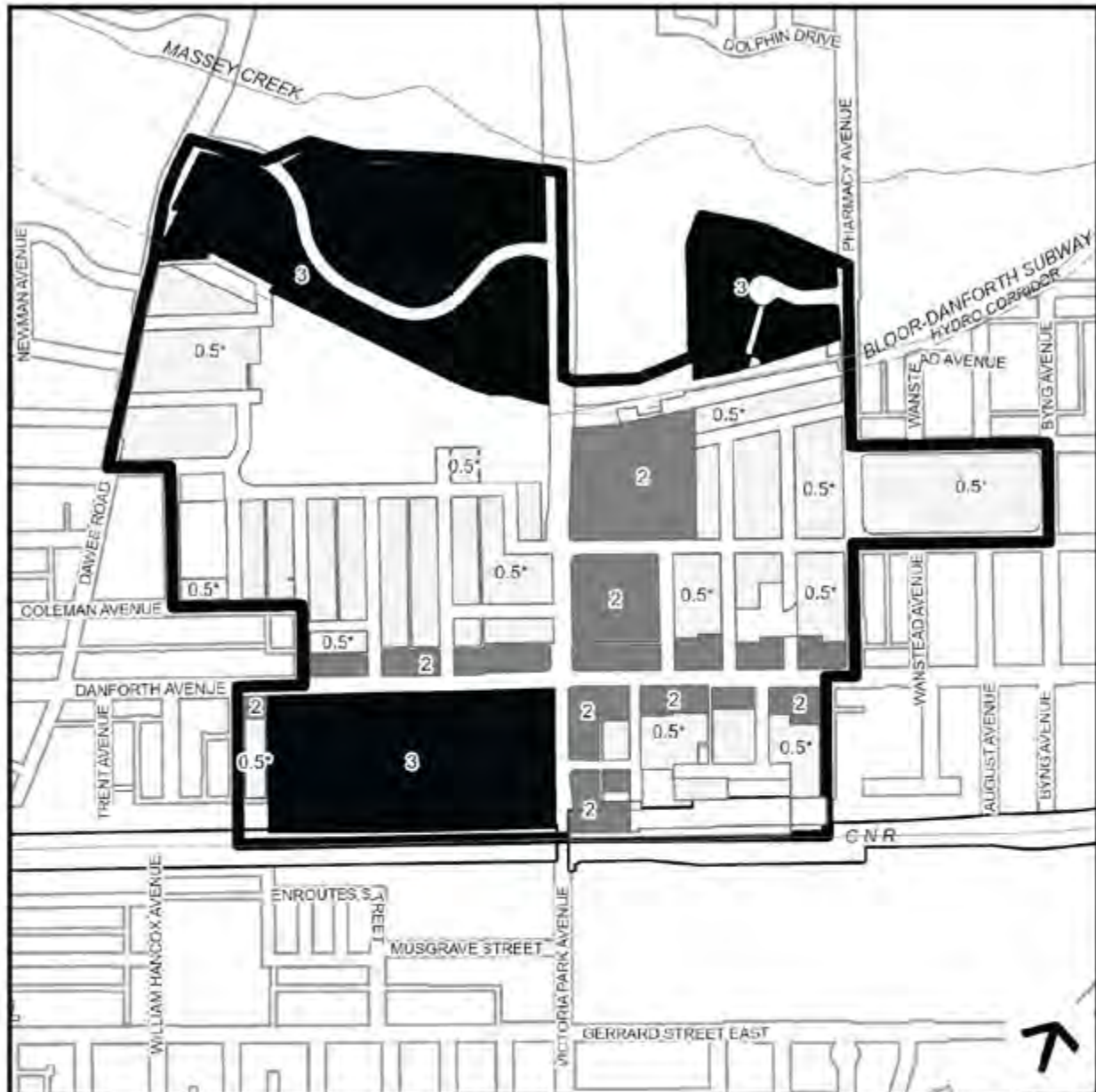
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – VICTORIA PARK PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, VICTORIA PARK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 623. Protected Major Transit Station Area – Danforth GO Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Danforth GO Station is a Protected Major Transit Station Area shown as the Danforth GO Protection Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Danforth GO Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

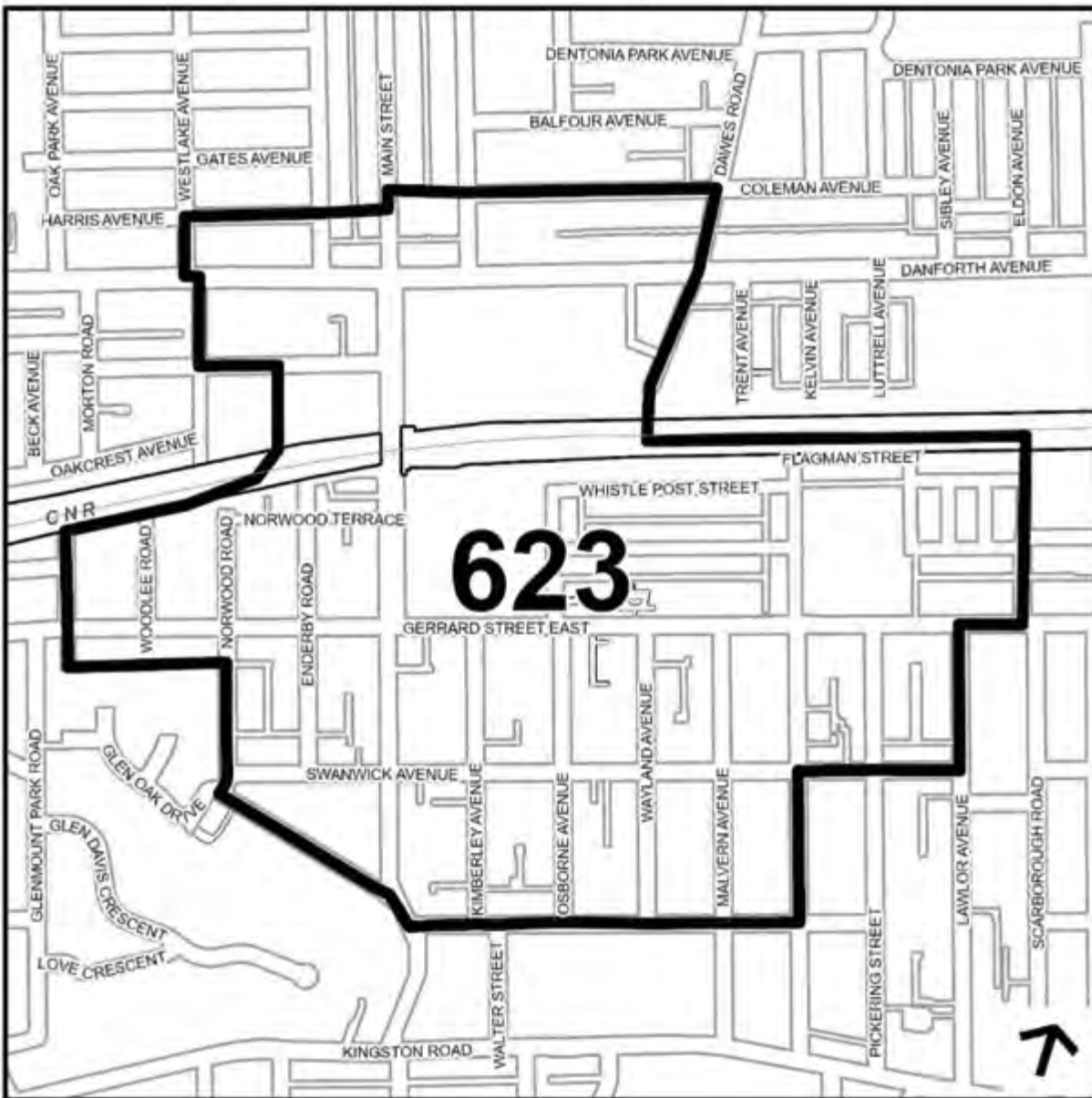
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

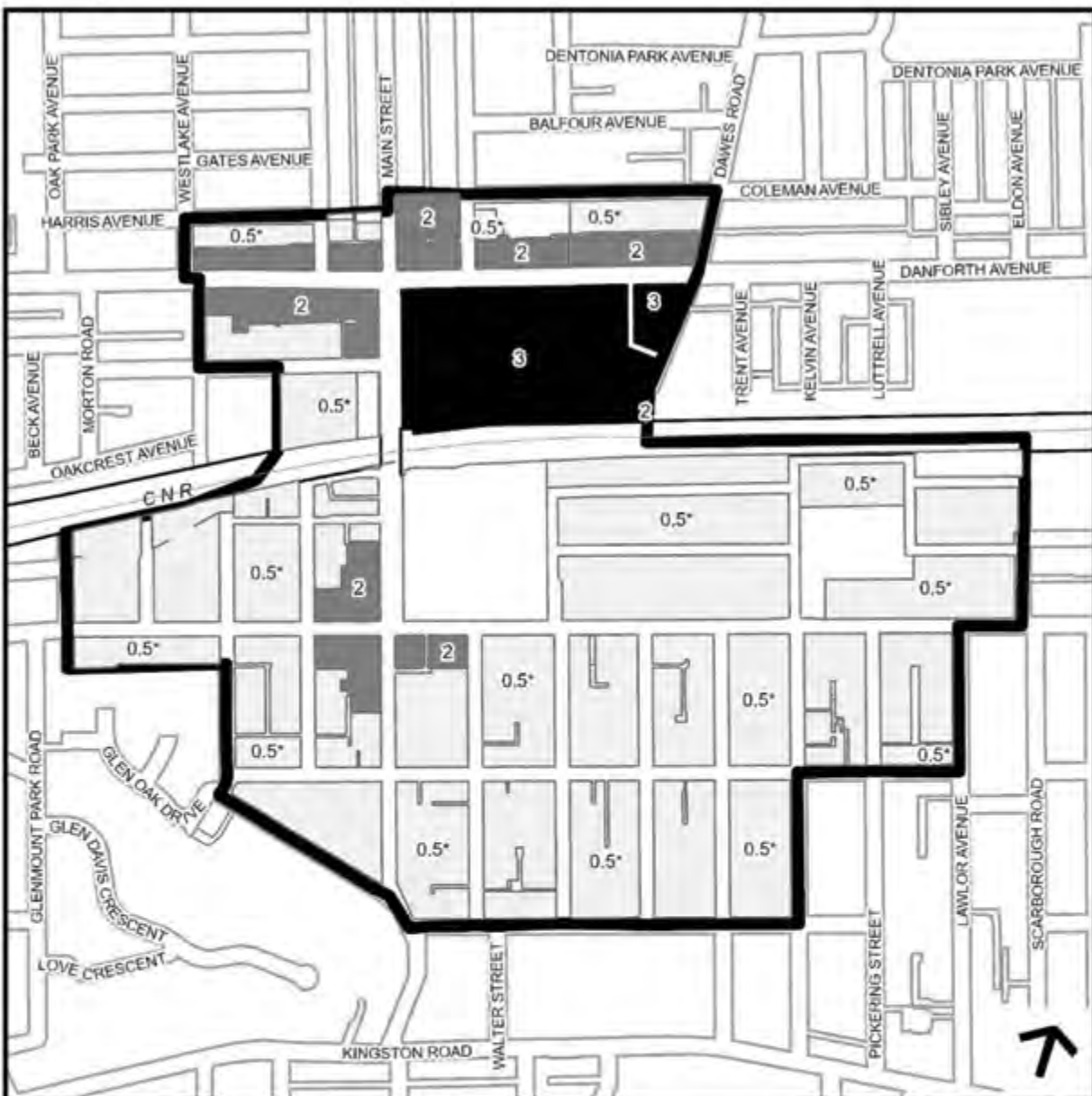
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – DANFORTH GO PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DANFORTH GO PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 649. Protected Major Transit Station Area – Castle Frank Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Castle Frank Subway Station is a Protected Major Transit Station Area shown as the Castle Frank Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Castle Frank Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

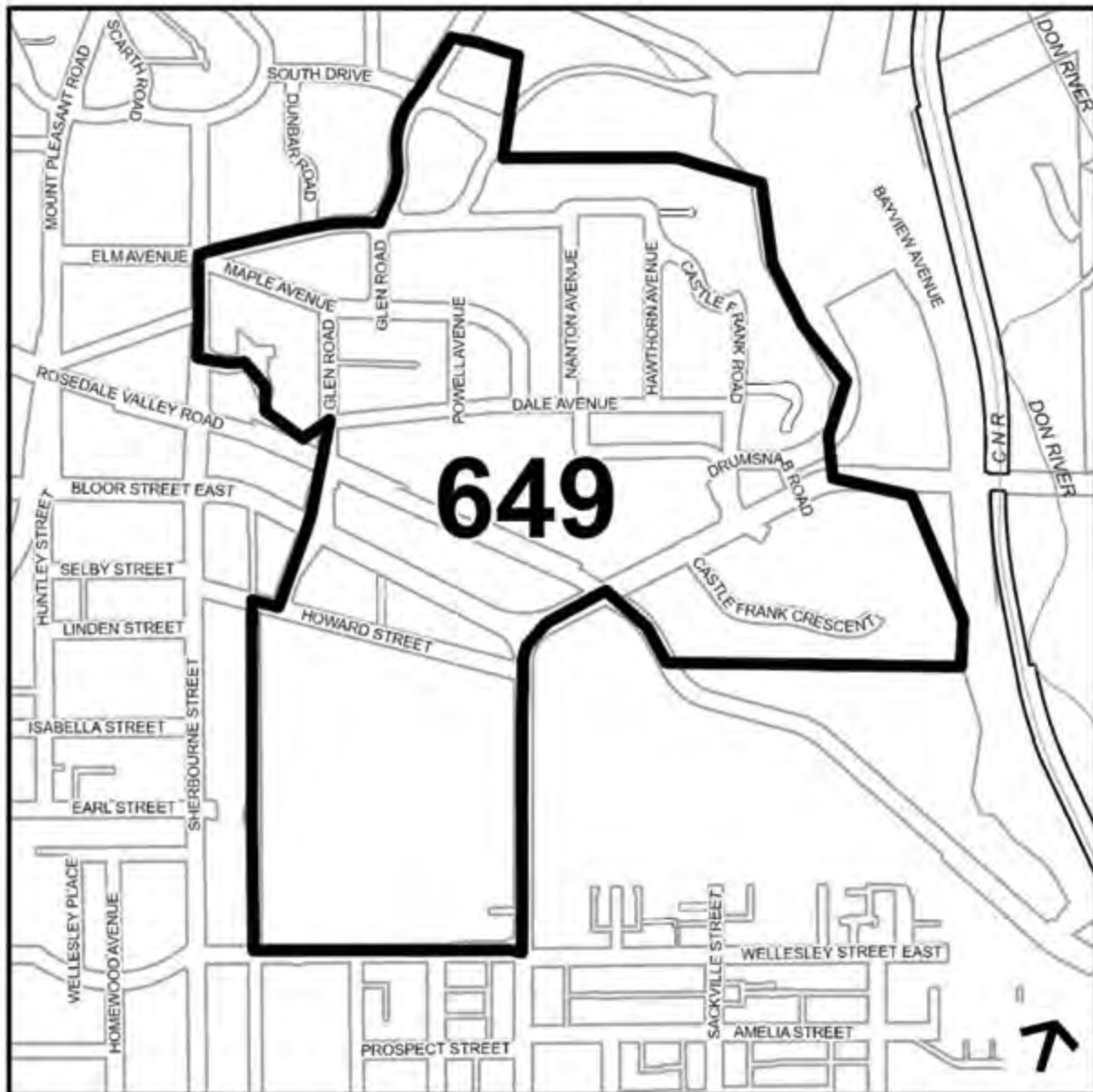
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – CASTLE FRANK PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, CASTLE FRANK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 650. Protected Major Transit Station Area – Jane Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Jane Subway Station is a Protected Major Transit Station Area shown as the Jane Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Jane Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

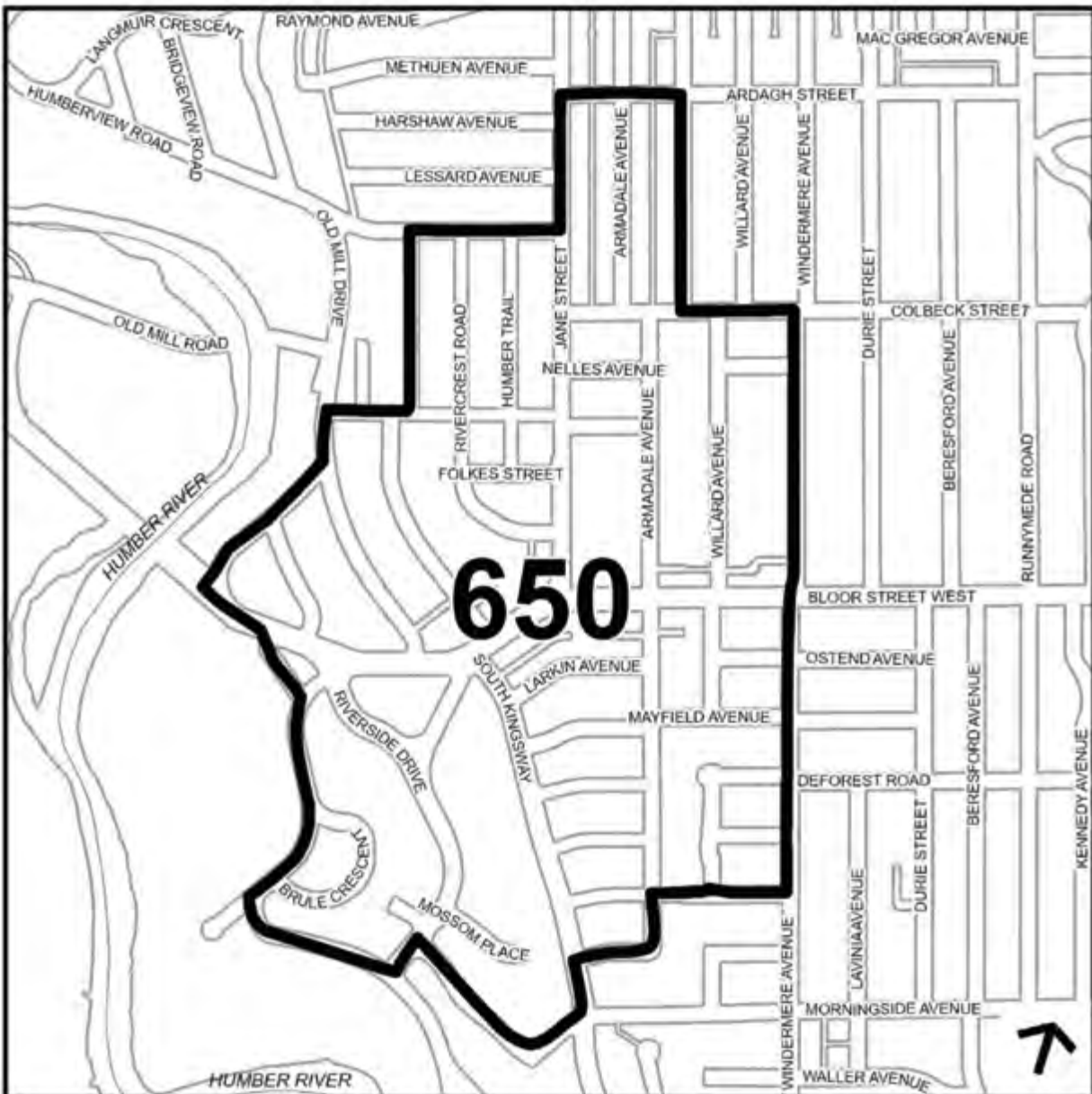
The authorized uses of land are as identified by the land use designations on Maps 14 and 15 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.







MAP 1 – JANE PROTECTED MAJOR TRANSIT STATION AREA



## MAP 2 - MINIMUM DENSITIES, JANE PROTECTED MAJOR TRANSIT STATION AREA



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 651. Protected Major Transit Station Area – Runnymede Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Runnymede Subway Station is a Protected Major Transit Station Area shown as the Runnymede Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Runnymede Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

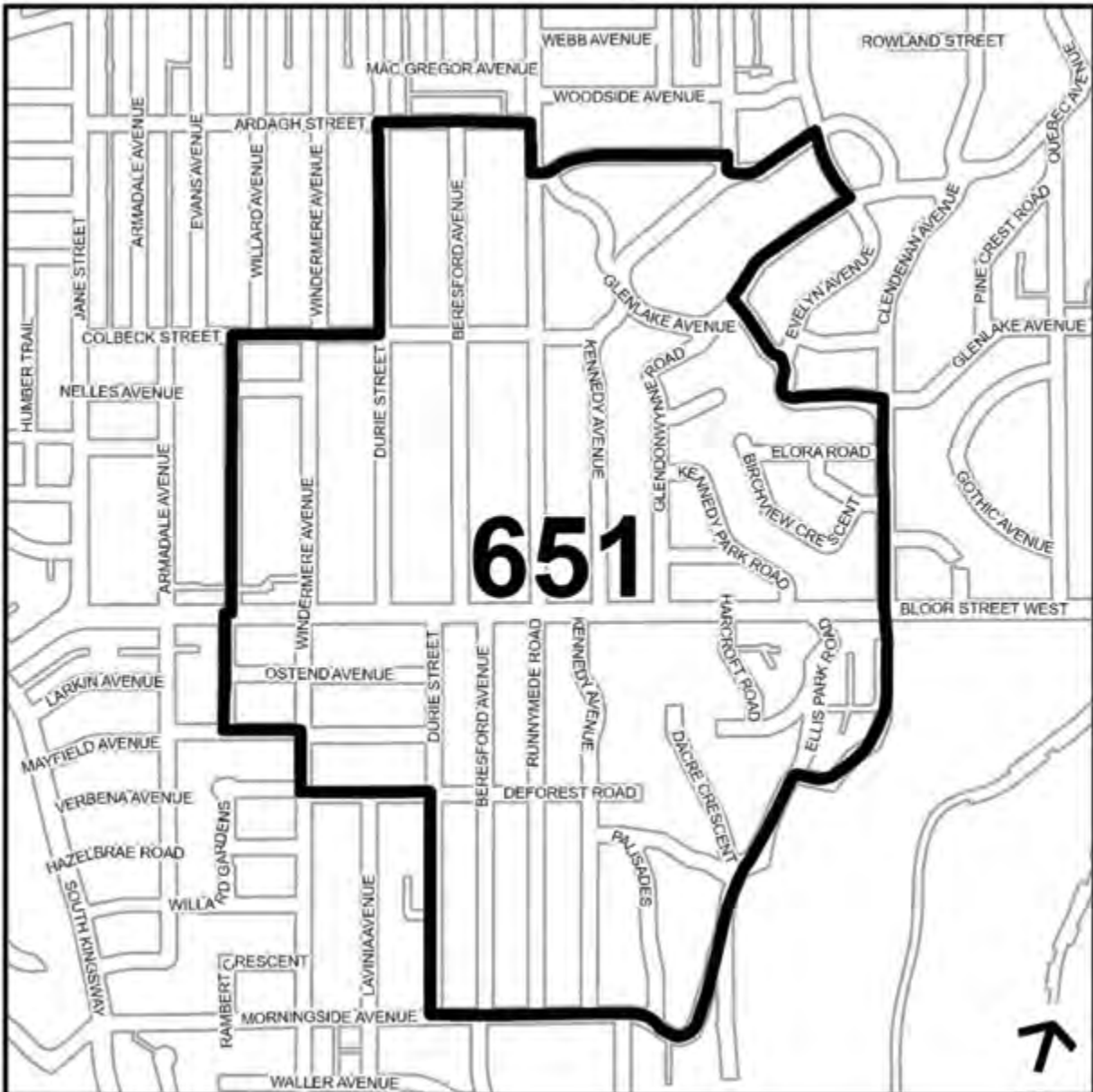
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 14, 15, 17, and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

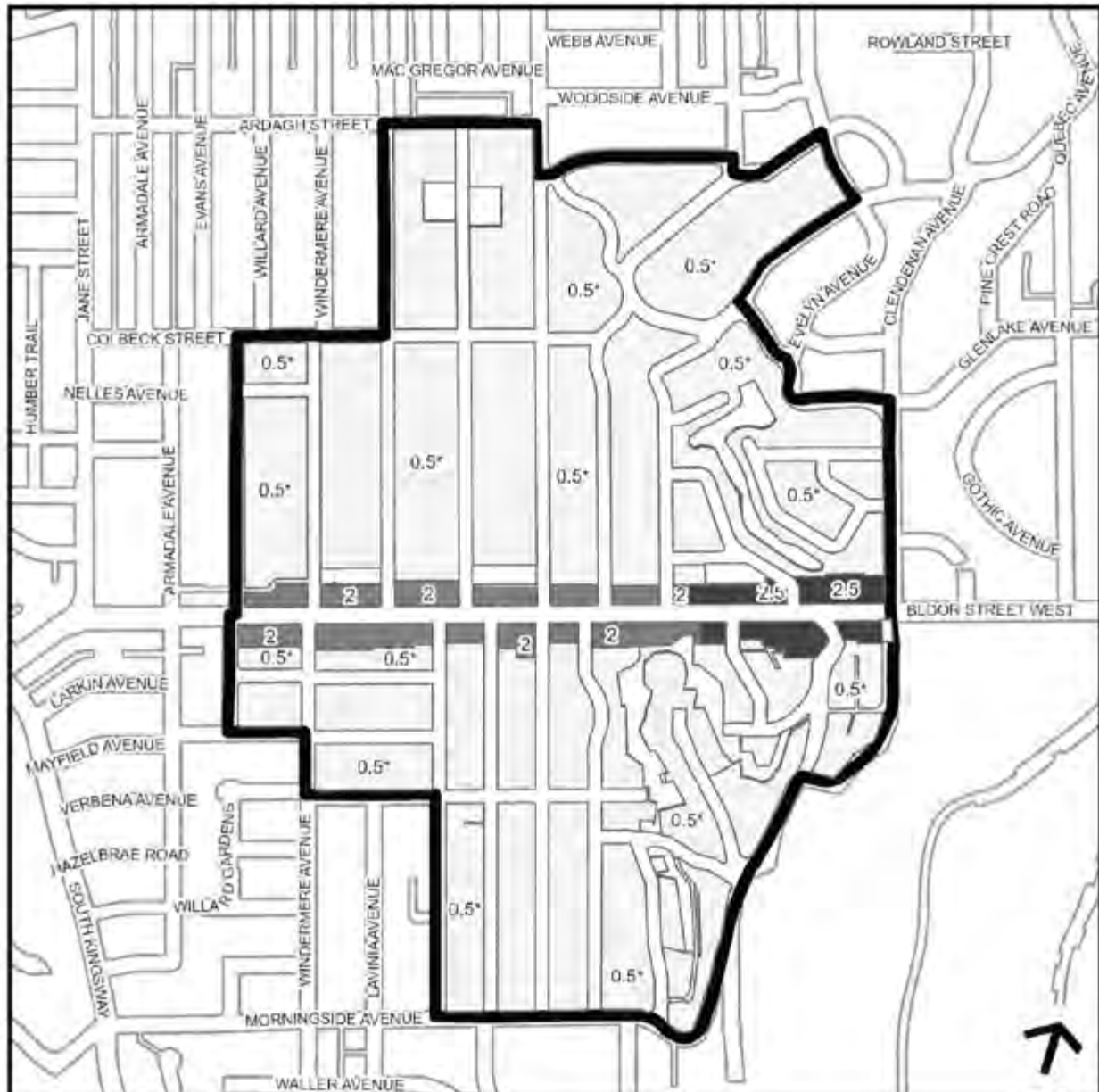
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – RUNNYMEDE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, RUNNYMEDE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 652. Protected Major Transit Station Area – High Park Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing High Park Subway Station is a Protected Major Transit Station Area shown as the High Park Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – High Park Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

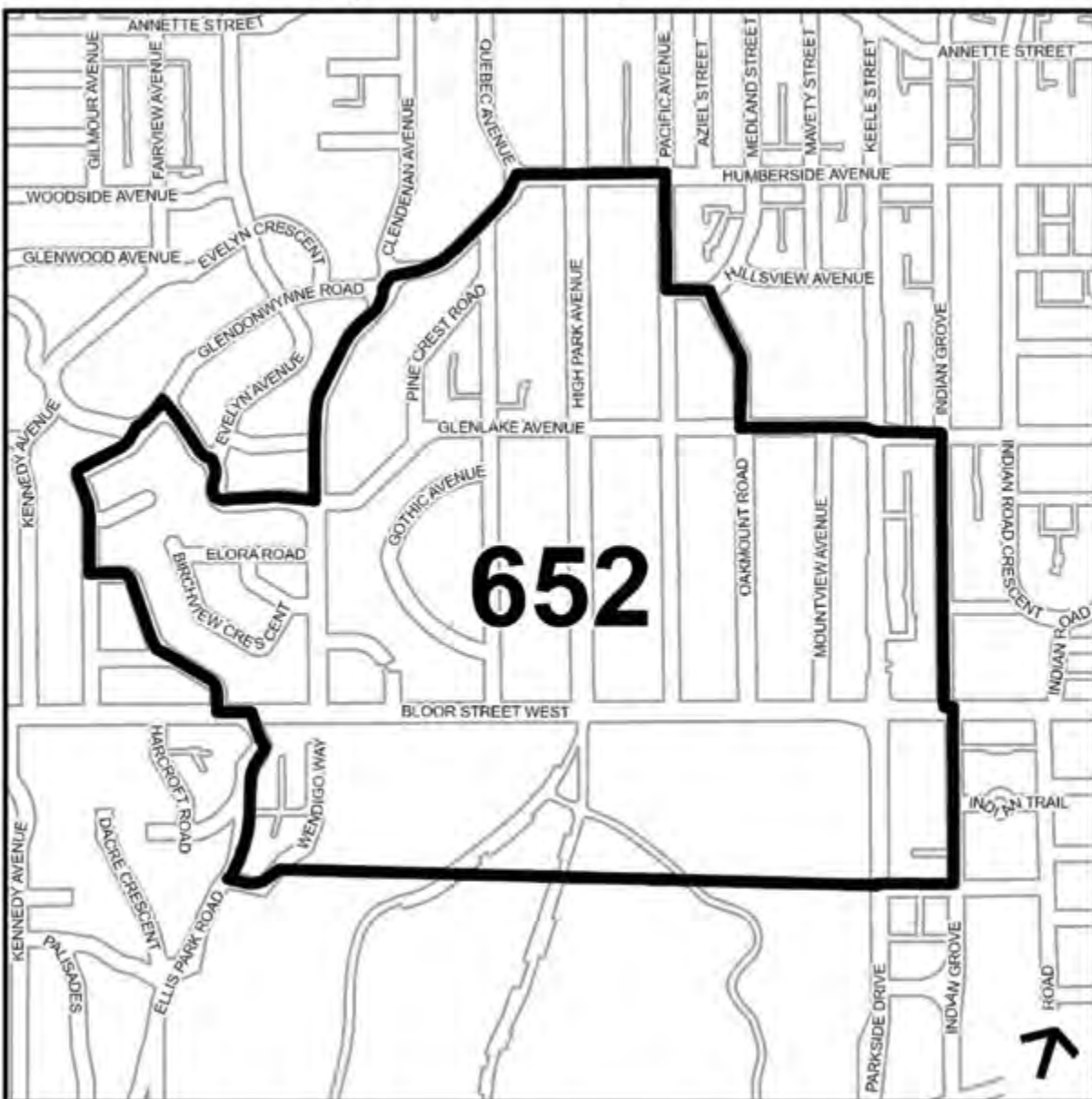
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 14, 17, and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

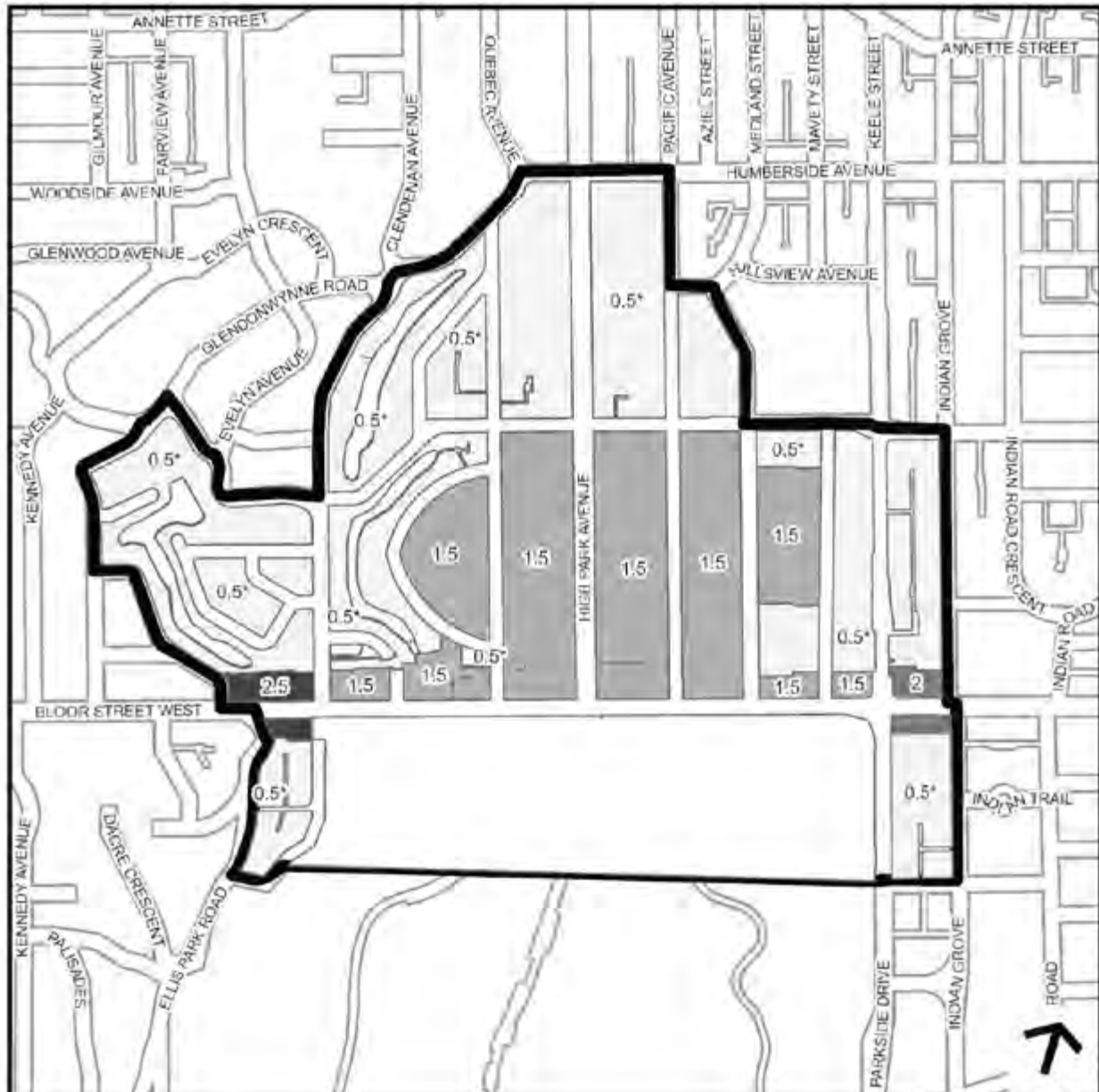
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – HIGH PARK PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, HIGH PARK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



### **SASP 653. Protected Major Transit Station Area – Keele Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing Keele Subway Station is a Protected Major Transit Station Area shown as the Keele Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Keele Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

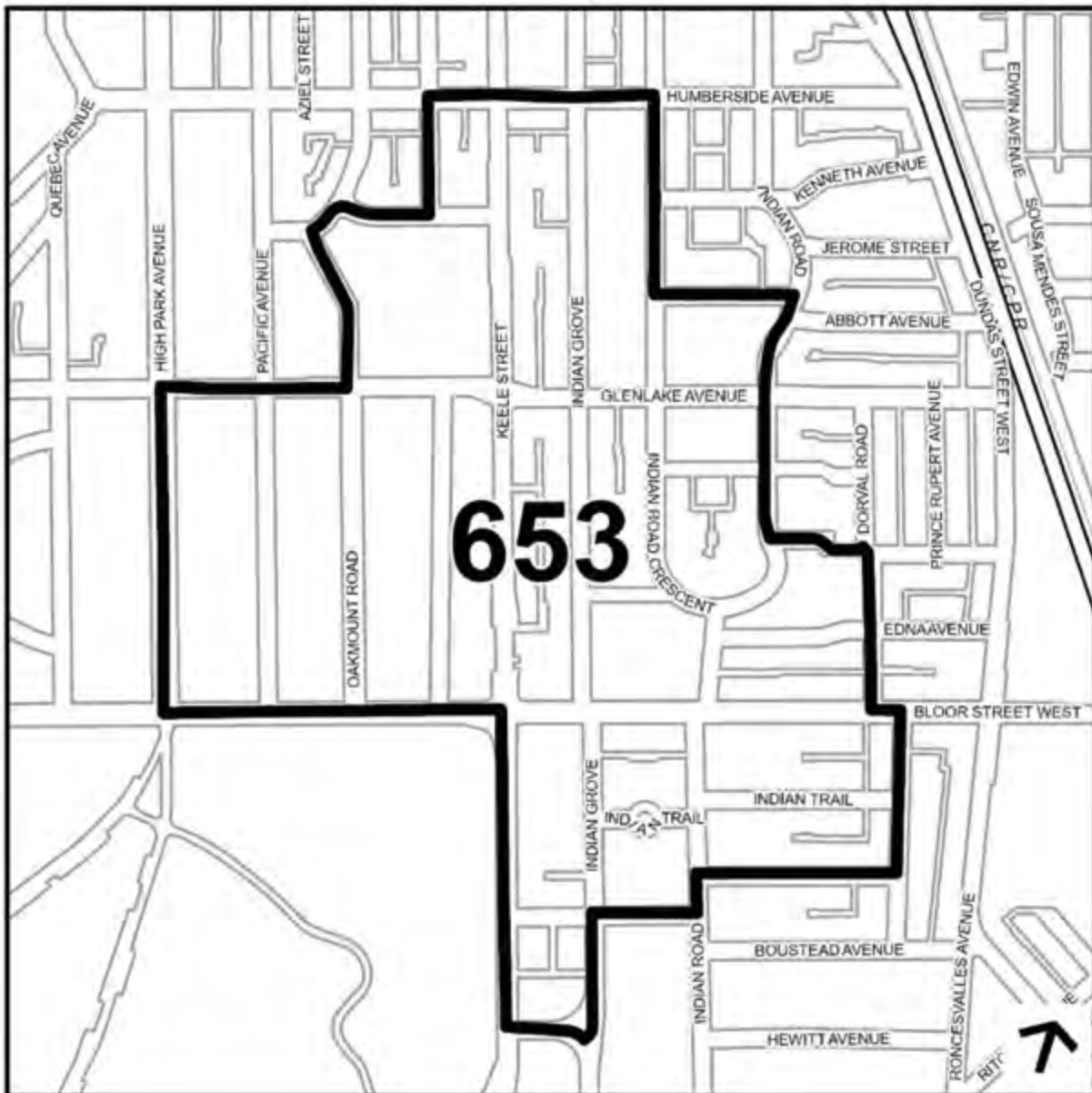
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

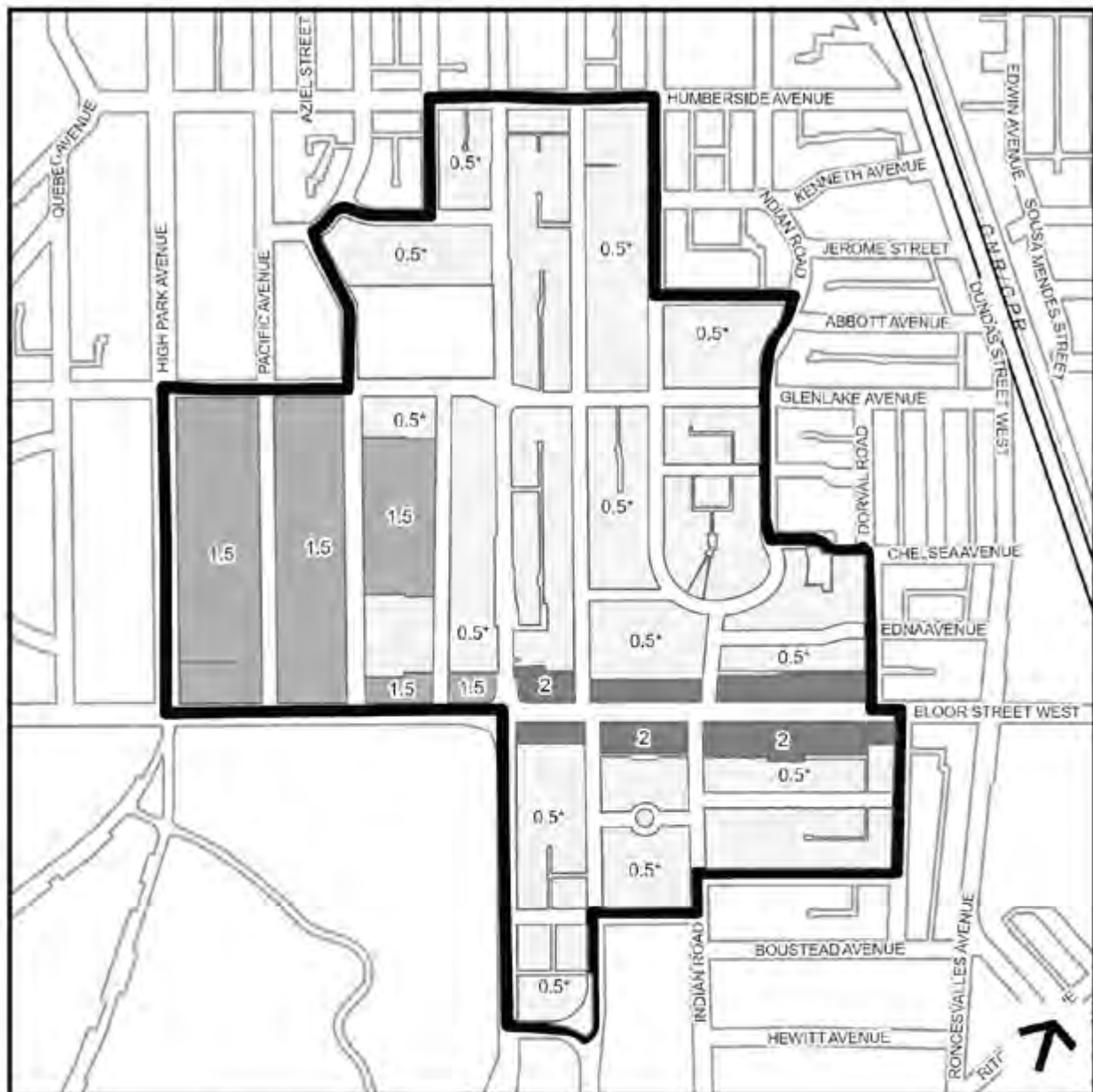
d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 - KEELE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, KEELE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 654. Protected Major Transit Station Area – Dundas West Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Dundas West Subway Station is a Protected Major Transit Station Area shown as the Dundas West Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Dundas West Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

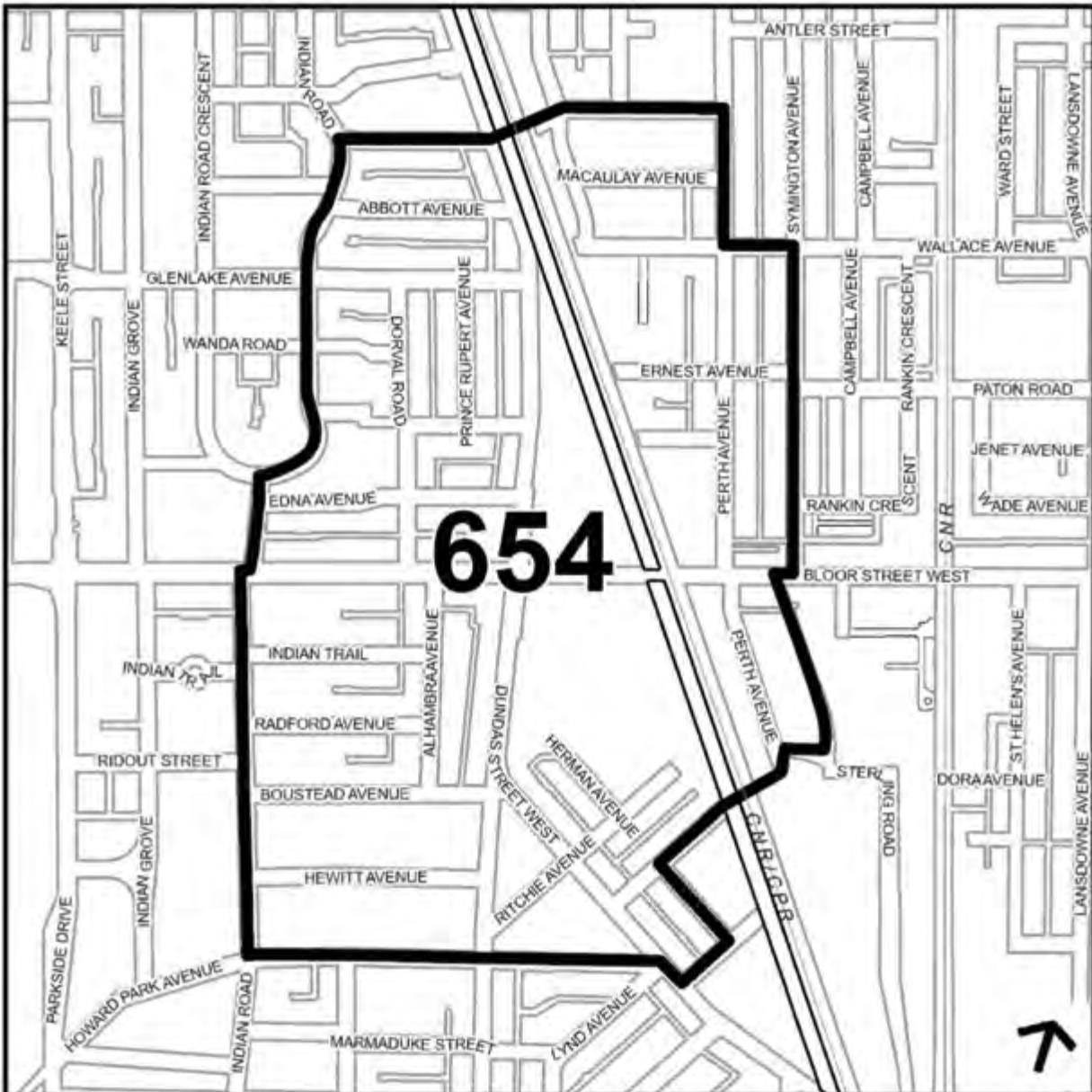
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

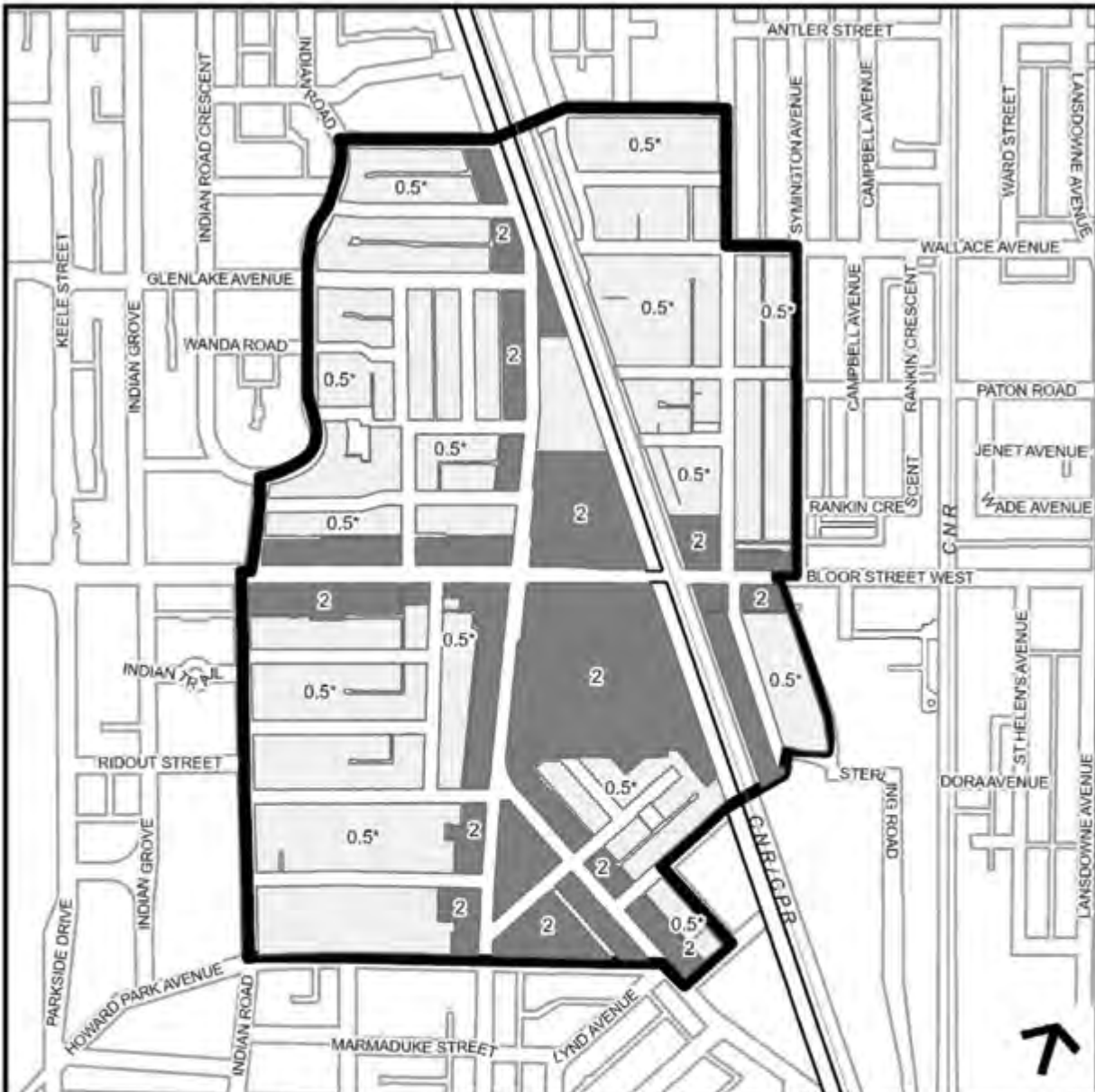
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









## MAP 1 – DUNDAS WEST PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DUNDAS WEST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 655. Protected Major Transit Station Area – Bloor GO Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Bloor GO Station is a Protected Major Transit Station Area shown as the Bloor GO Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Bloor GO Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

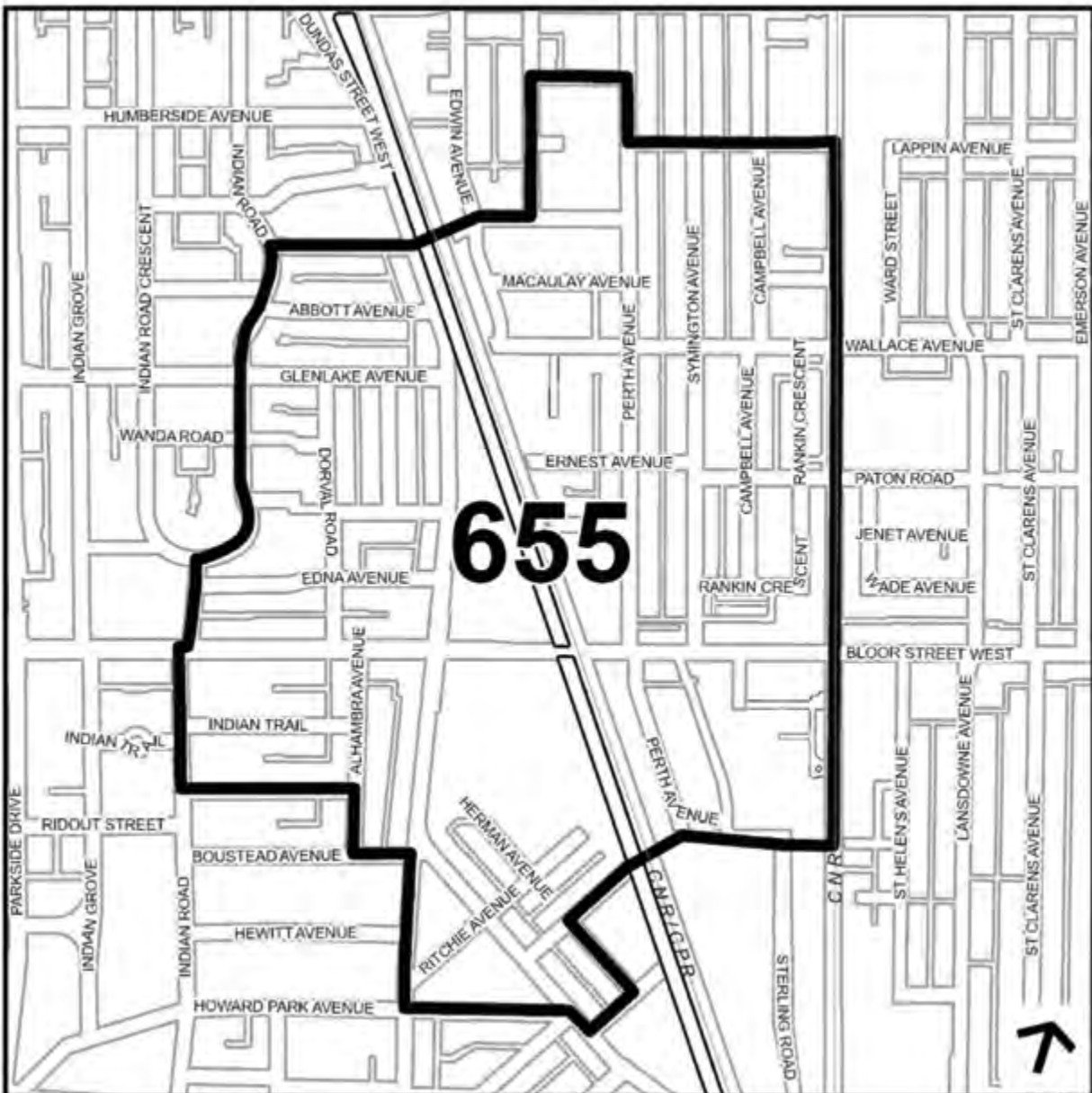
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

MAP 1 – BLOOR GO PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, BLOOR GO PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 656. Protected Major Transit Station Area – Bloor-Lansdowne GO Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Bloor-Lansdowne GO Station is a Protected Major Transit Station Area shown as the Bloor-Lansdowne GO Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Bloor-Lansdowne GO Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

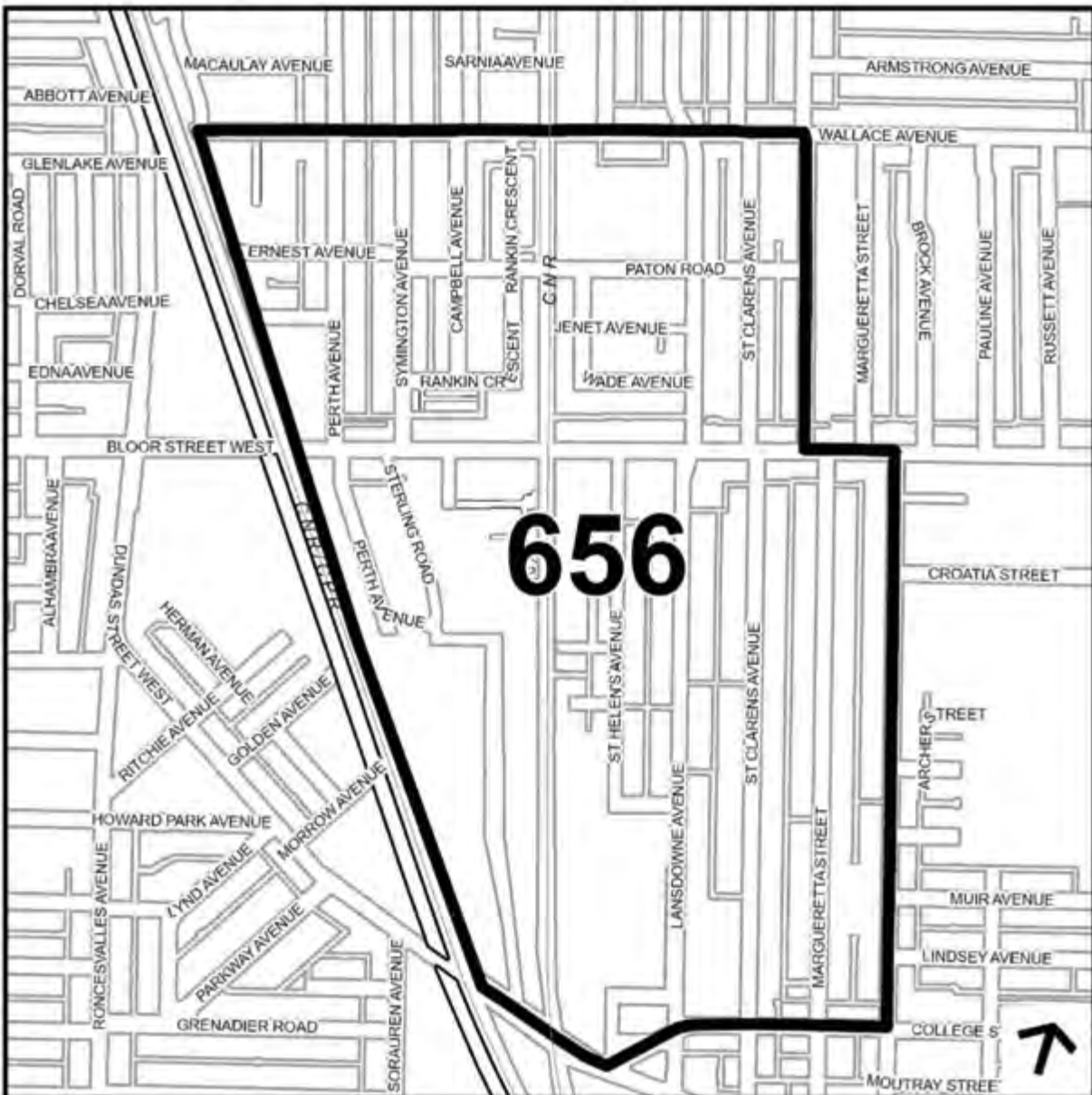
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

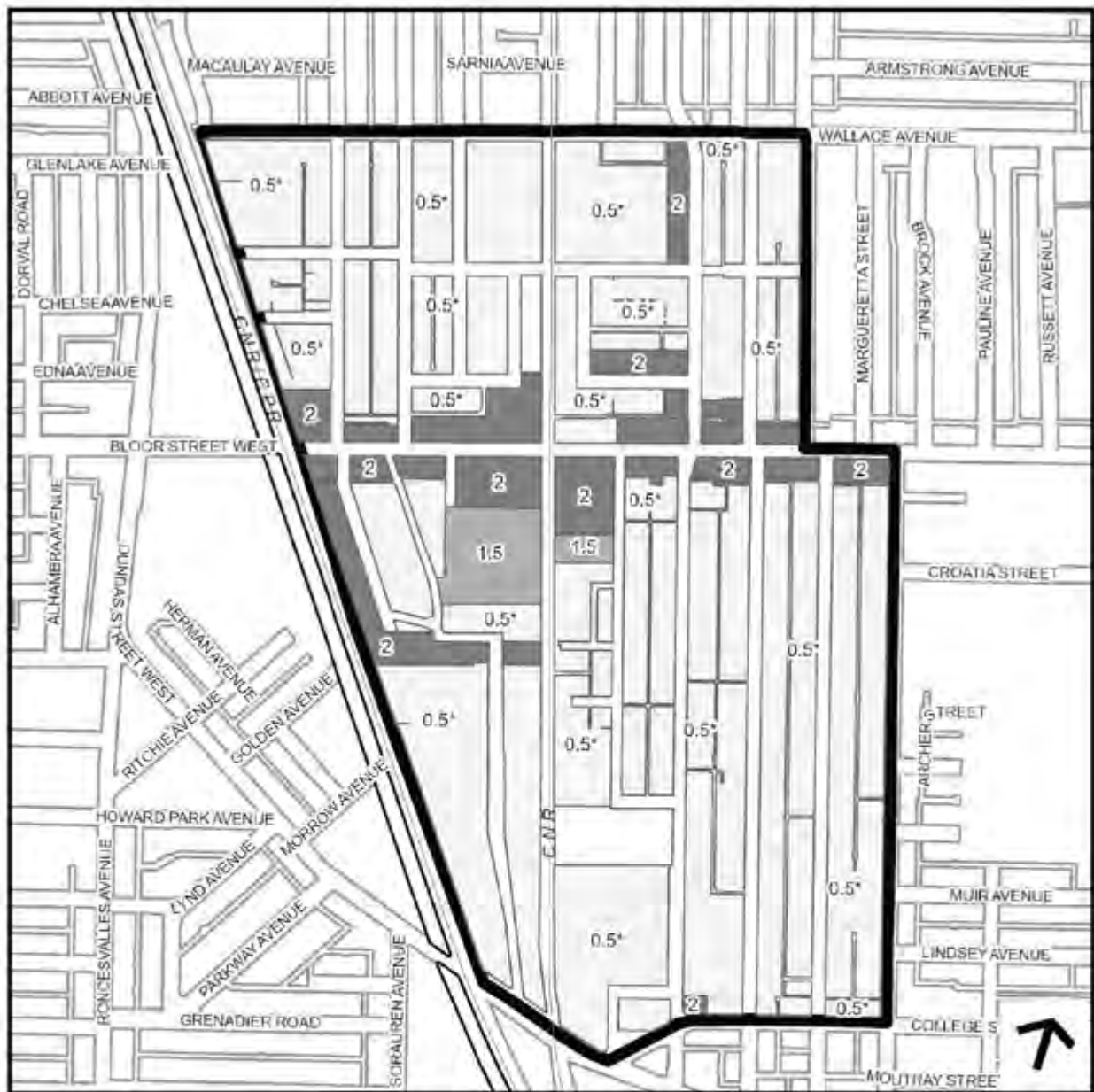
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

**MAP 1 – BLOOR-LANSDOWNE GO MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, BLOOR-LANSDOWNE GO PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 657. Protected Major Transit Station Area – Lansdowne Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Lansdowne Subway Station is a Protected Major Transit Station Area shown as the Lansdowne Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Lansdowne Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

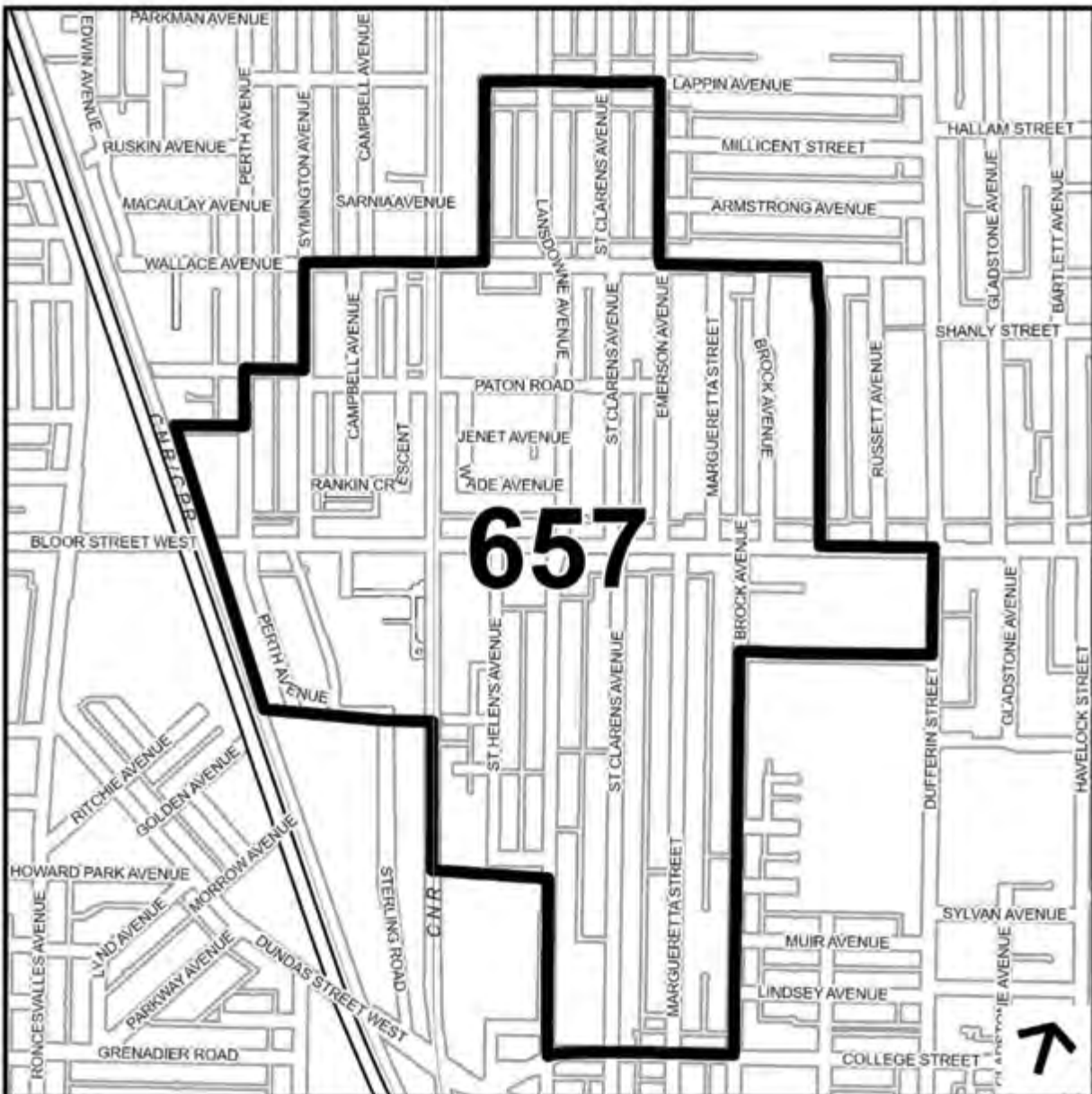
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

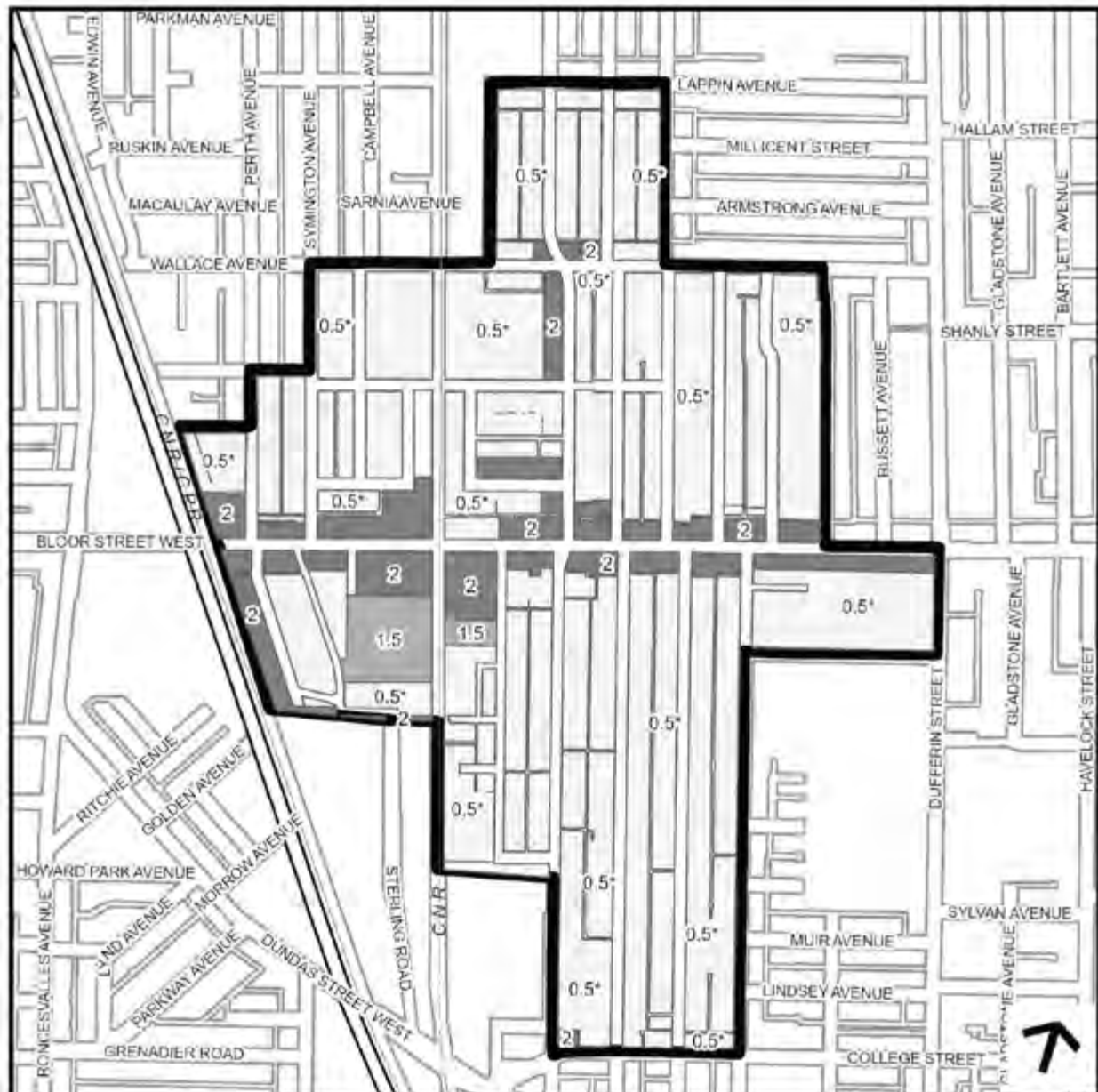
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.


## MAP 1 – LANSDOWNE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, LANSDOWNE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 658. Protected Major Transit Station Area – Dufferin Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Dufferin Subway Station is a Protected Major Transit Station Area shown as the Dufferin Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Dufferin Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

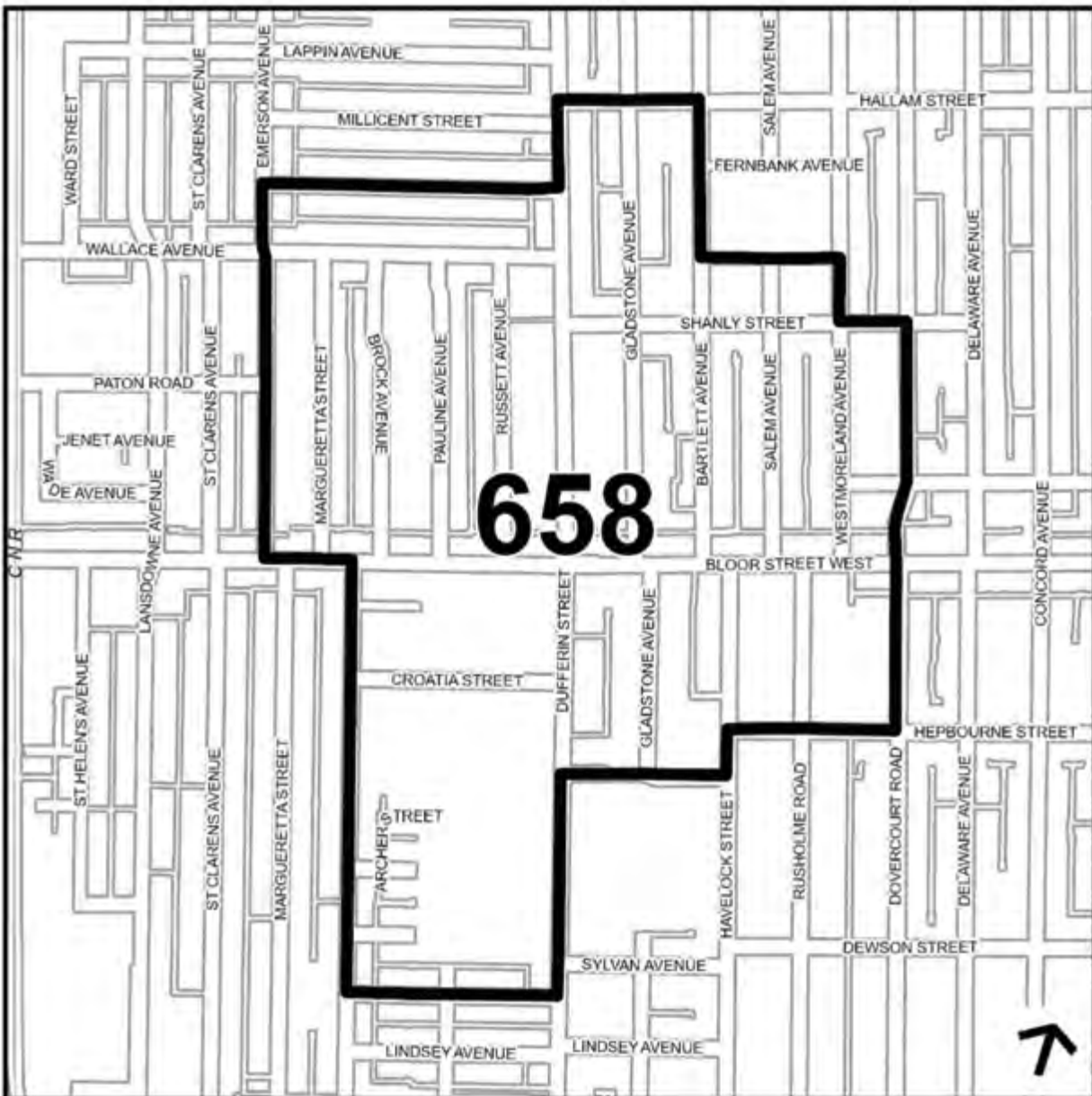
The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

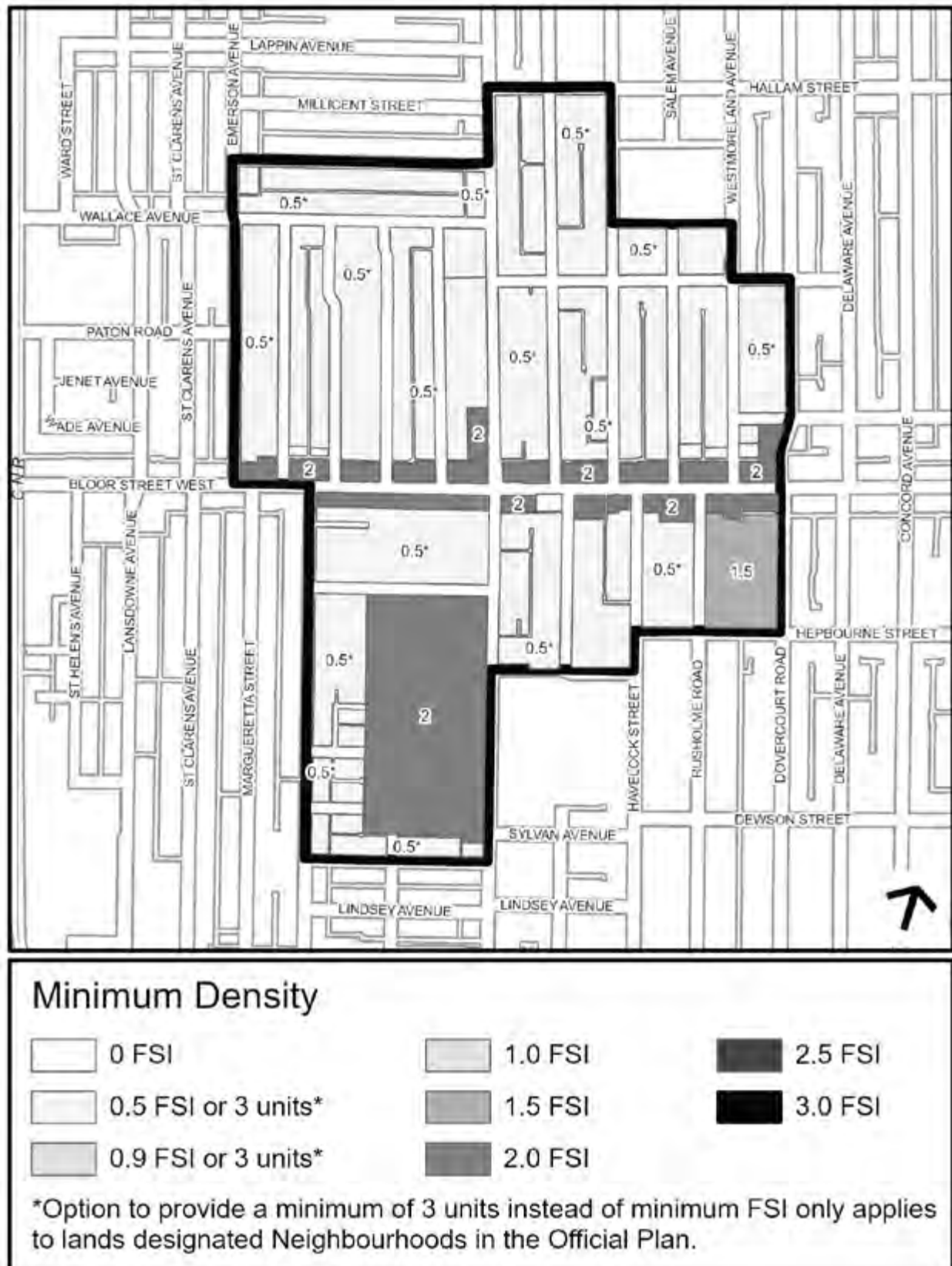
Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.



MAP 1 - DUFFERIN PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DUFFERIN PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 659. Protected Major Transit Station Area – Ossington Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Ossington Subway Station is a Protected Major Transit Station Area shown as the Ossington Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Ossington Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

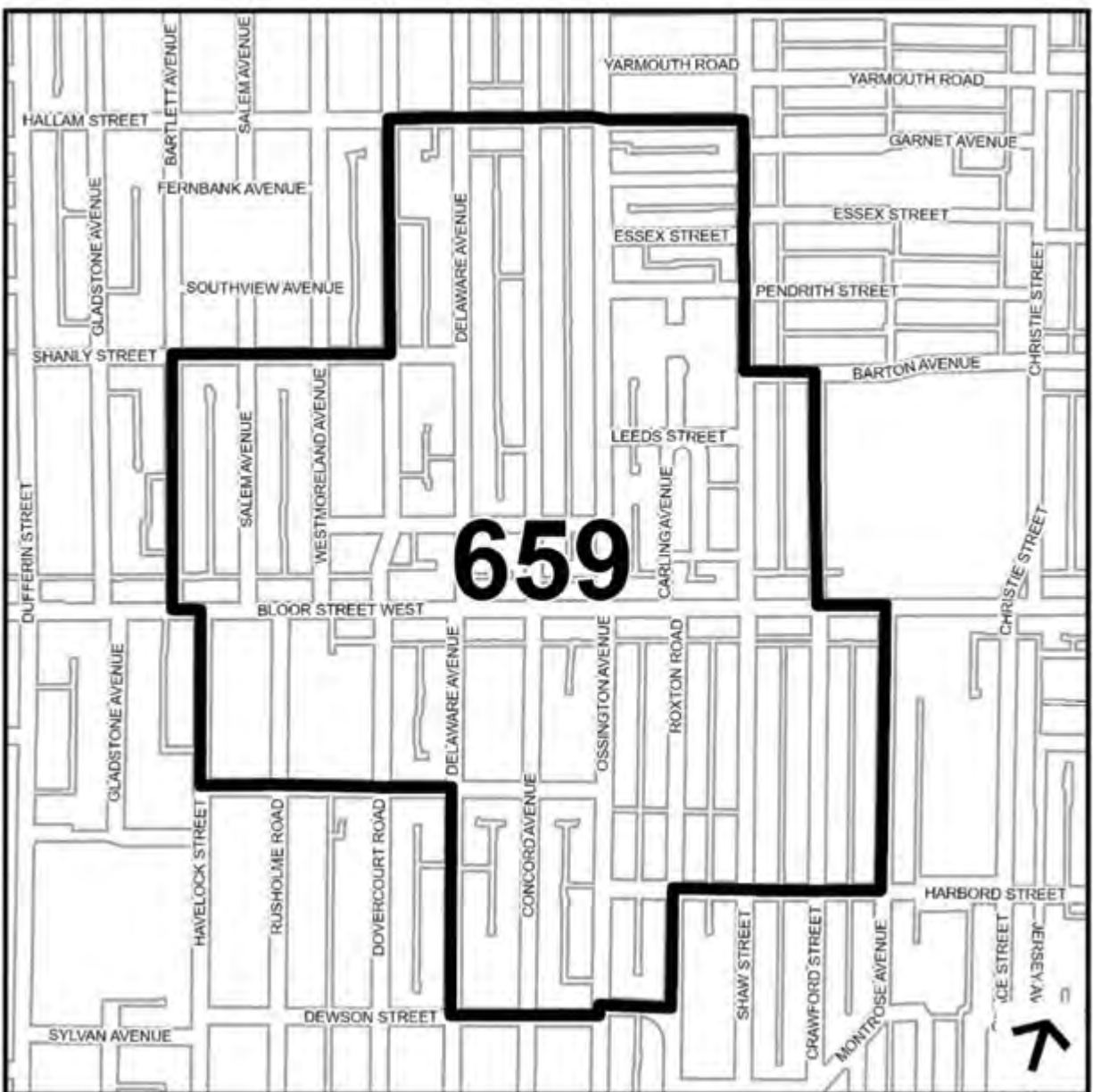
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

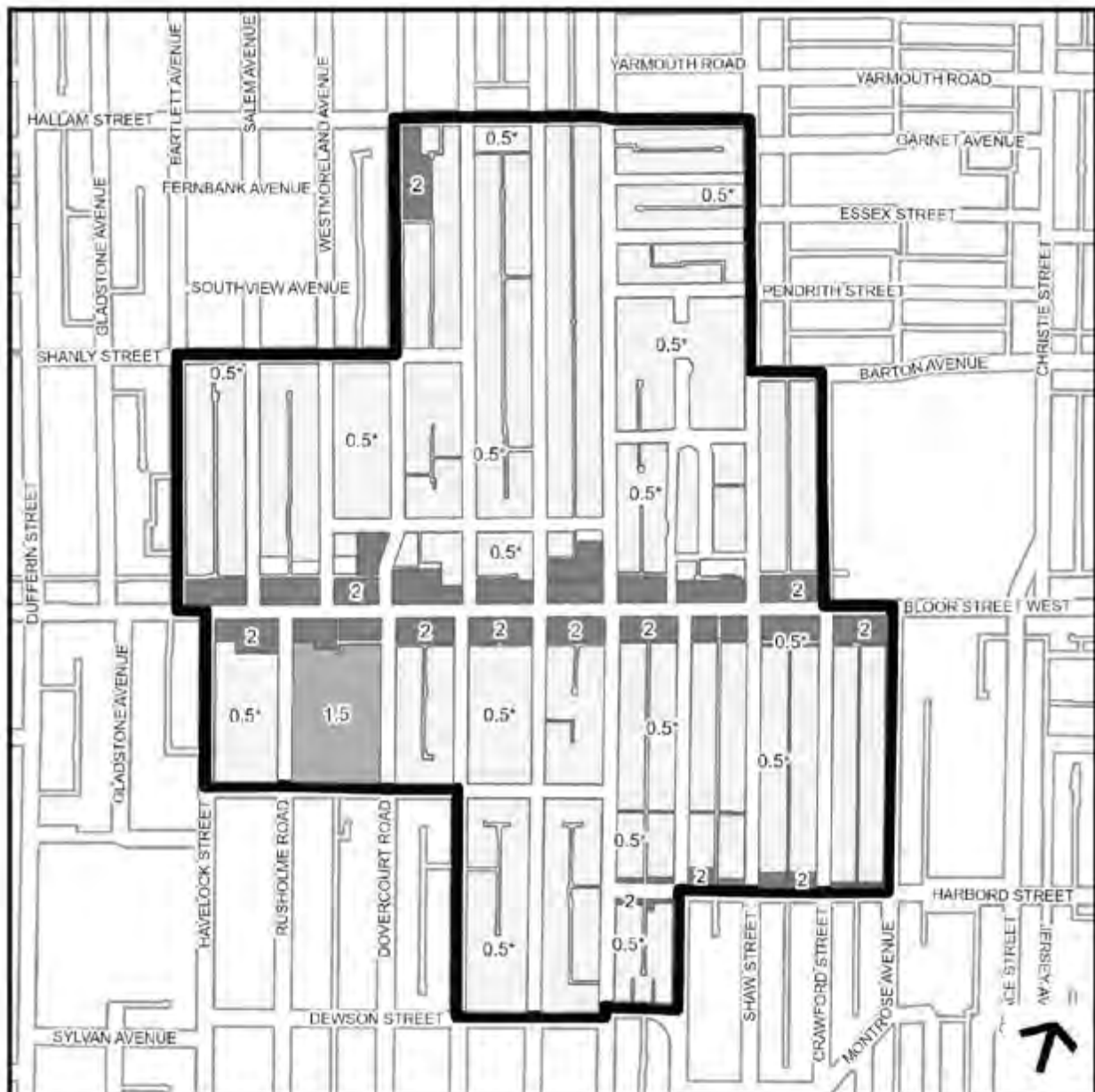
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.

## MAP 1 – OSSINGTON PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, OSSINGTON PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 660. Protected Major Transit Station Area – Christie Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Christie Subway Station is a Protected Major Transit Station Area shown as the Christie Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Christie Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

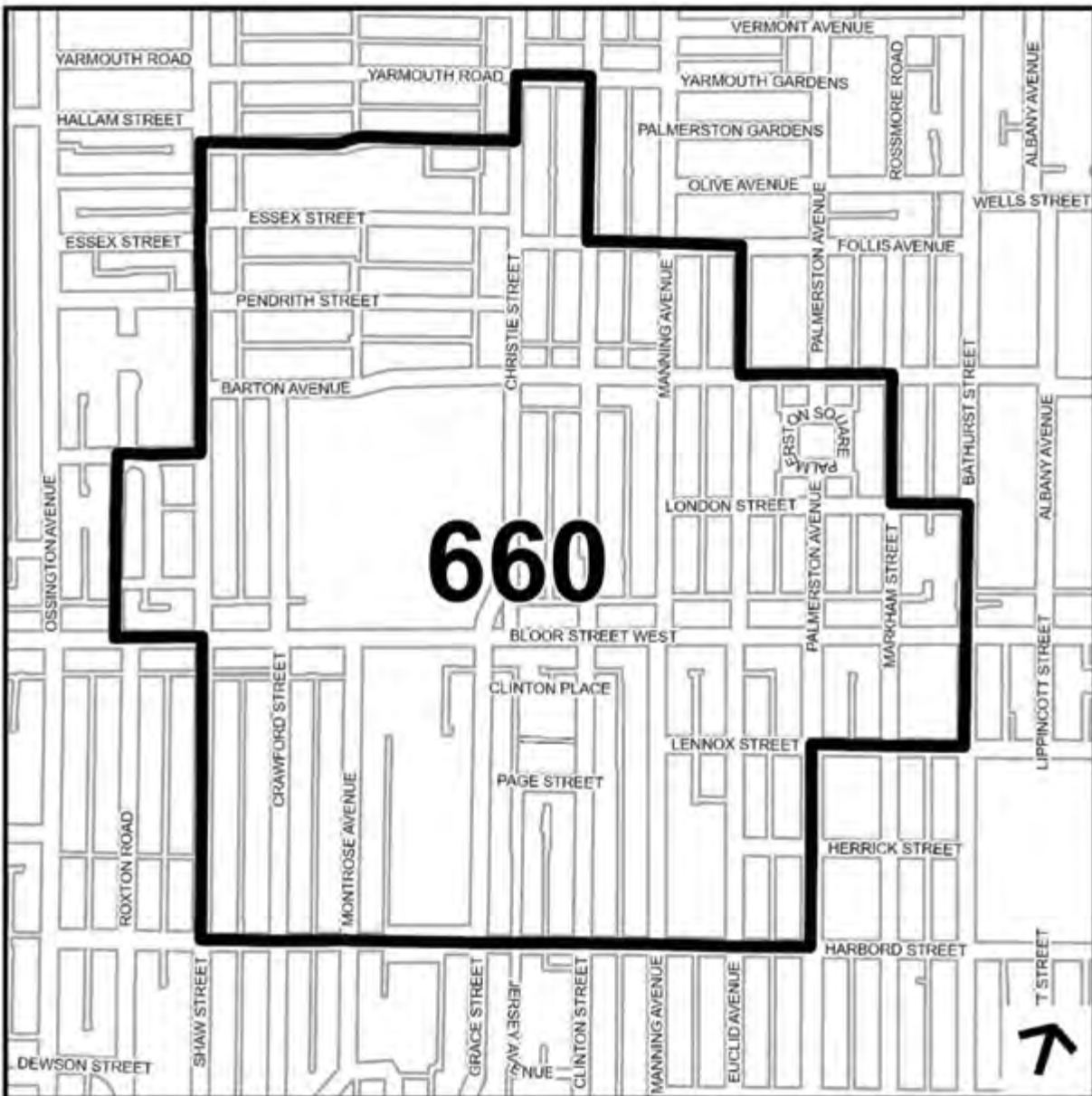
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

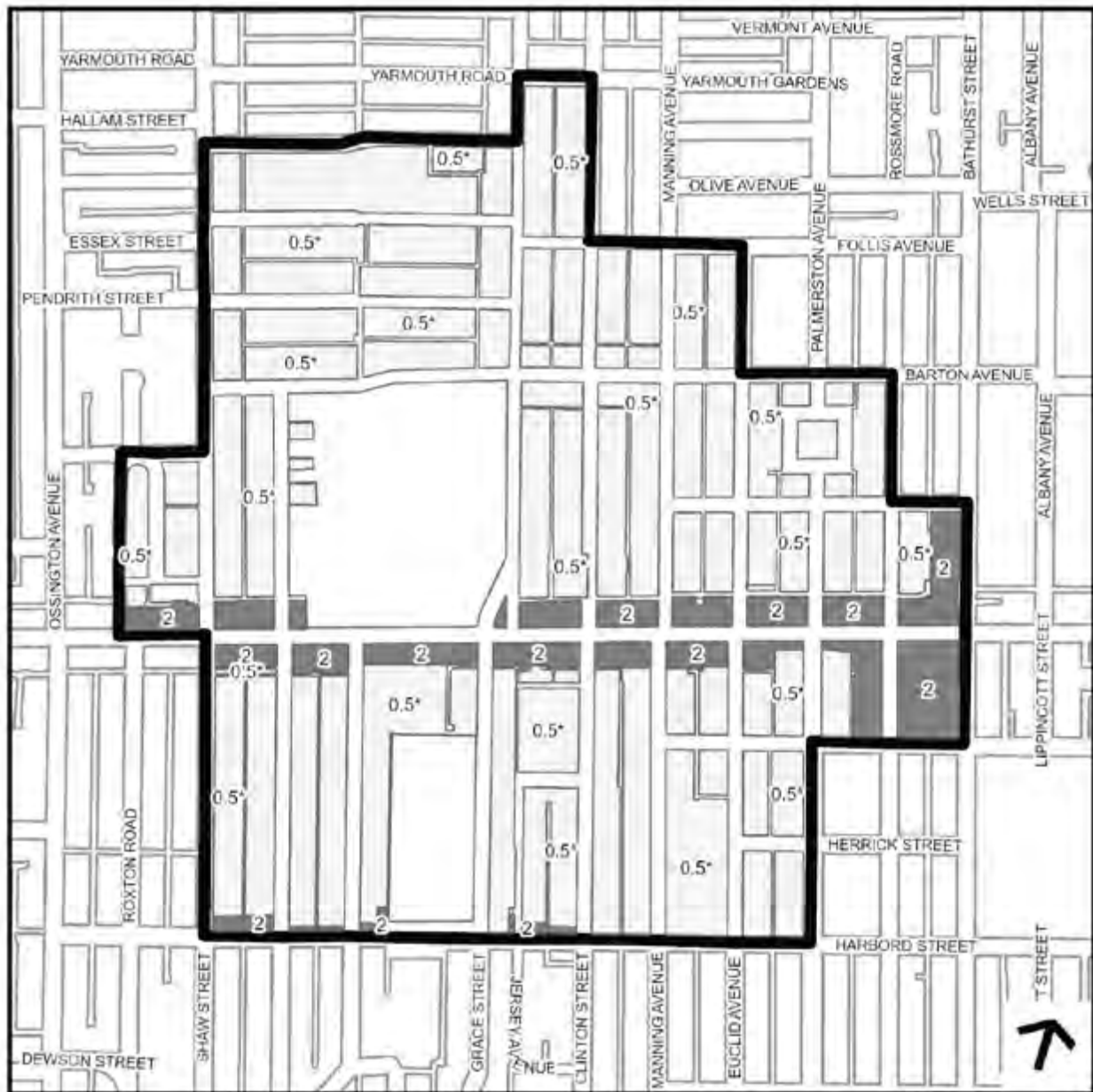
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – CHRISTIE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, CHRISTIE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 661. Protected Major Transit Station Area – Bathurst Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Bathurst Subway Station is a Protected Major Transit Station Area shown as the Bathurst Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Bathurst Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

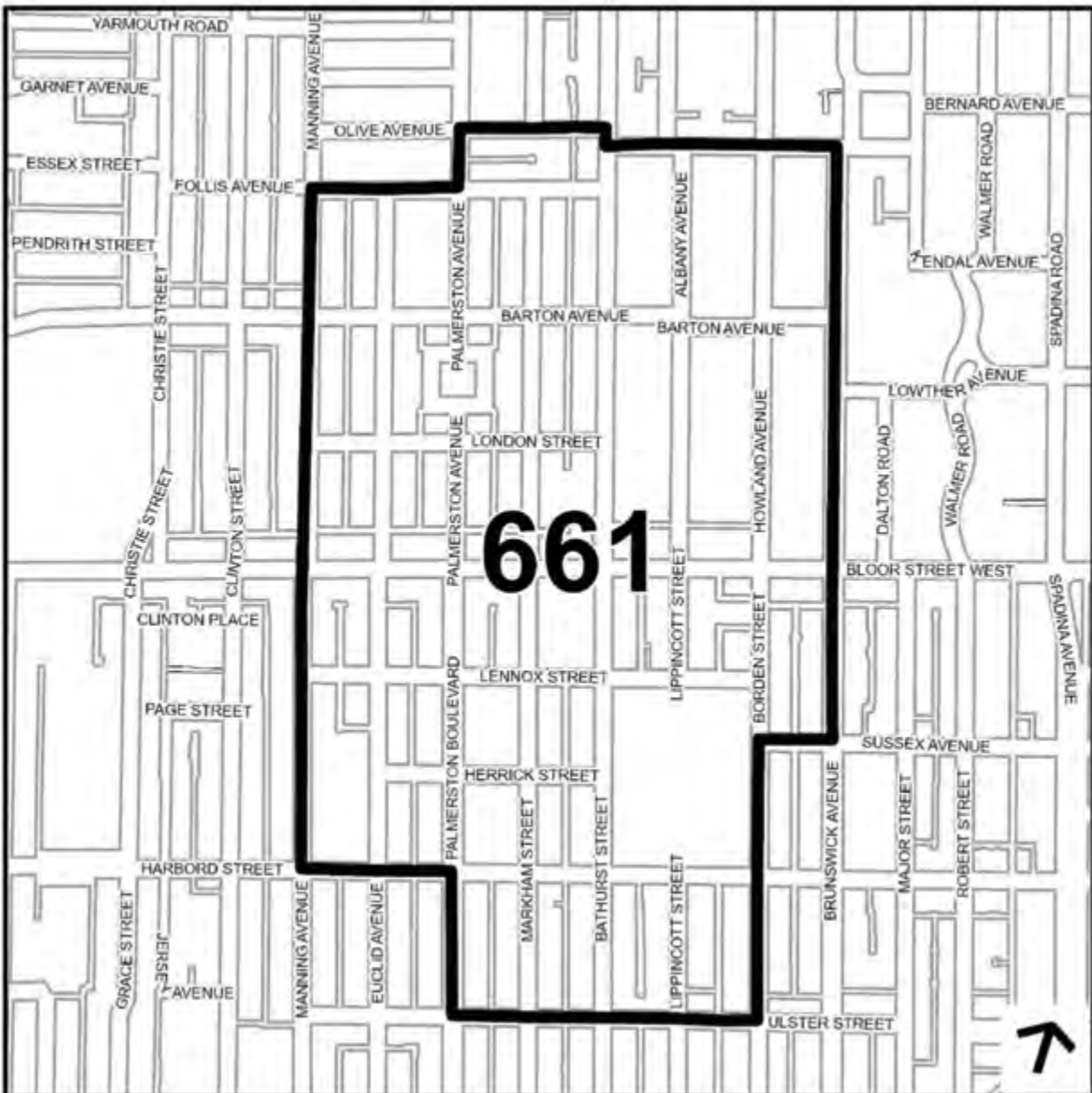
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index and/or minimum units per site.









MAP 1 – BATHURST PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, BATHURST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 635. Protected Major Transit Station Area – Old Mill Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing Old Mill Subway Station is a protected major transit station area shown as the Old Mill Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Old Mill Station is planned for a minimum population and employment target of 50 residents and jobs combined per hectare.

c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 14 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

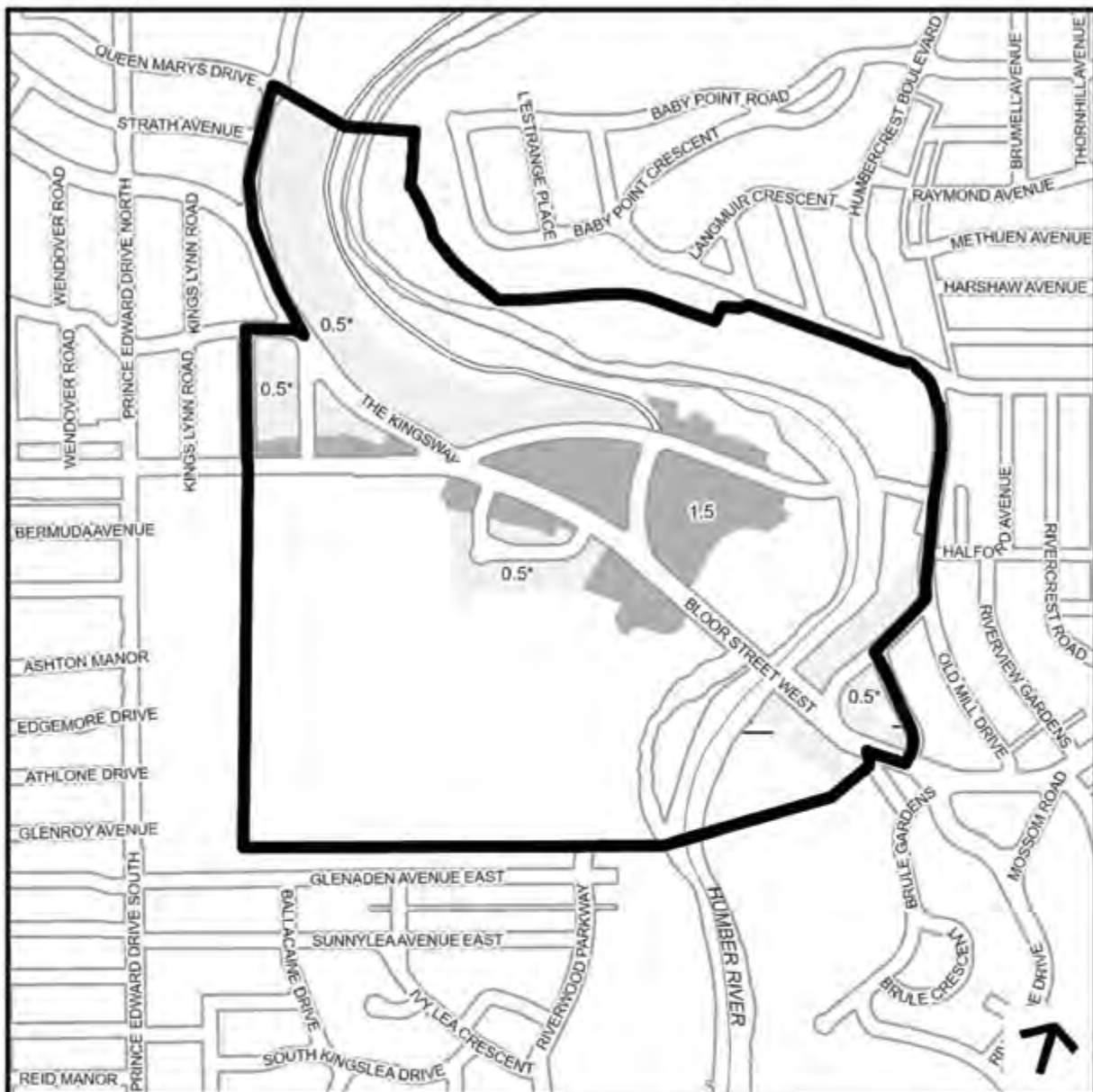
d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – OLD MILL PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, OLD MILL PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 636. Major Transit Station Area – Humber College Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the Humber College LRT Station is a major transit station area shown as the Humber College Major Transit Station Area on Map 1.

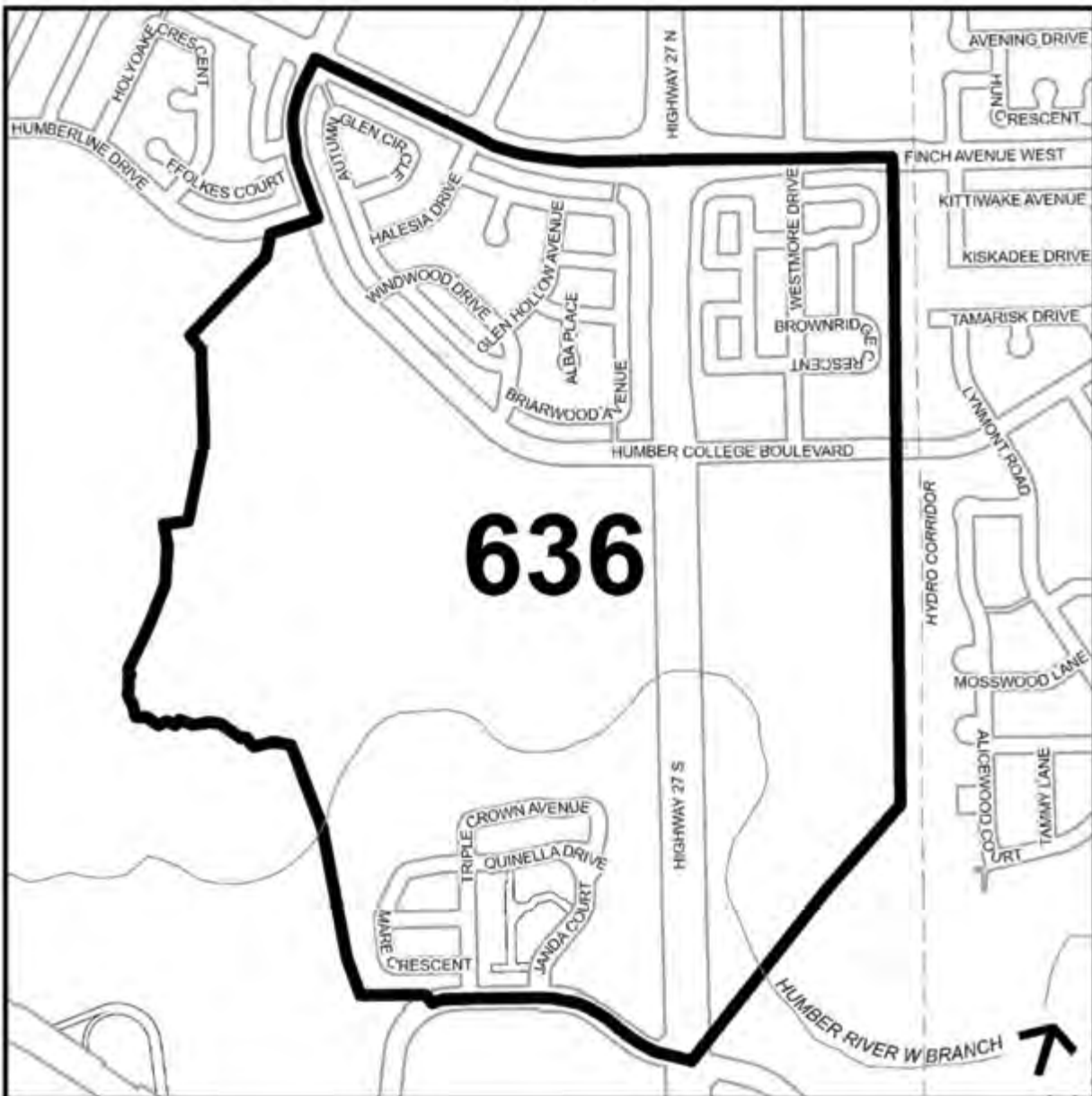
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Humber College Station is planned for a minimum population and employment target of 115 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – HUMBER COLLEGE MAJOR TRANSIT STATION AREA





### **SASP 637. Protected Major Transit Station Area – Rowntree Mills Stop**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the Rowntree Mills LRT Stop is a protected major transit station area shown as the Rowntree Mills Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Rowntree Mills Stop is planned for a minimum population and employment target of 80 residents and jobs combined per hectare.

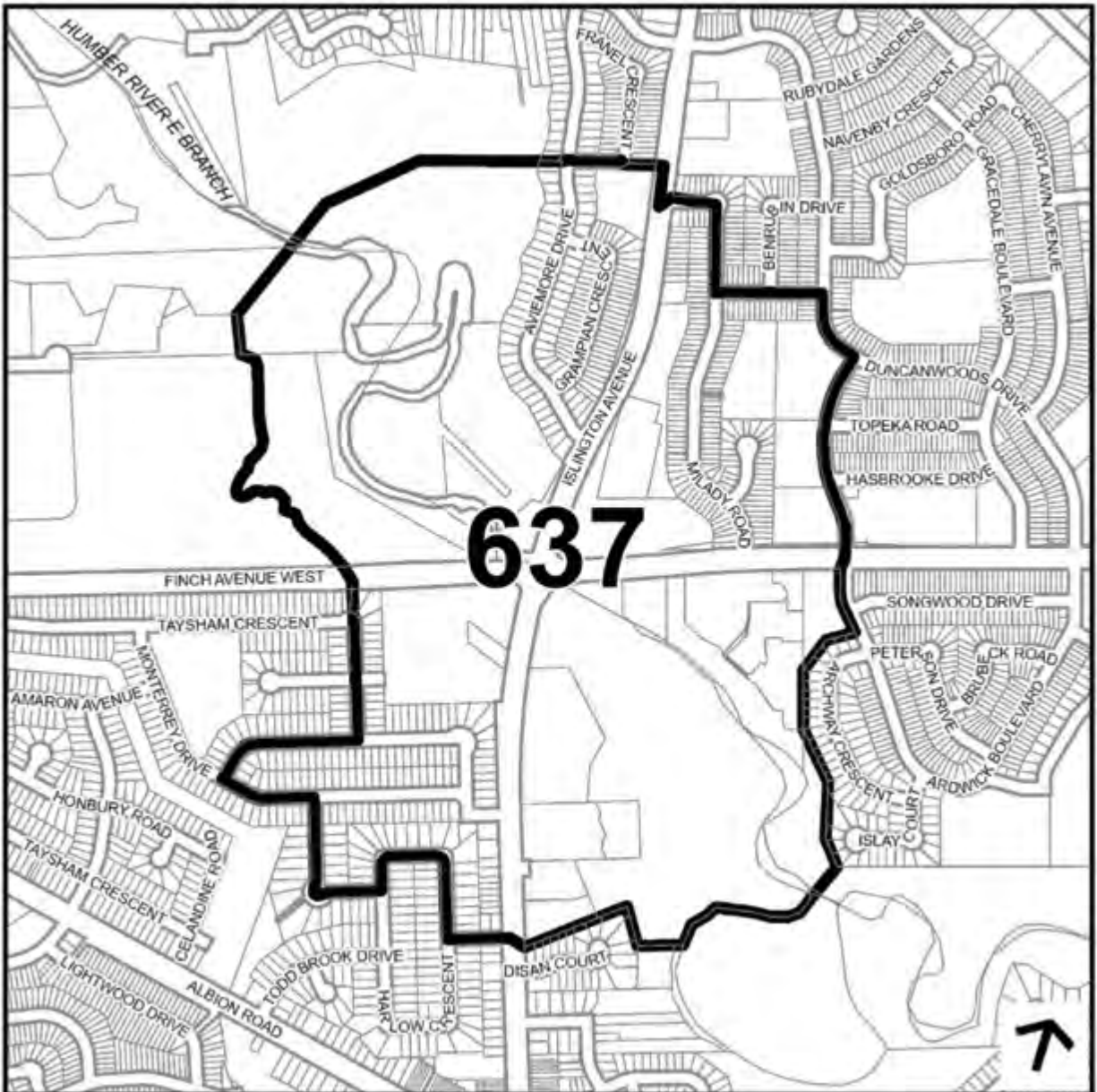
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

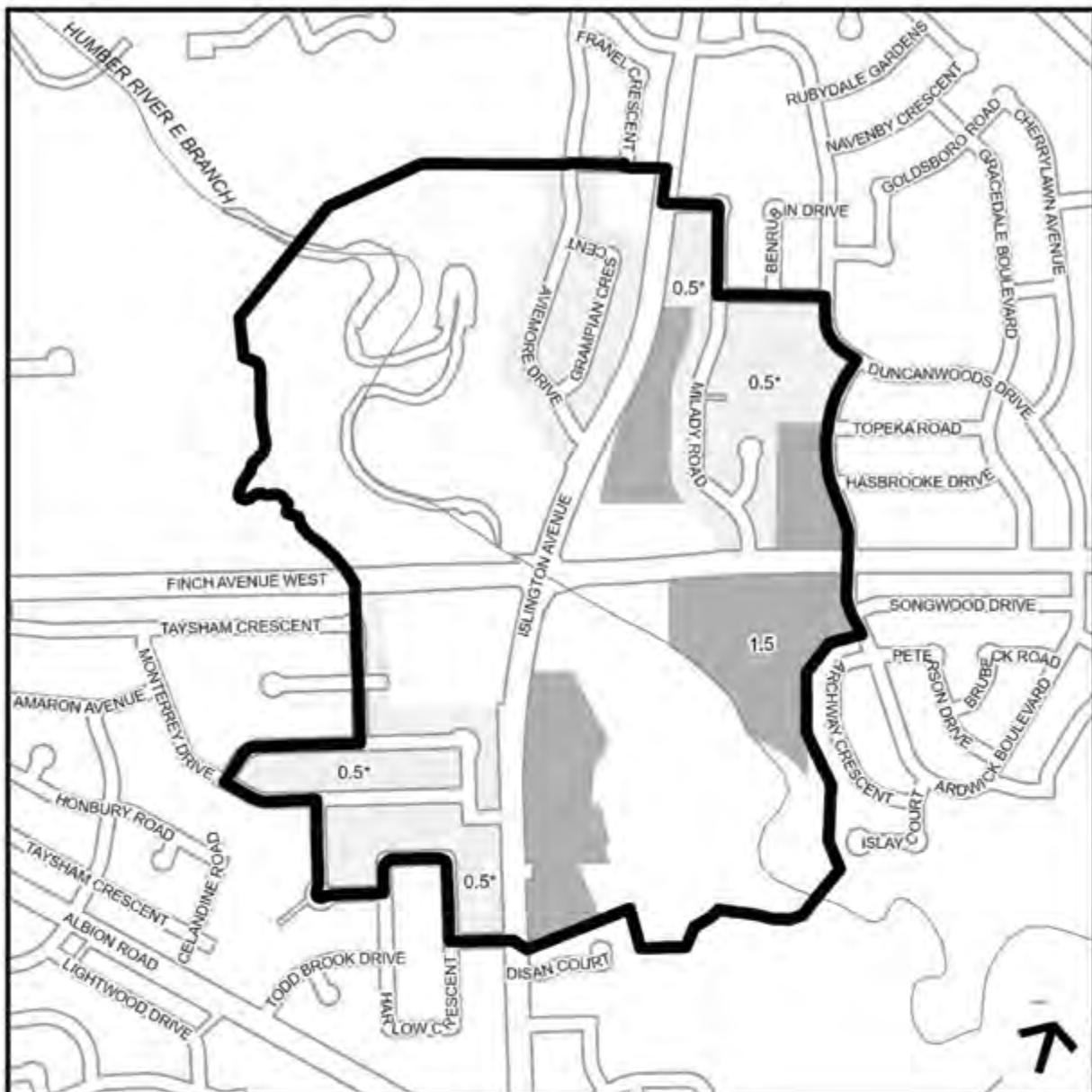
d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 - ROWNTREE MILLS PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, ROWNTREE MILLS PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
0.9 FSI or 3 units*	2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 638. Protected Major Transit Station Area – Tobermory Stop**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the Tobermory LRT Stop is a protected major transit station area shown as the Tobermory Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Tobermory Stop is planned for a minimum population and employment target of 85 residents and jobs combined per hectare.

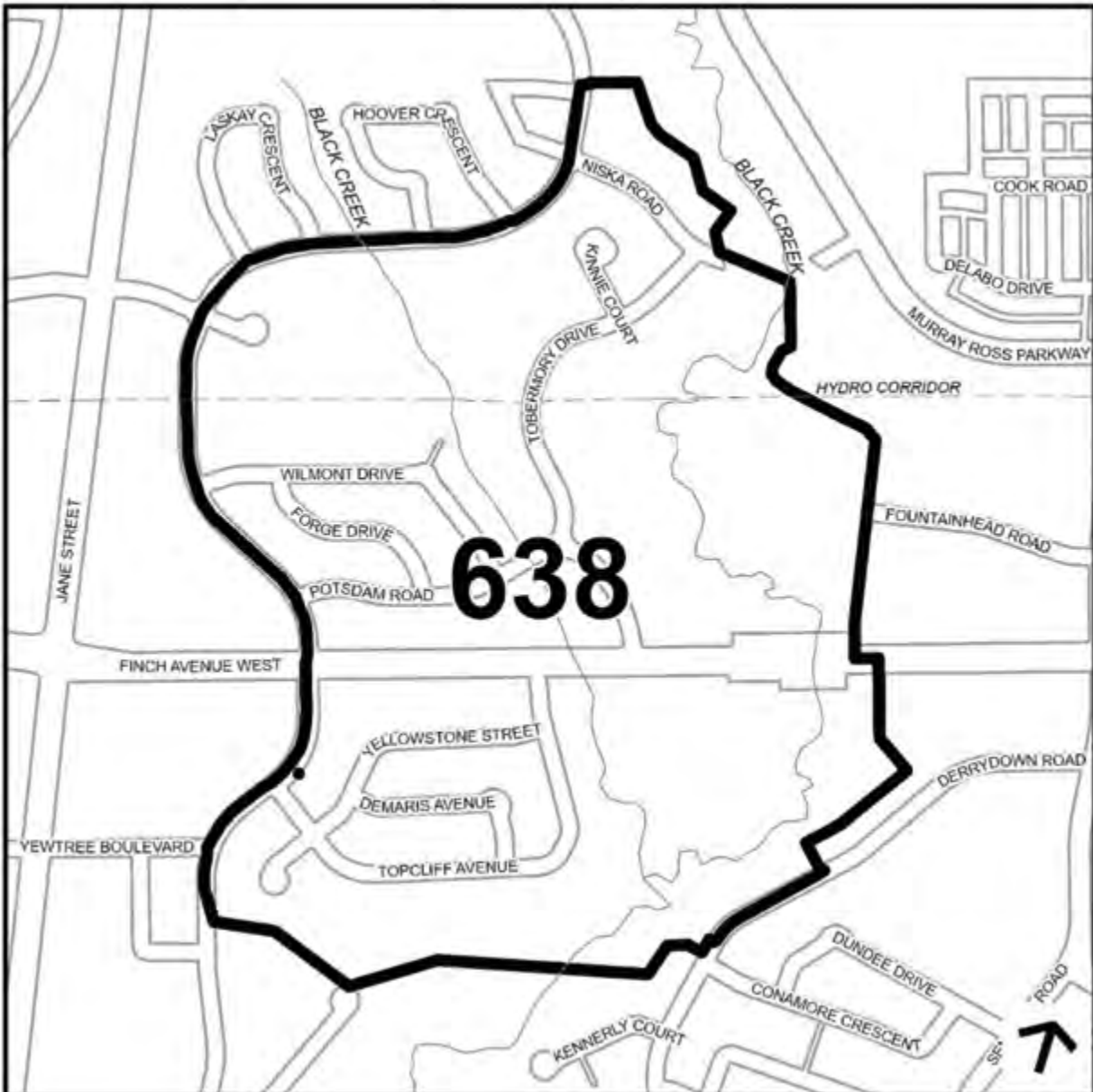
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

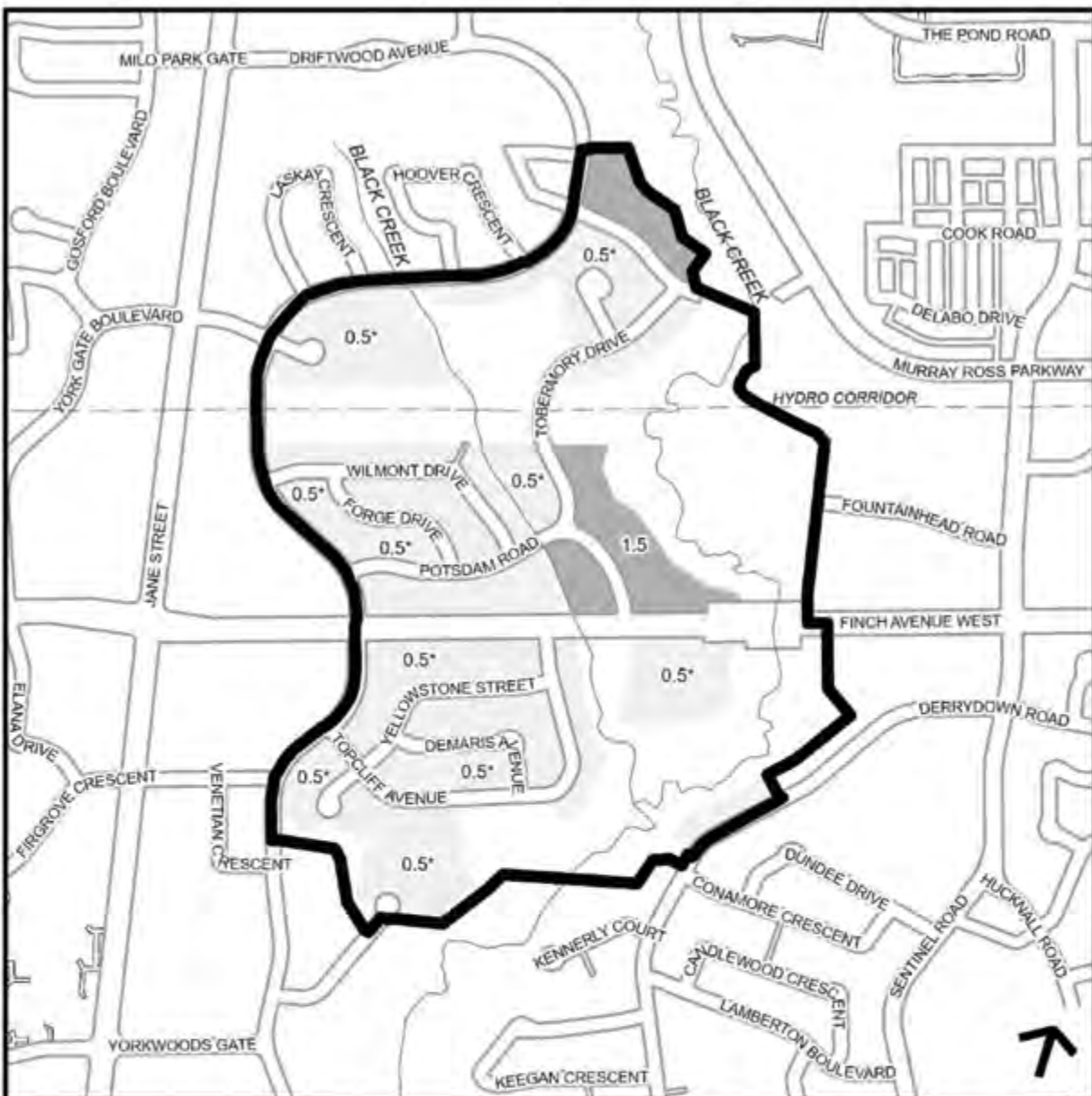
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

## MAP 1 – TOBERMORY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, TOBERMORY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 639. Protected Major Transit Station Area – York Mills Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing York Mills Subway Station is a protected major transit station area shown as the York Mills Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – York Mills Station is planned for a minimum population and employment target of 85 residents and jobs combined per hectare.

c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

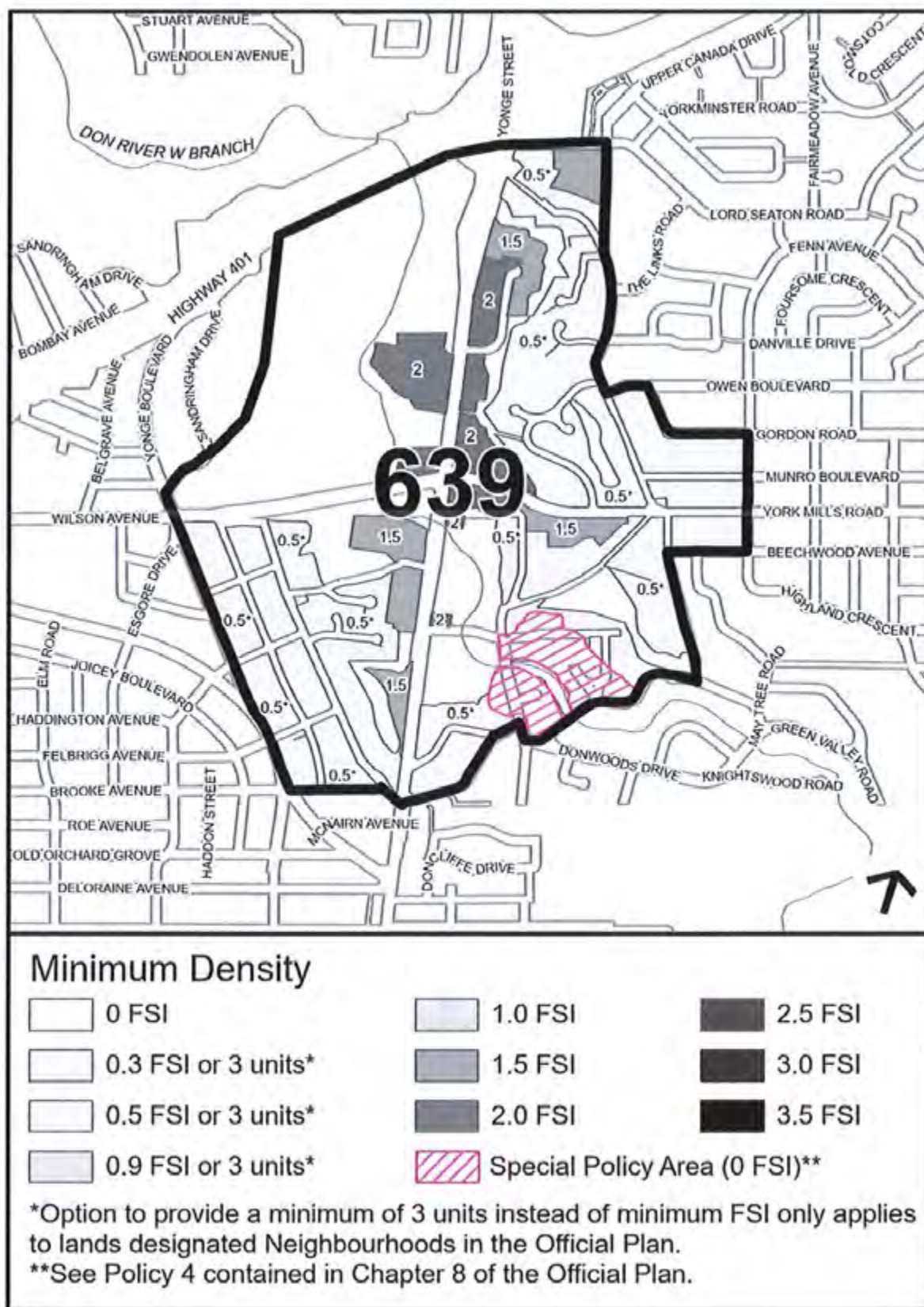
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – YORK MILLS PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, YORK MILLS PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 640. Major Transit Station Areas – Sunnybrook Park Stop**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the Sunnybrook Park LRT Stop is a major transit station area shown as the Sunnybrook Park Major Transit Station Area on Map 1.

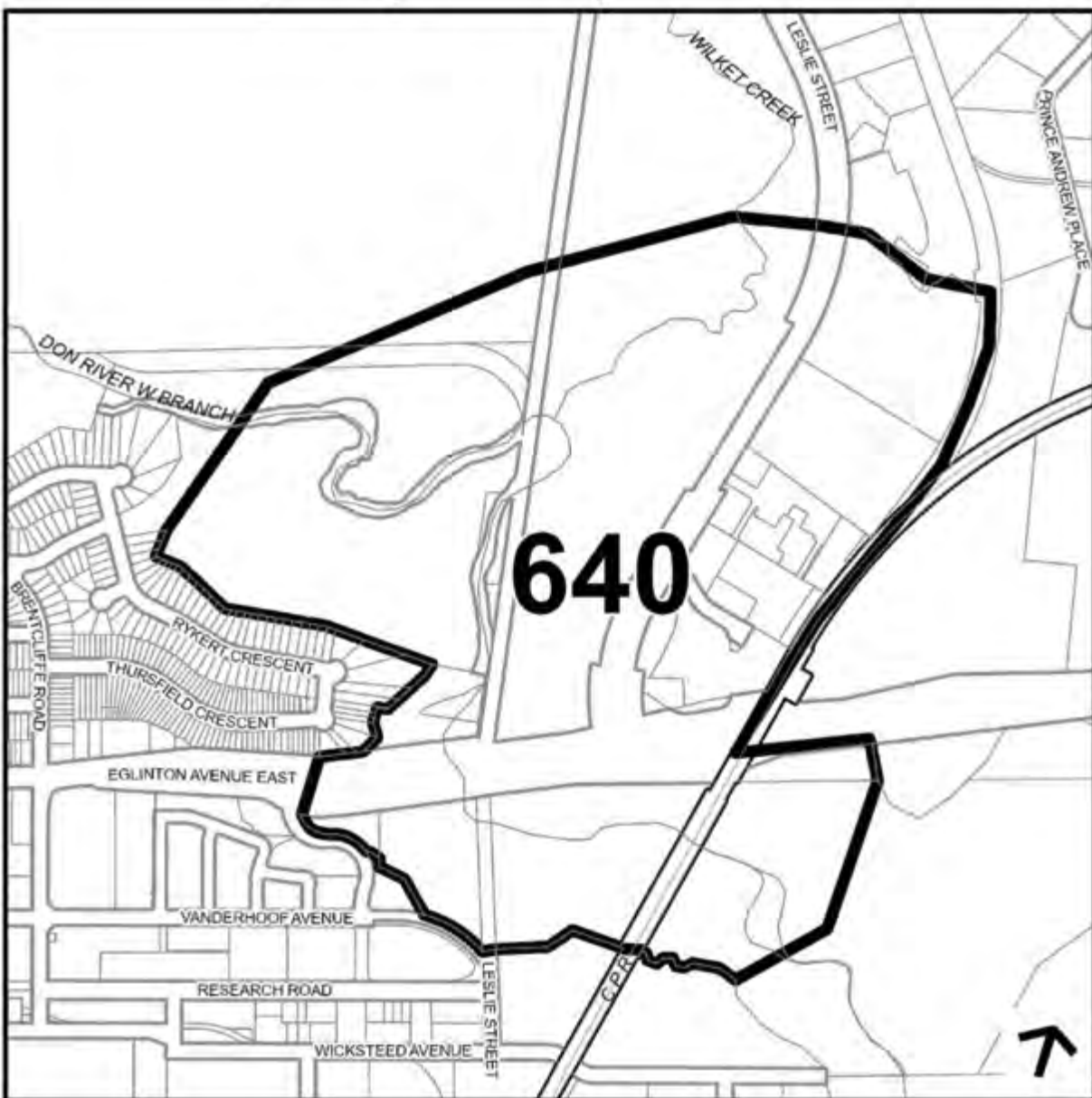
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Sunnybrook Park Stop is planned for a minimum population and employment target of 65 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – SUNNYBROOK PARK MAJOR TRANSIT STATION AREA



## **SASP 642. Protected Major Transit Station Area – York University Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing York University Subway Station is a protected major transit station area shown as the York University Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – York University Station is planned for a minimum population and employment target of 95 residents and jobs combined per hectare.

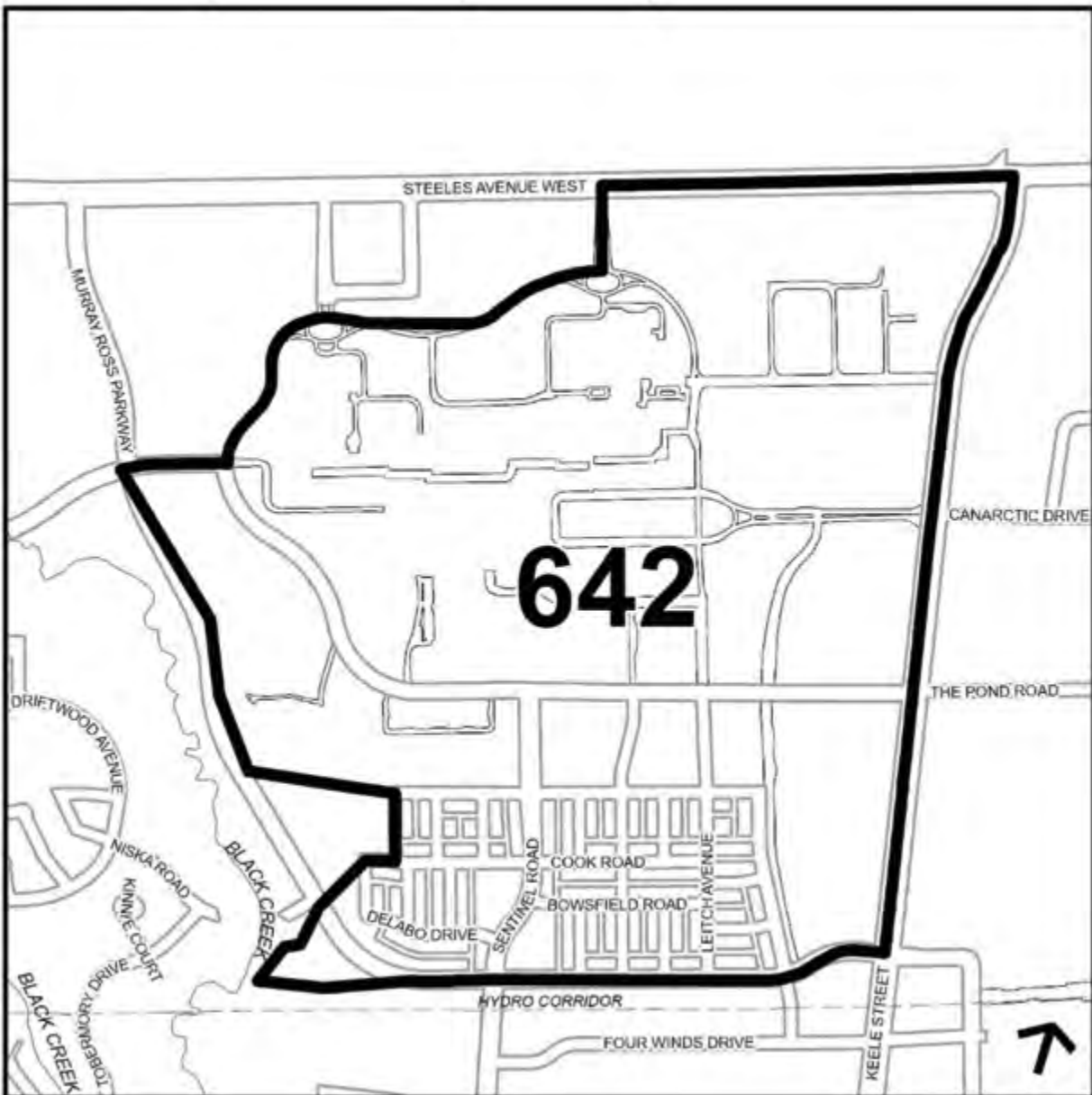
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

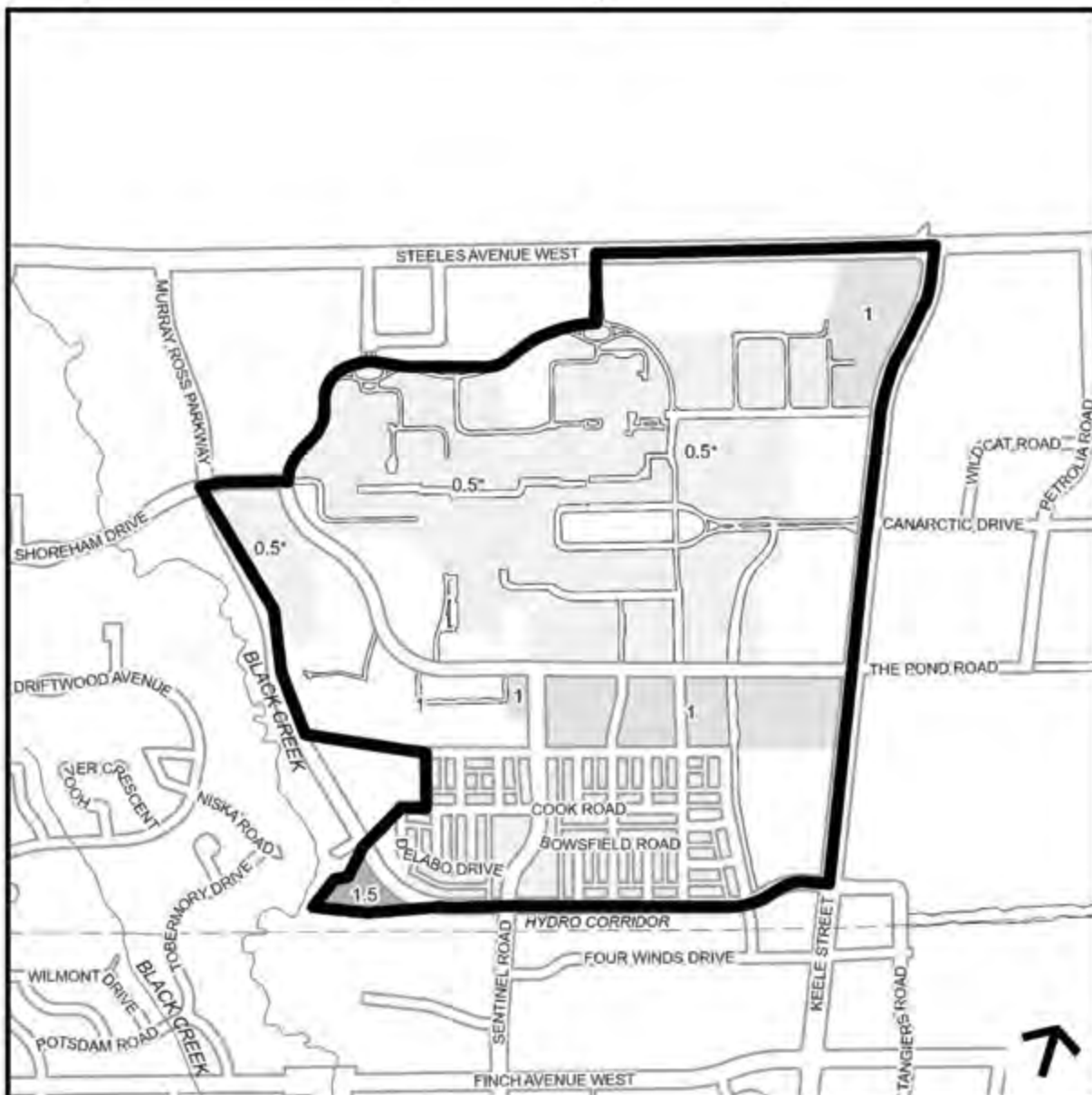
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.









MAP 1 – YORK UNIVERSITY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, YORK UNIVERSITY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 643. Protected Major Transit Station Area – Pioneer Village Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing Pioneer Village Subway Station is a protected major transit station area shown as the Pioneer Village Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Pioneer Village Station is planned for a minimum population and employment target of 55 residents and jobs combined per hectare.

c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

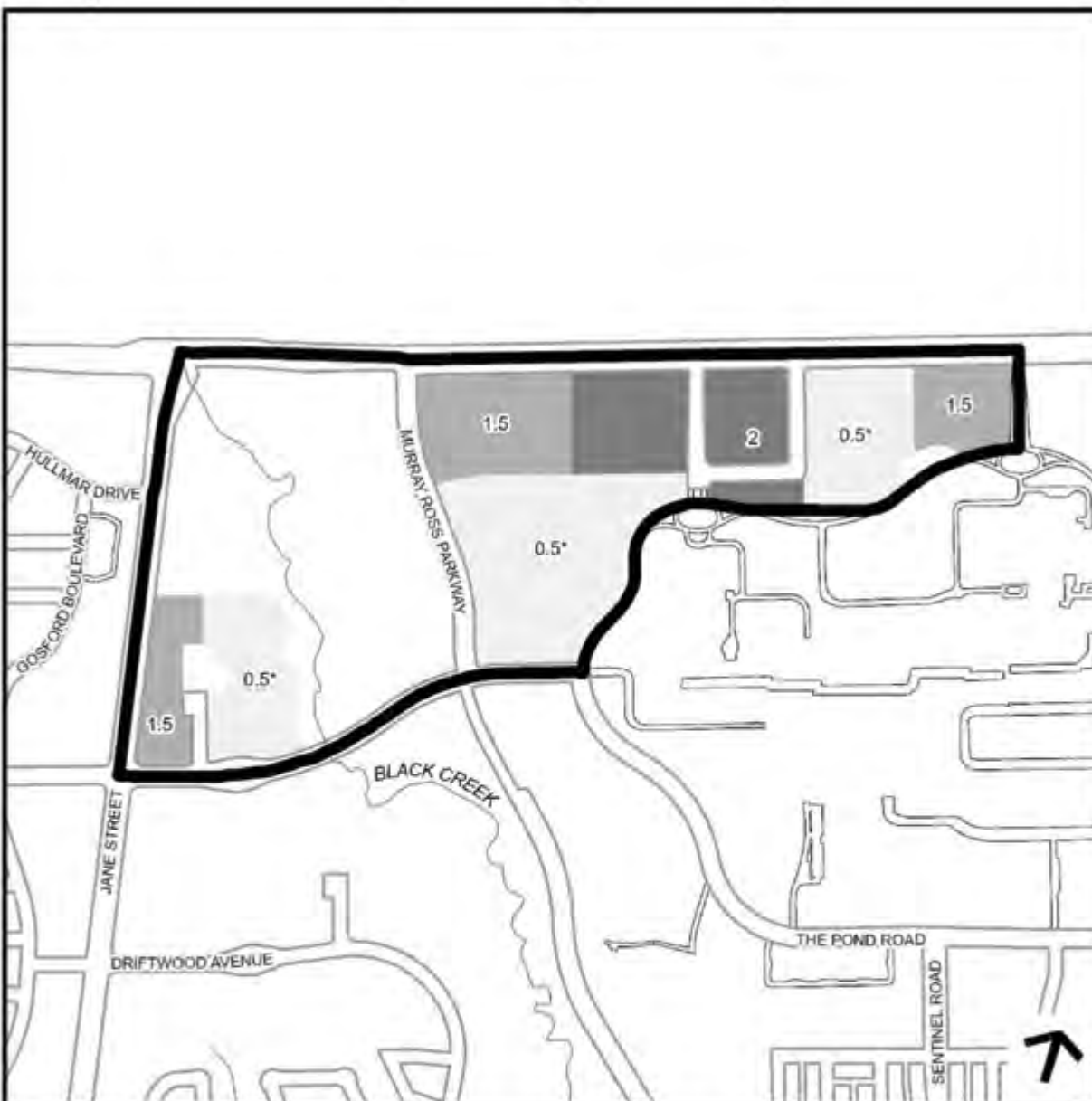
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – PIONEER VILLAGE PROTECTED MAJOR TRANSIT STATION AREA













**MAP 2 – MINIMUM DENSITIES, PIONEER VILLAGE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.5 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.9 FSI or 3 units*	 2.0 FSI	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 645. Major Transit Station Area – Martin Grove Stop**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the Martin Grove LRT Stop is a major transit station area shown as the Martin Grove Major Transit Station Area on Map 1.

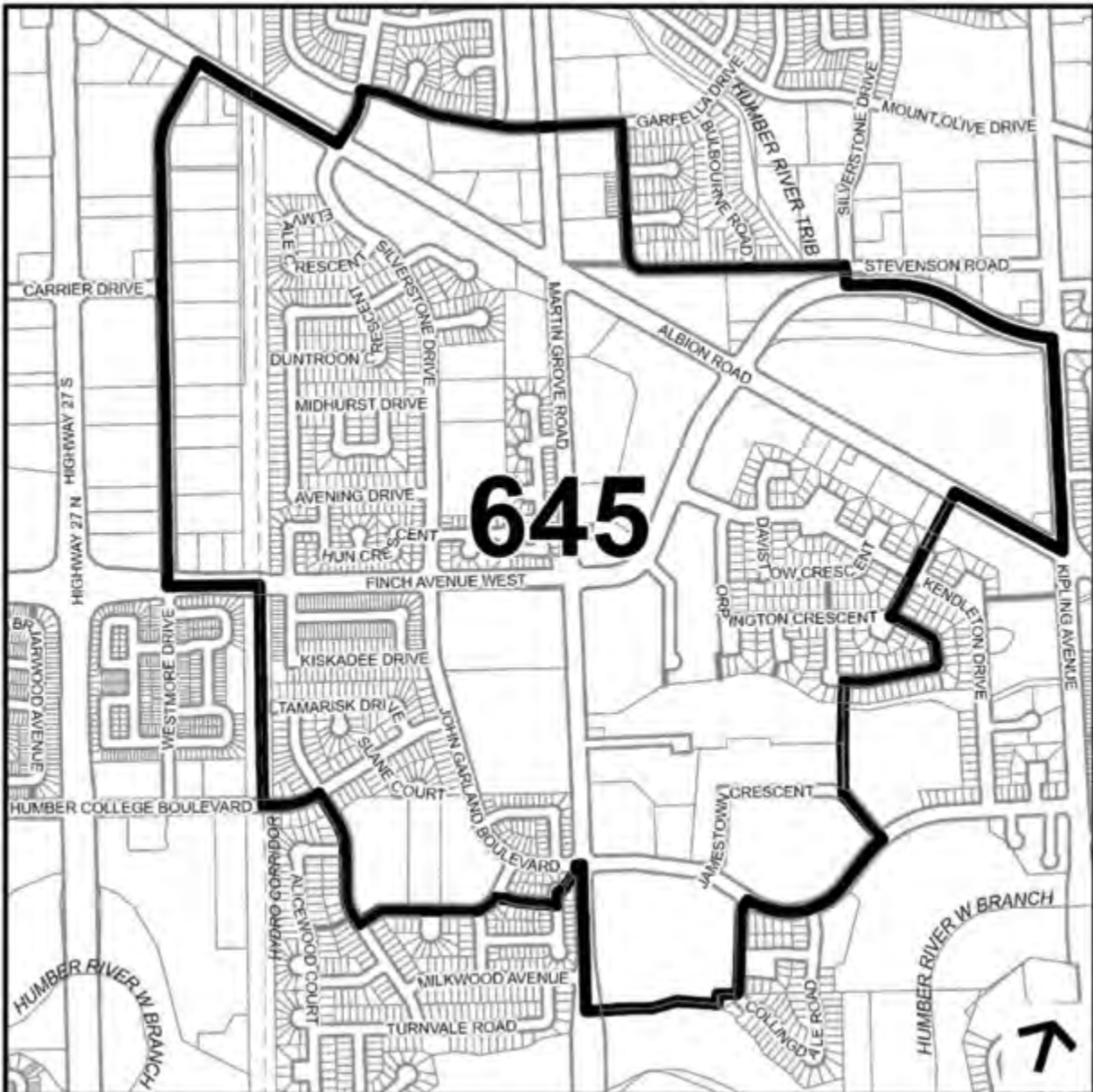
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Martin Grove Stop is planned for a minimum population and employment target of 100 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

## MAP 1 – MARTIN GROVE MAJOR TRANSIT STATION AREA



## **SASP 669. Protected Major Transit Station Area – Birchmount Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Birchmount LRT Station is a protected major transit station area shown as the Birchmount Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Birchmount Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

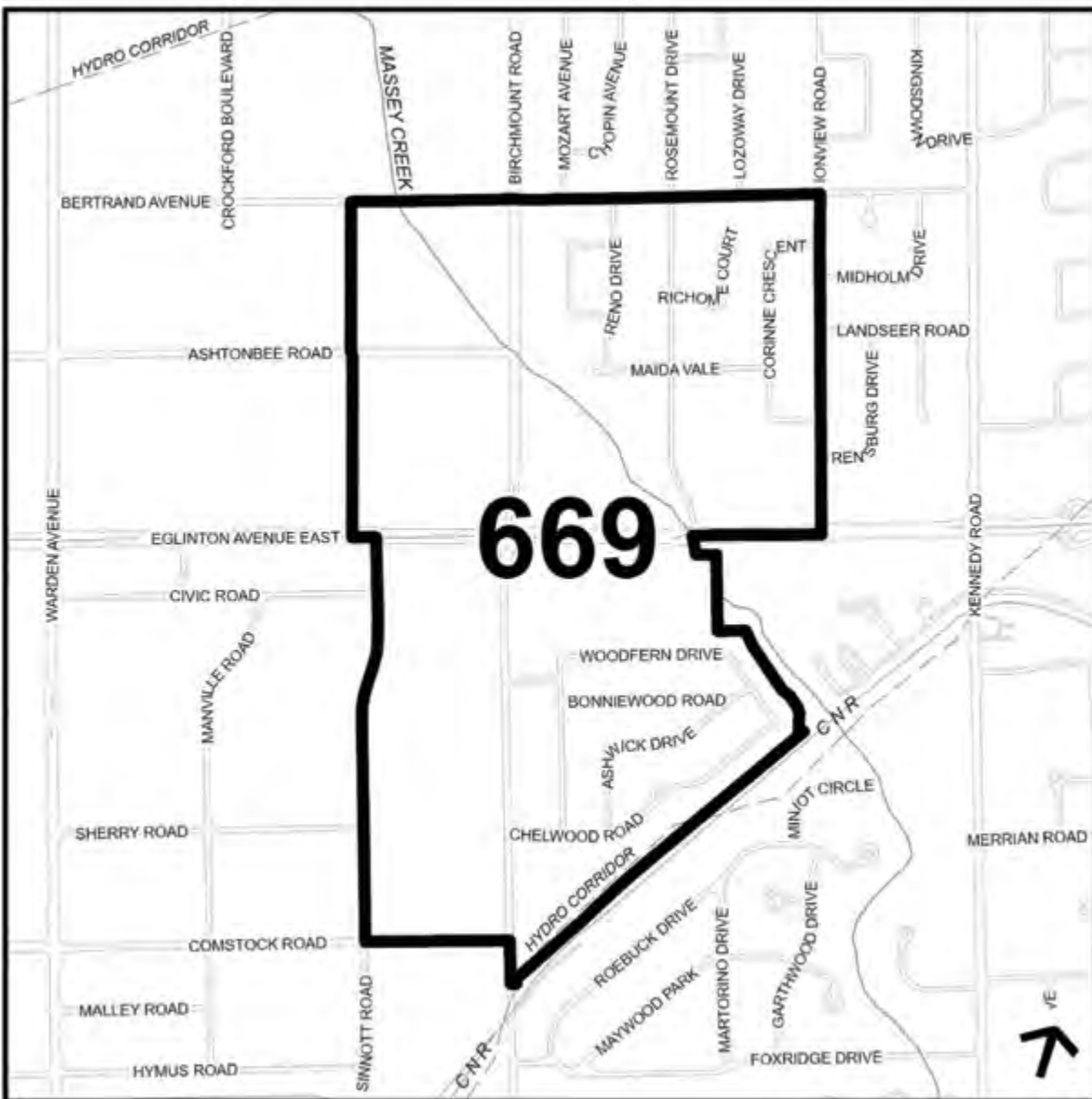
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

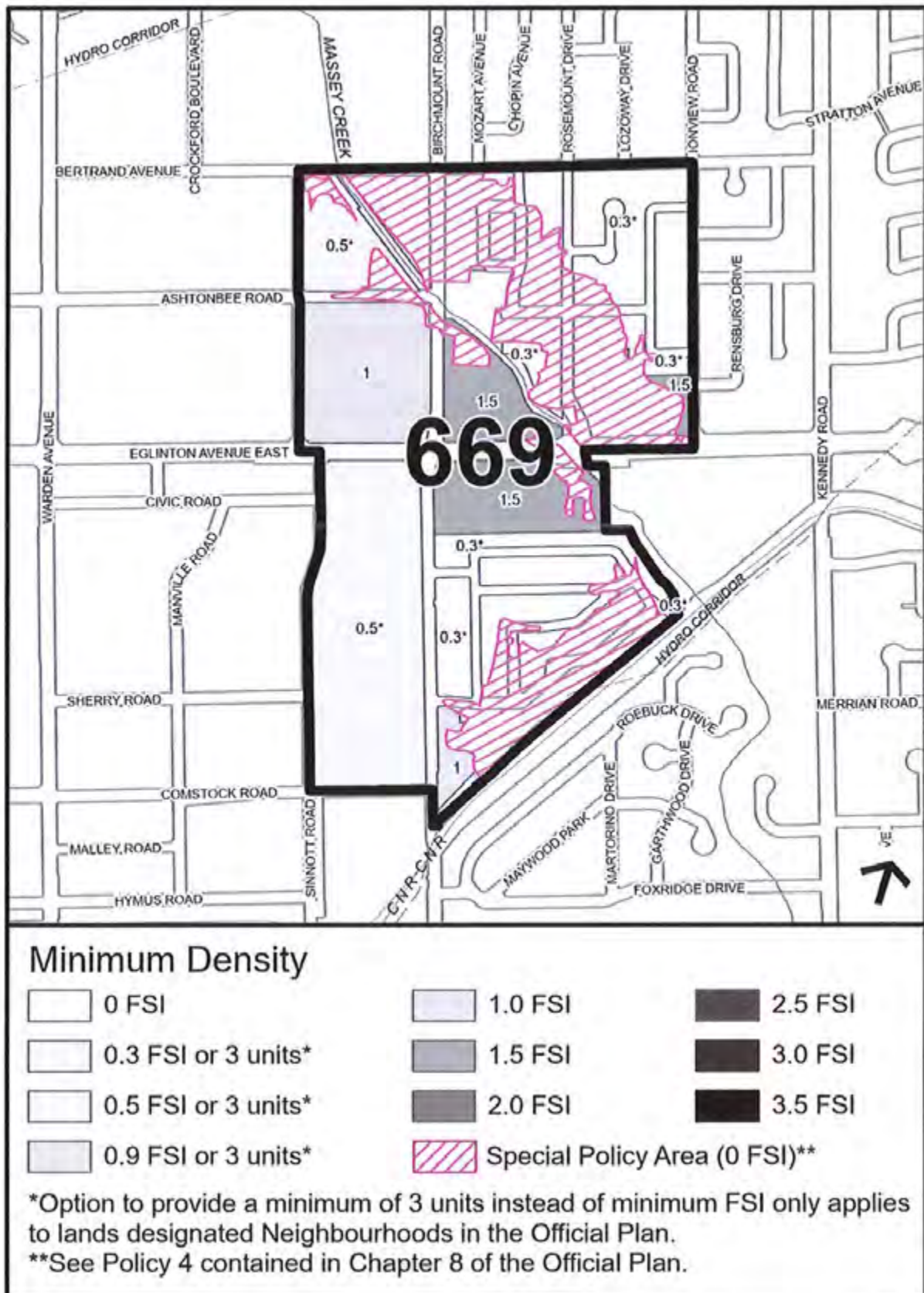
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – BIRCHMOUNT PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, BIRCHMOUNT PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 674. Protected Major Transit Station Area – Caledonia Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Caledonia LRT Station is a protected major transit station area shown as the Caledonia Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Caledonia Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

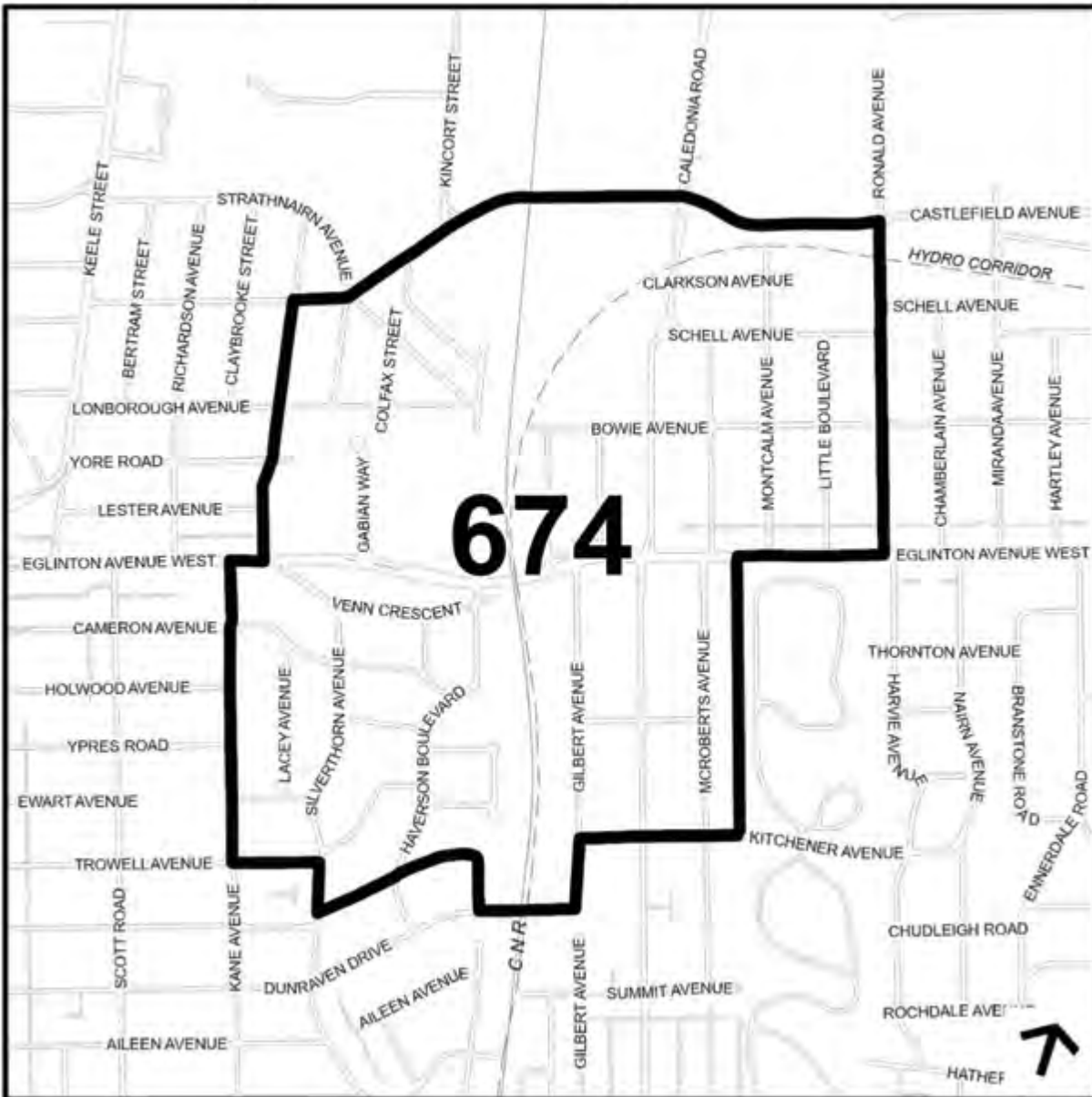
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

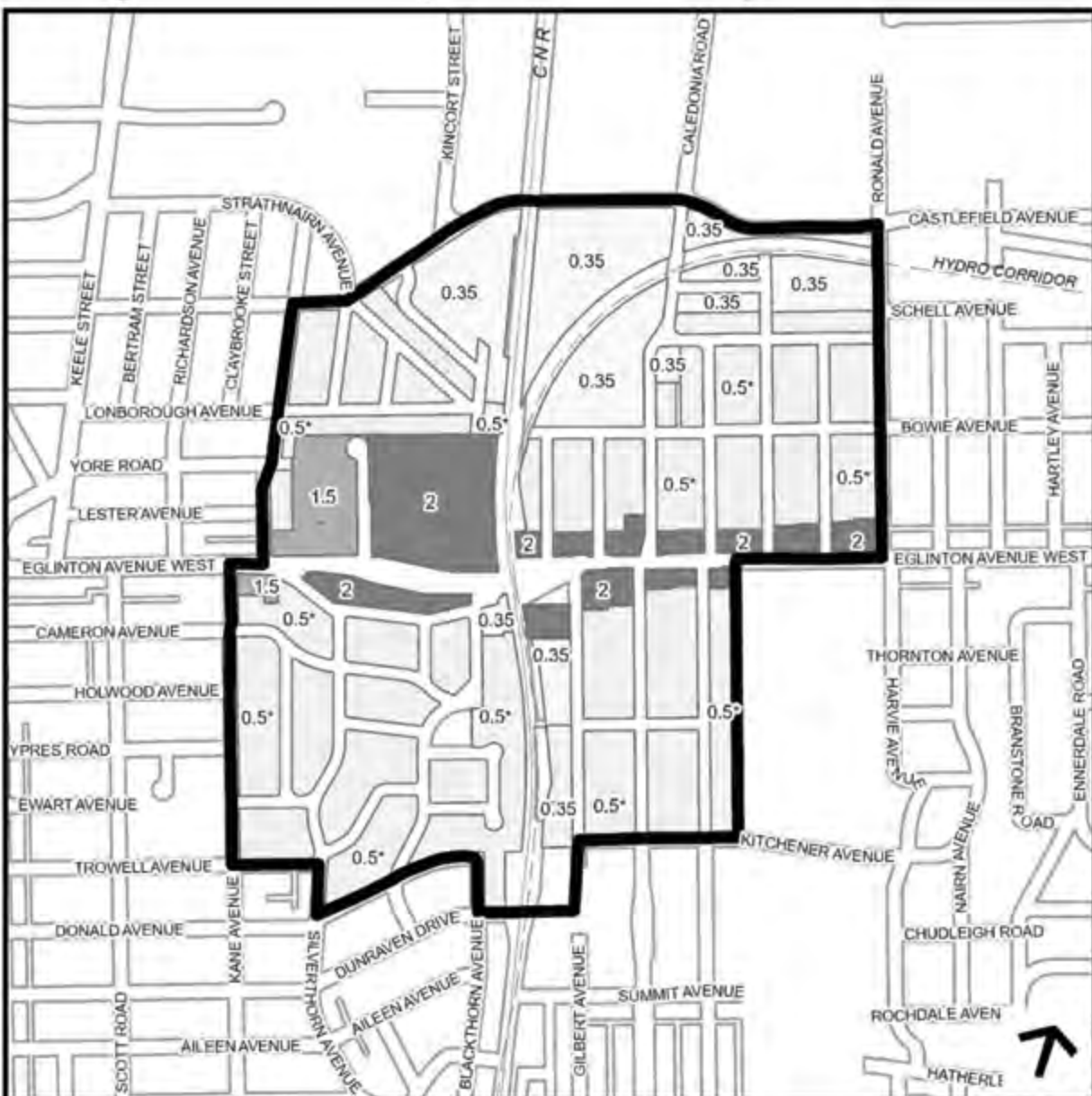
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – CALEDONIA PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, CALEDONIA PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 764. Protected Major Transit Station Area – Corktown Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Corktown Subway Station is a protected major transit station area shown as the Corktown Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Corktown Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

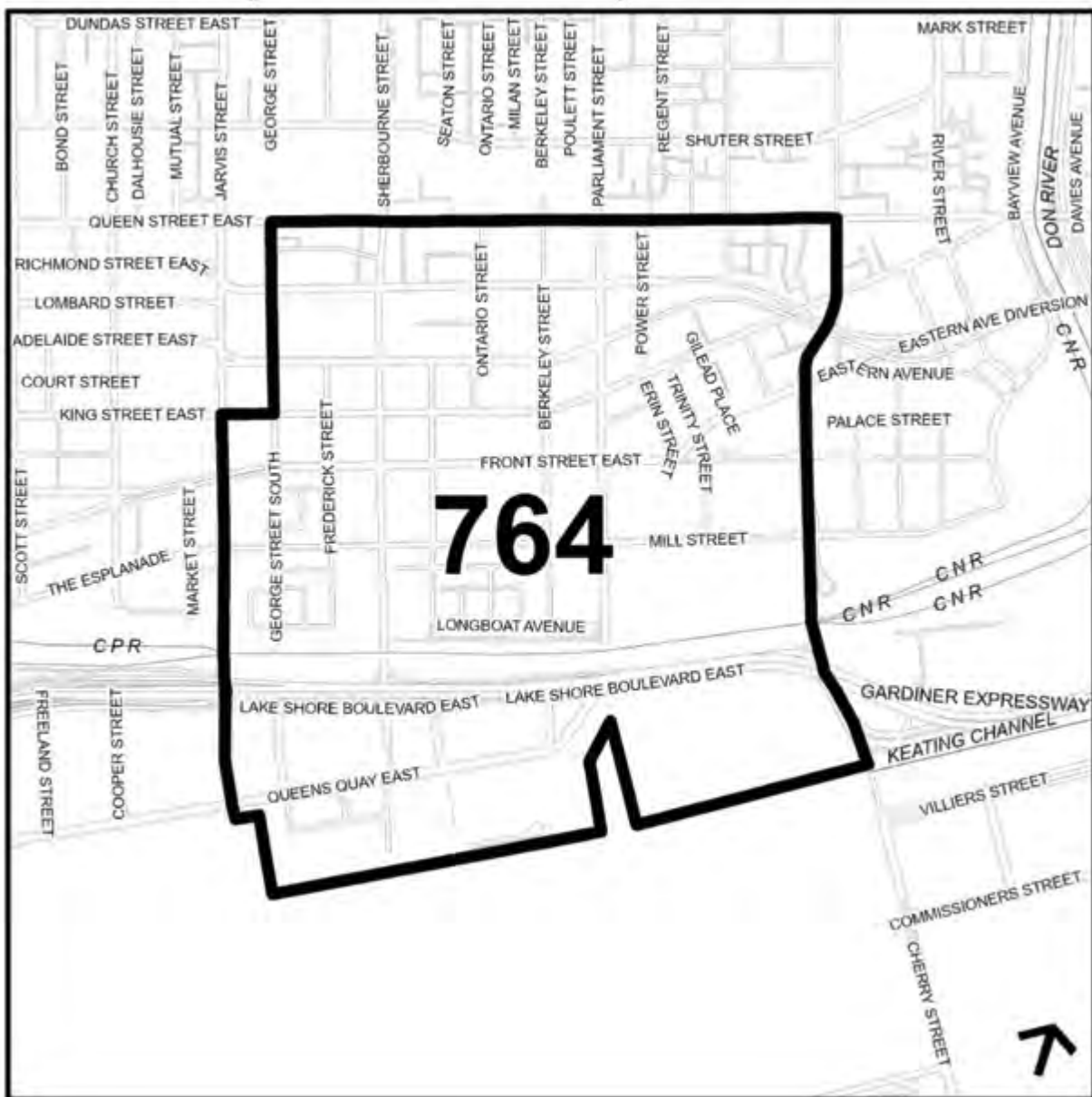
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

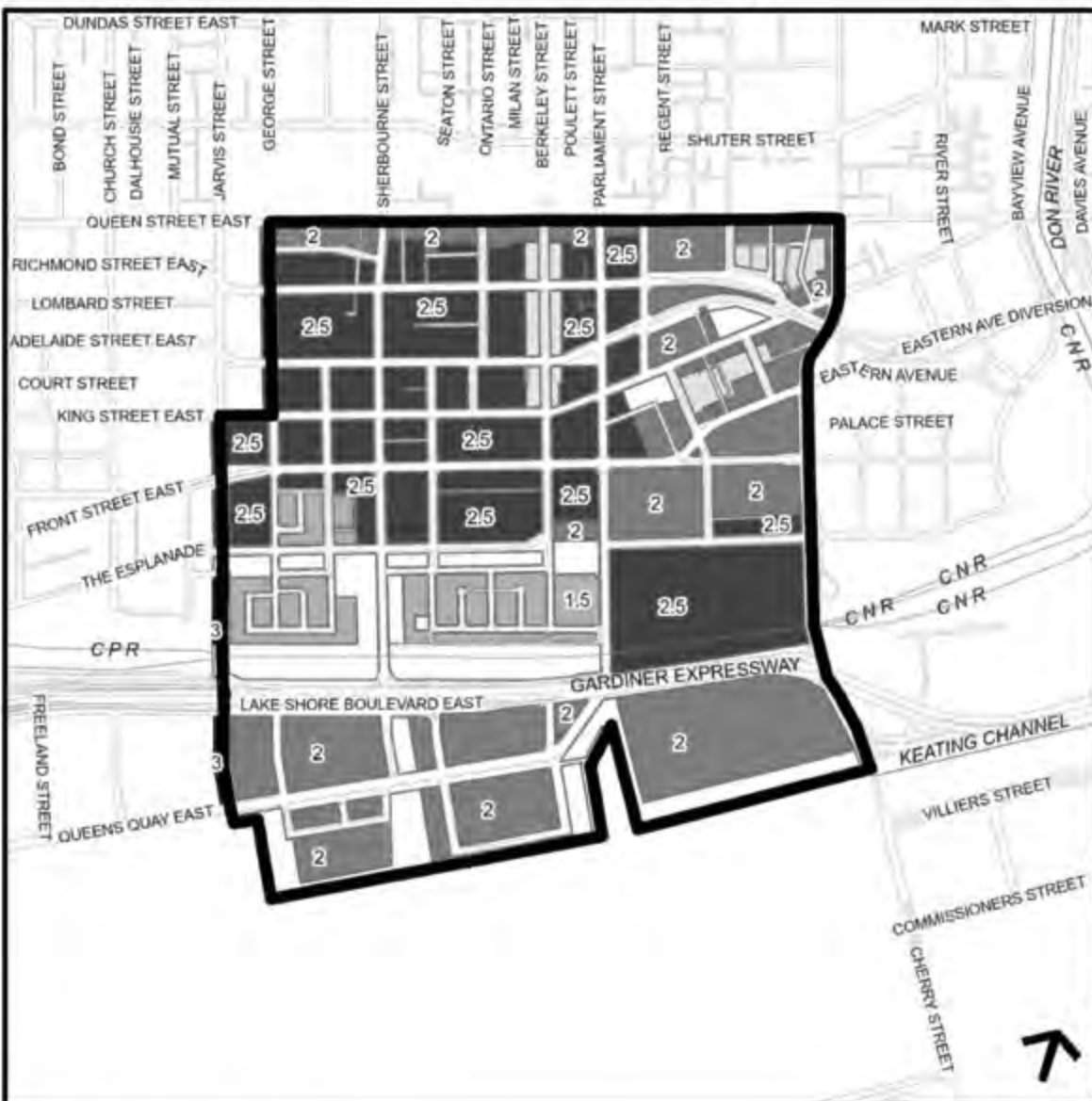
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – CORKTOWN PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, CORKTOWN PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 722. Protected Major Transit Station Area – Davisville Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Davisville Subway Station is a protected major transit station area shown as the Davisville Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Davisville Station is planned for a minimum population and employment target of 350 residents and jobs combined per hectare.

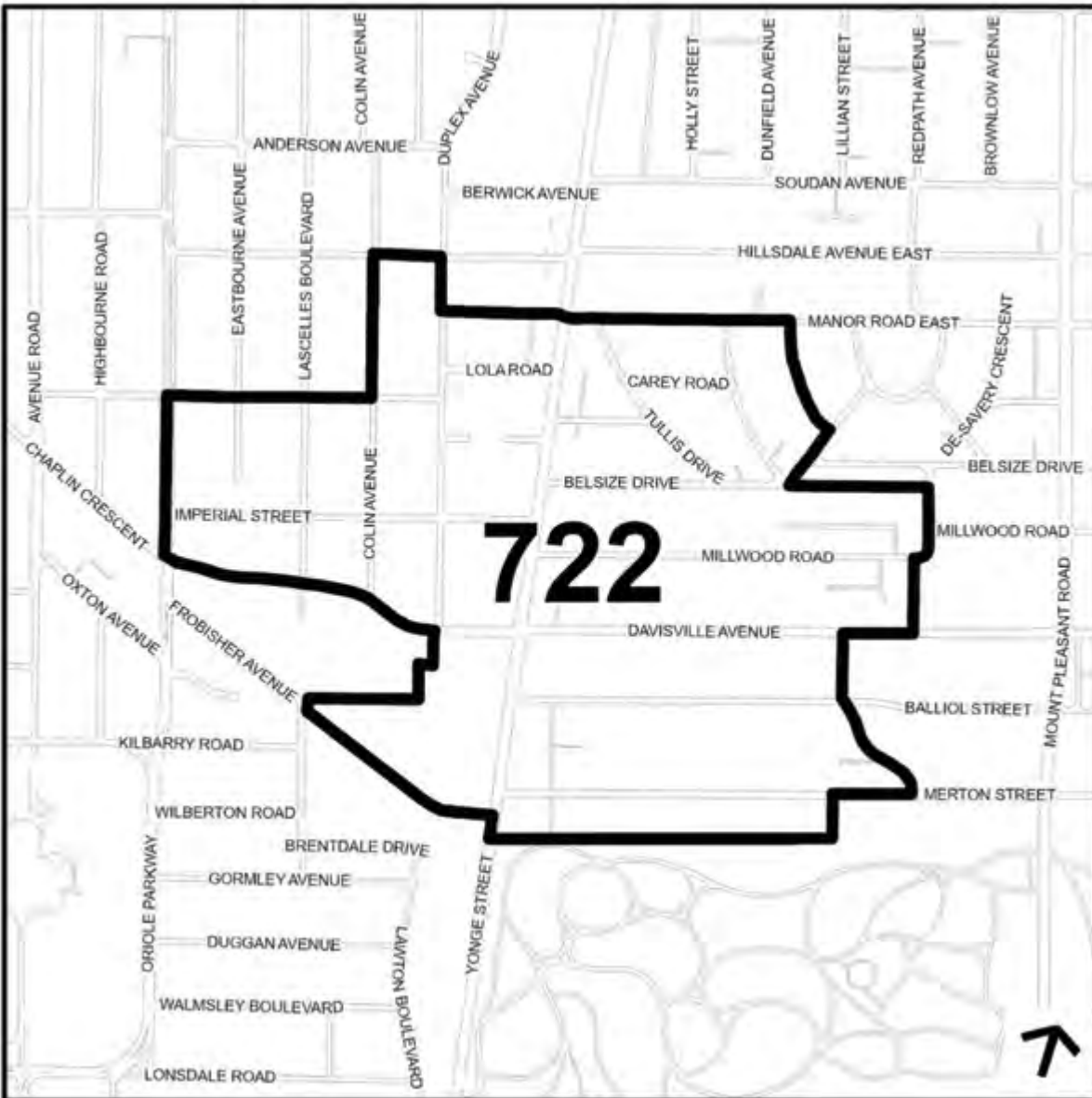
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – DAVISVILLE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DAVISVILLE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 697. Protected Major Transit Station Area – Driftwood Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Driftwood LRT Station is a protected major transit station area shown as the Driftwood Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Driftwood Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

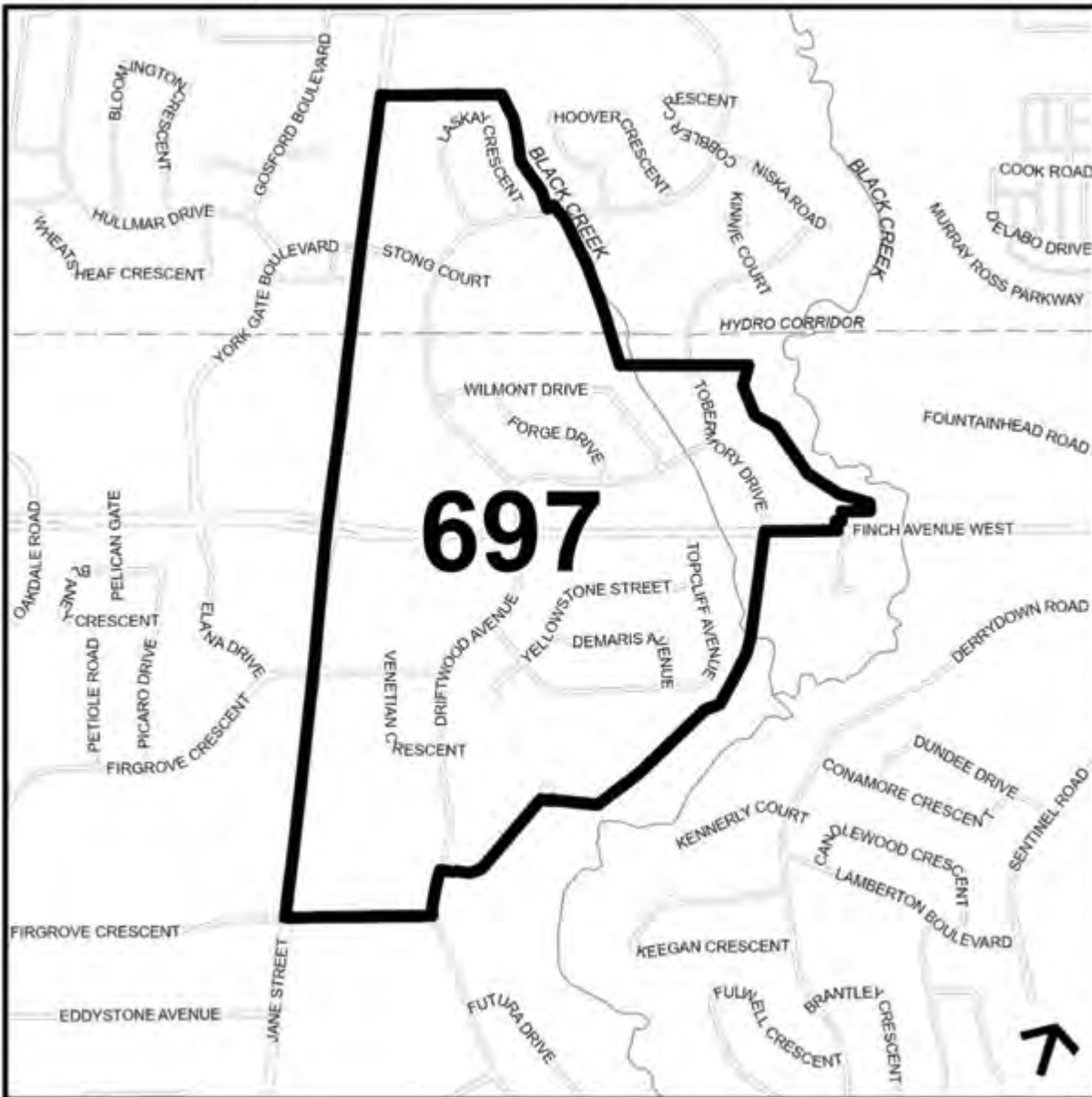
The authorized uses of land are as identified by the land use designations on Maps 13 and 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

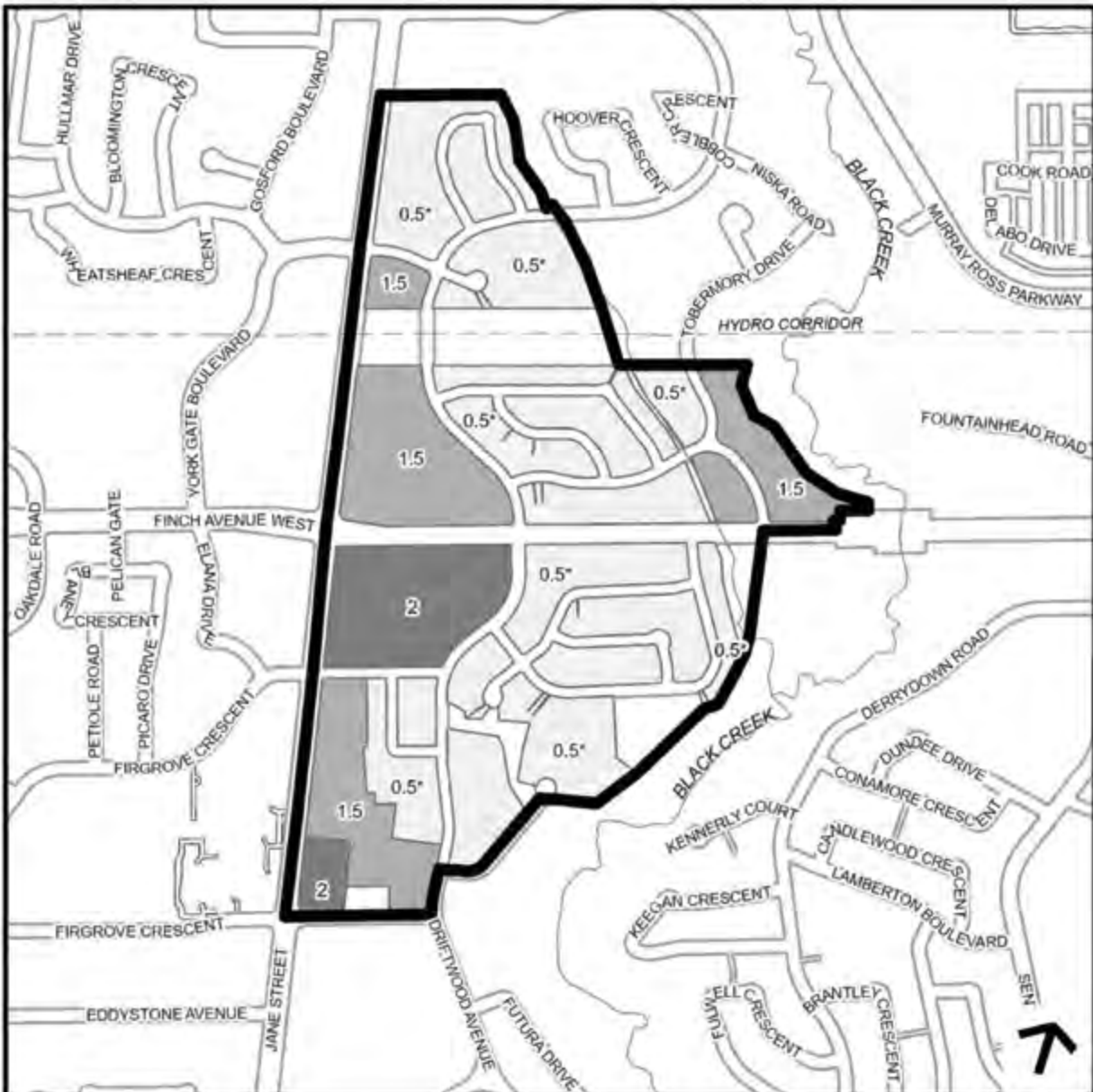
Minimum density requirements are shown on Map 2, represented in Floor Space Index.



### MAP 1 – DRIFTWOOD PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DRIFTWOOD PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 703. Protected Major Transit Station Area – Duncanwoods Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the planned Duncanwoods LRT Station is a protected major transit station area shown as the Duncanwoods Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Duncanwoods Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

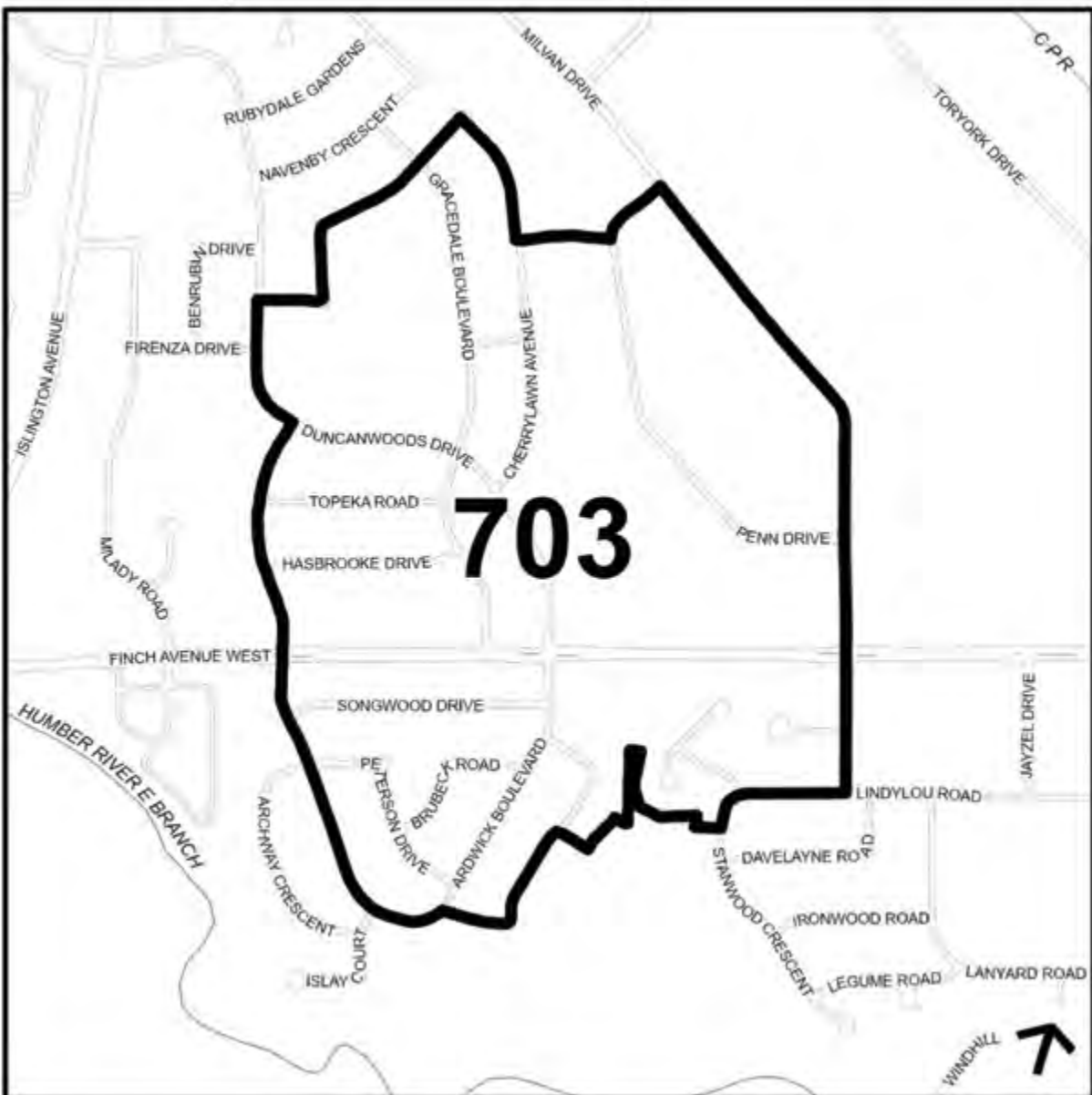
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

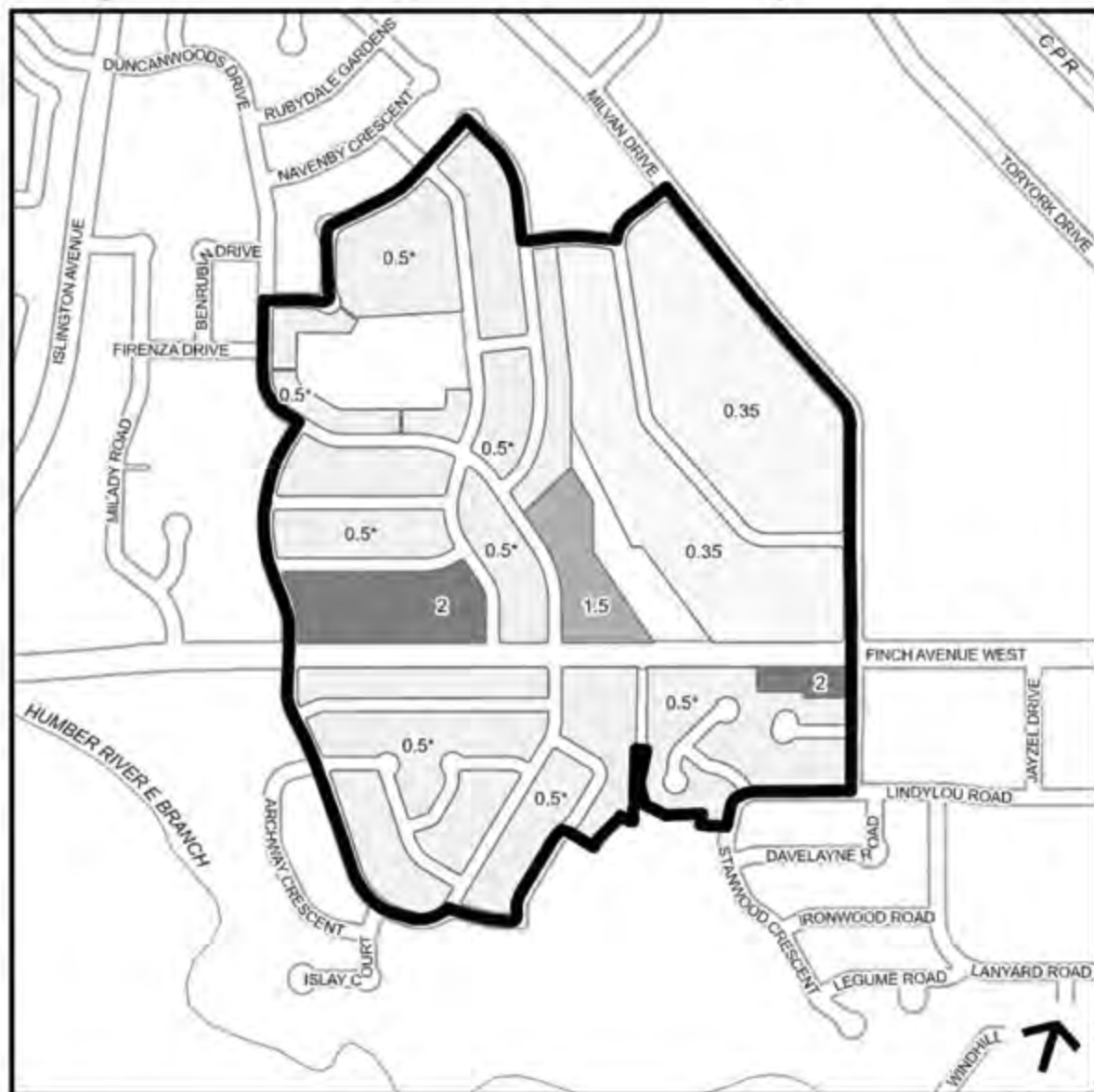
d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – DUNCANWOODS PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DUNCANWOODS PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 718. Protected Major Transit Station Area – Dupont Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Dupont Subway Station is a protected major transit station area shown as the Dupont Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Dupont Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

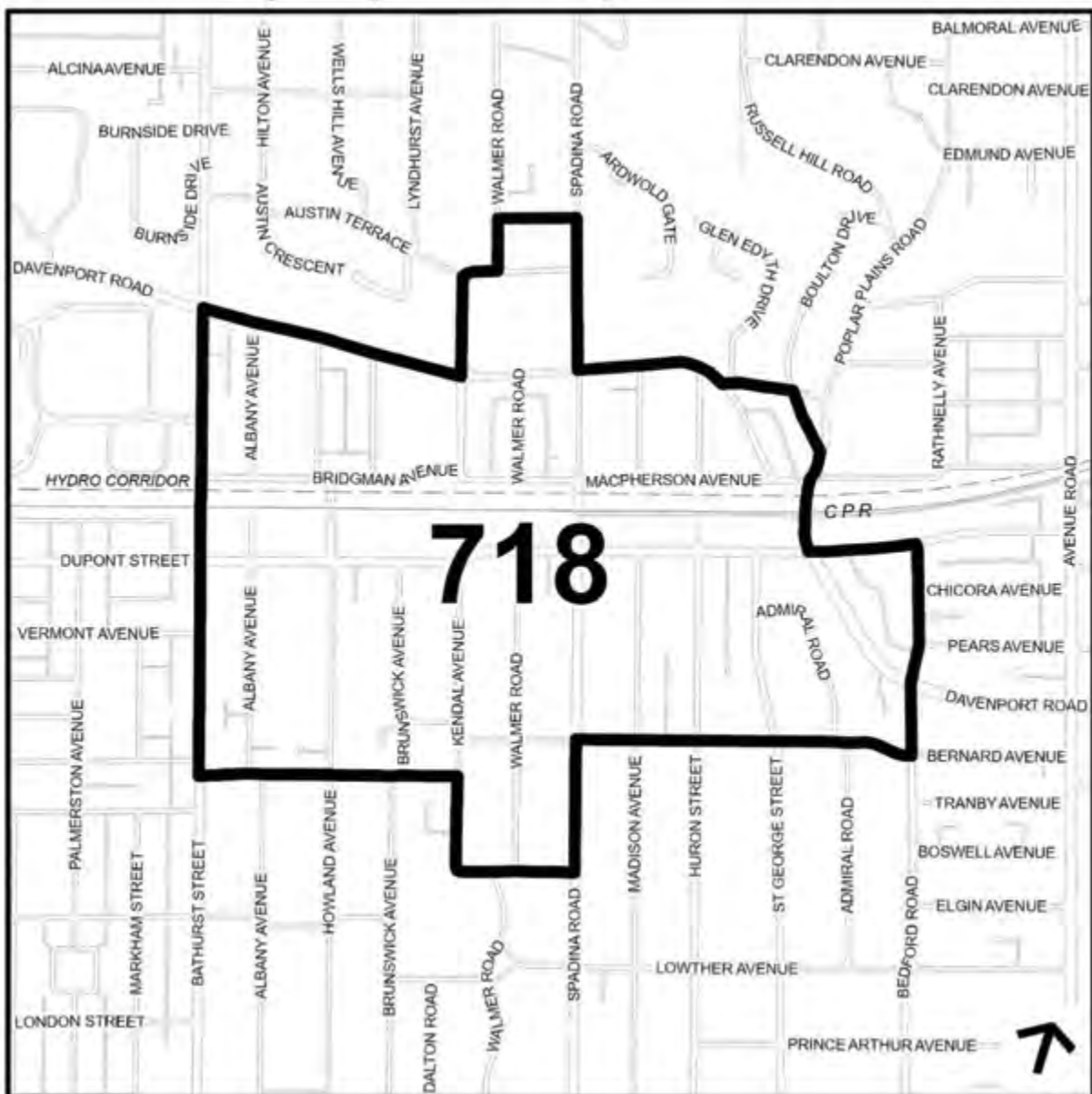
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

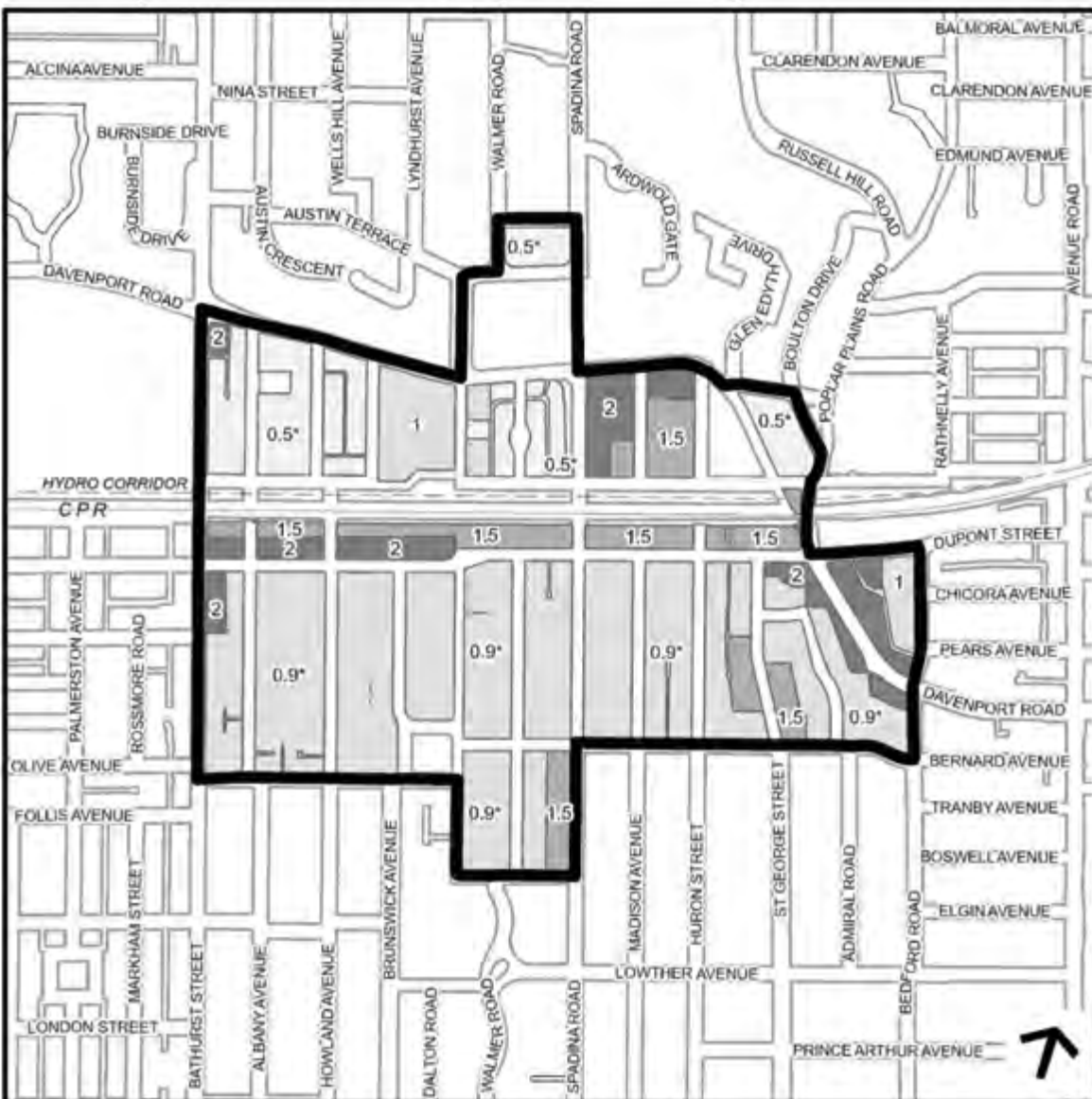
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

## MAP 1 – DUPONT PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, DUPONT PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 723. Protected Major Transit Station Area – Eglinton Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Eglinton Subway/LRT Interchange Station is a protected major transit station area shown as the Eglinton Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Eglinton Station is planned for a minimum population and employment target of 600 residents and jobs combined per hectare.

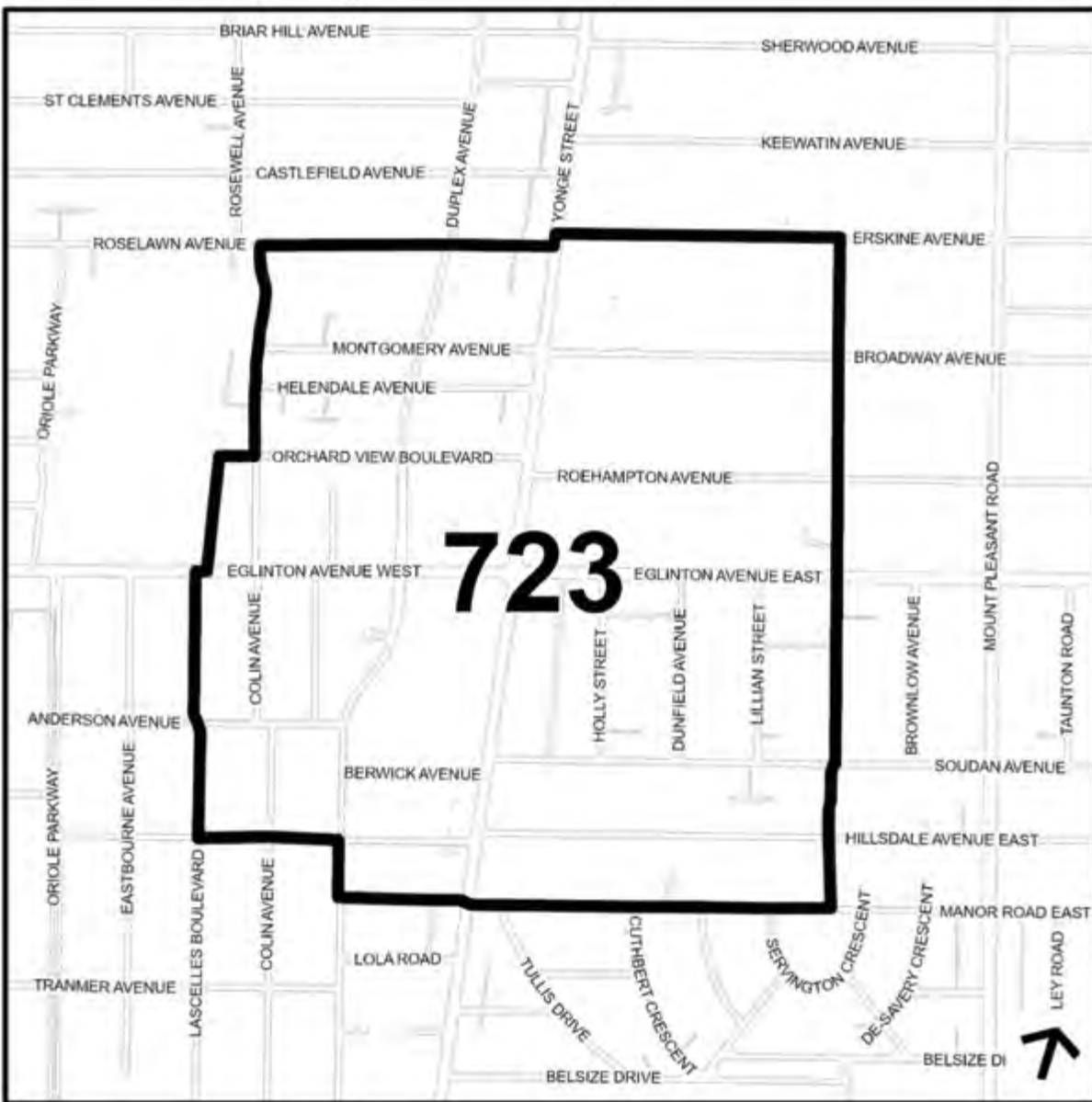
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

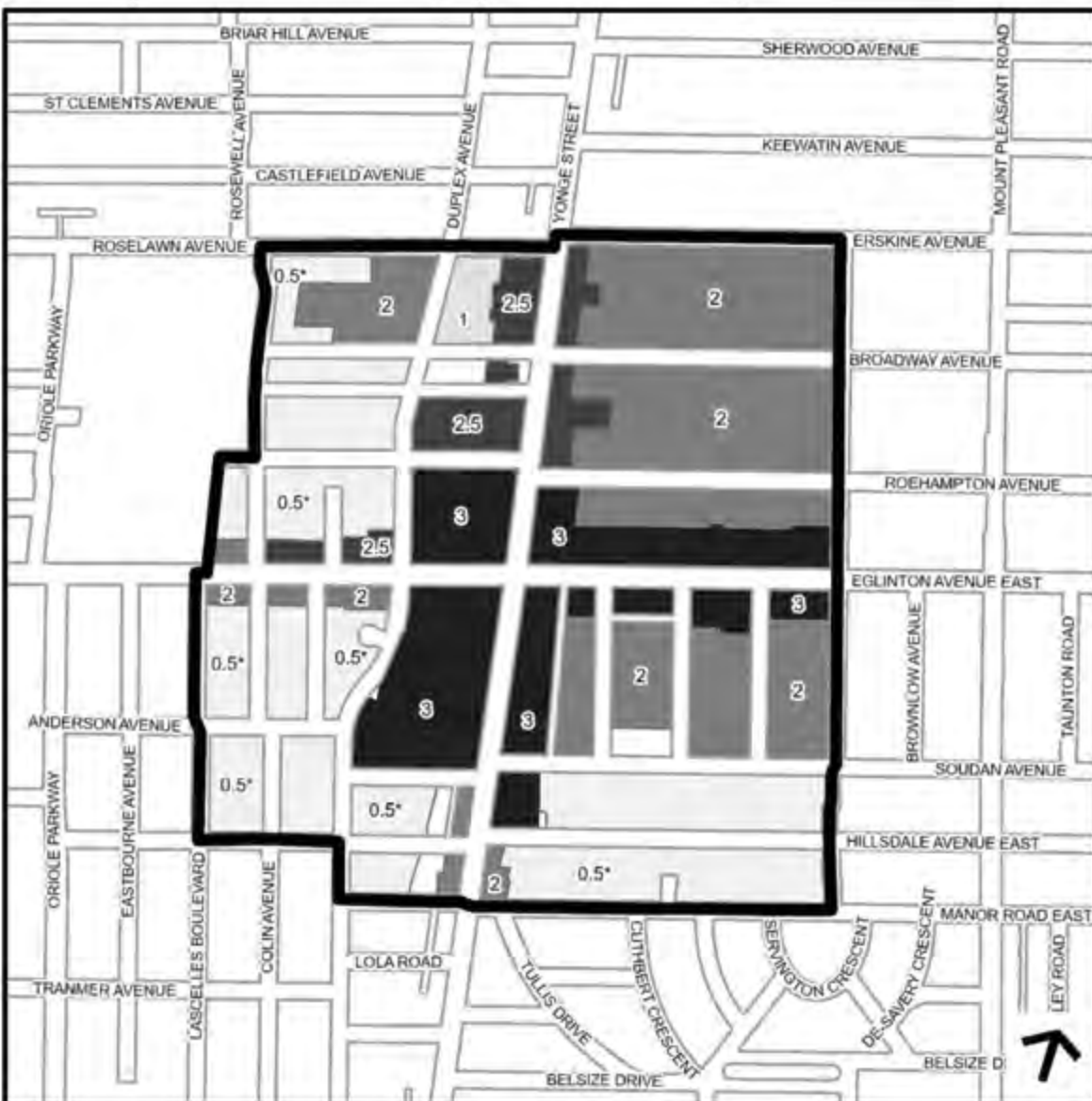
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – EGLINTON PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, EGLINTON PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 625. Protected Major Transit Station Area – Eglinton GO Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Eglinton GO Station is a protected major transit station area shown as the Eglinton GO Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Eglinton GO Station is planned for a minimum population and employment target of 150 residents and jobs combined per hectare.

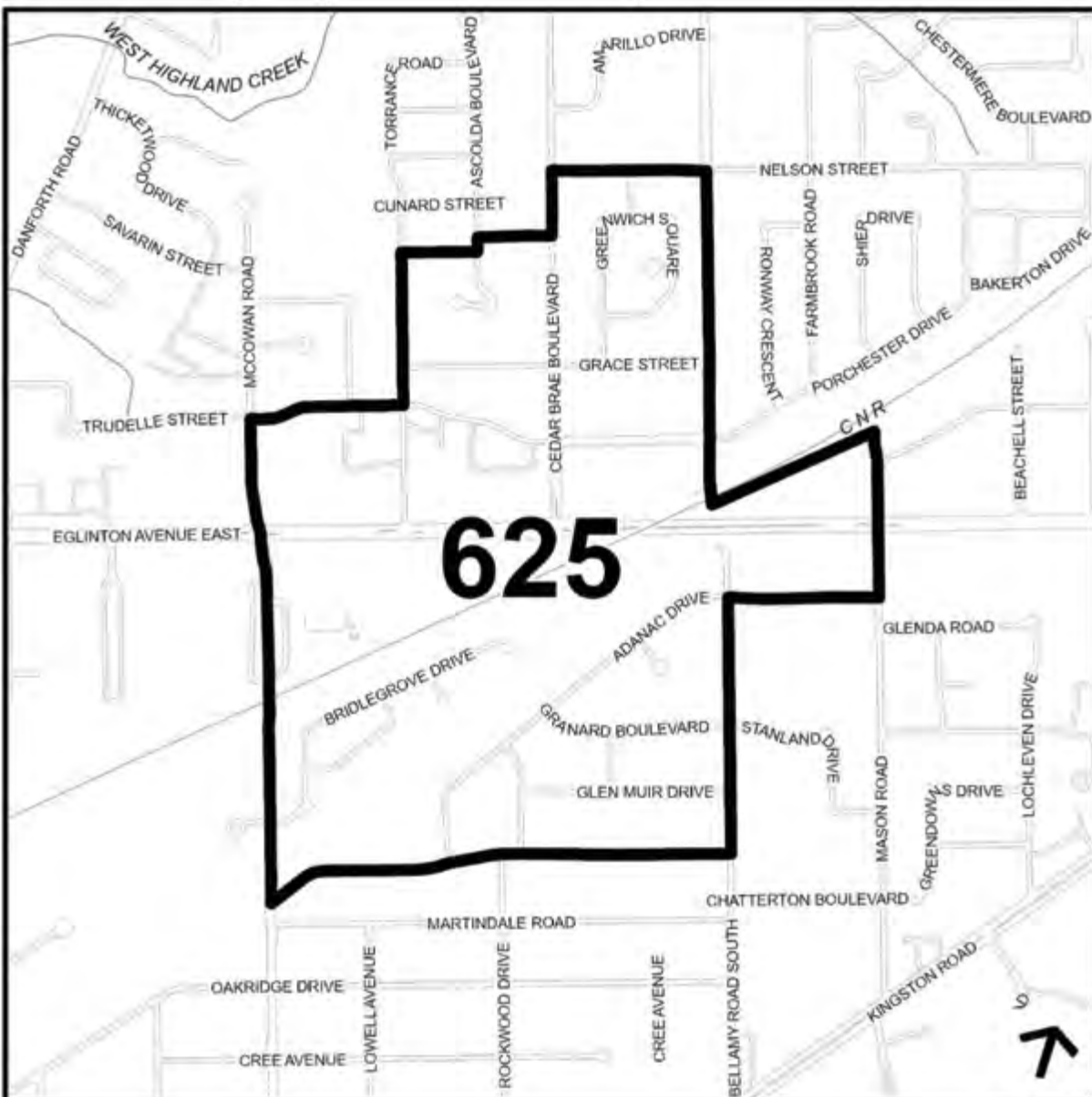
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 20 and 23 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

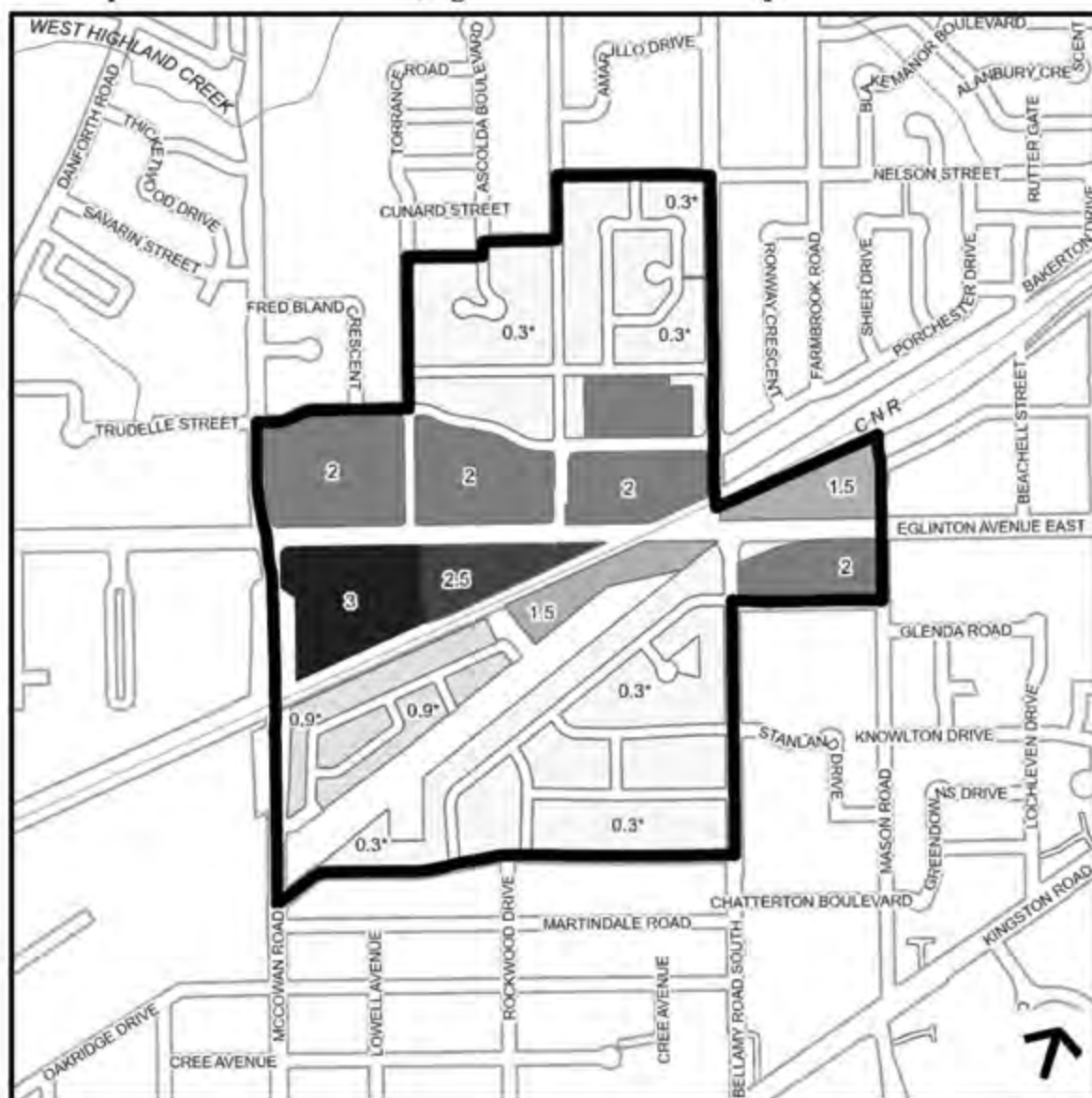
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











MAP 1 – EGLINTON GO PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, EGLINTON GO PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 716. Protected Major Transit Station Area – Eglinton West Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Eglinton West Subway/LRT Interchange Station is a protected major transit station area shown as the Eglinton West Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Eglinton West Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

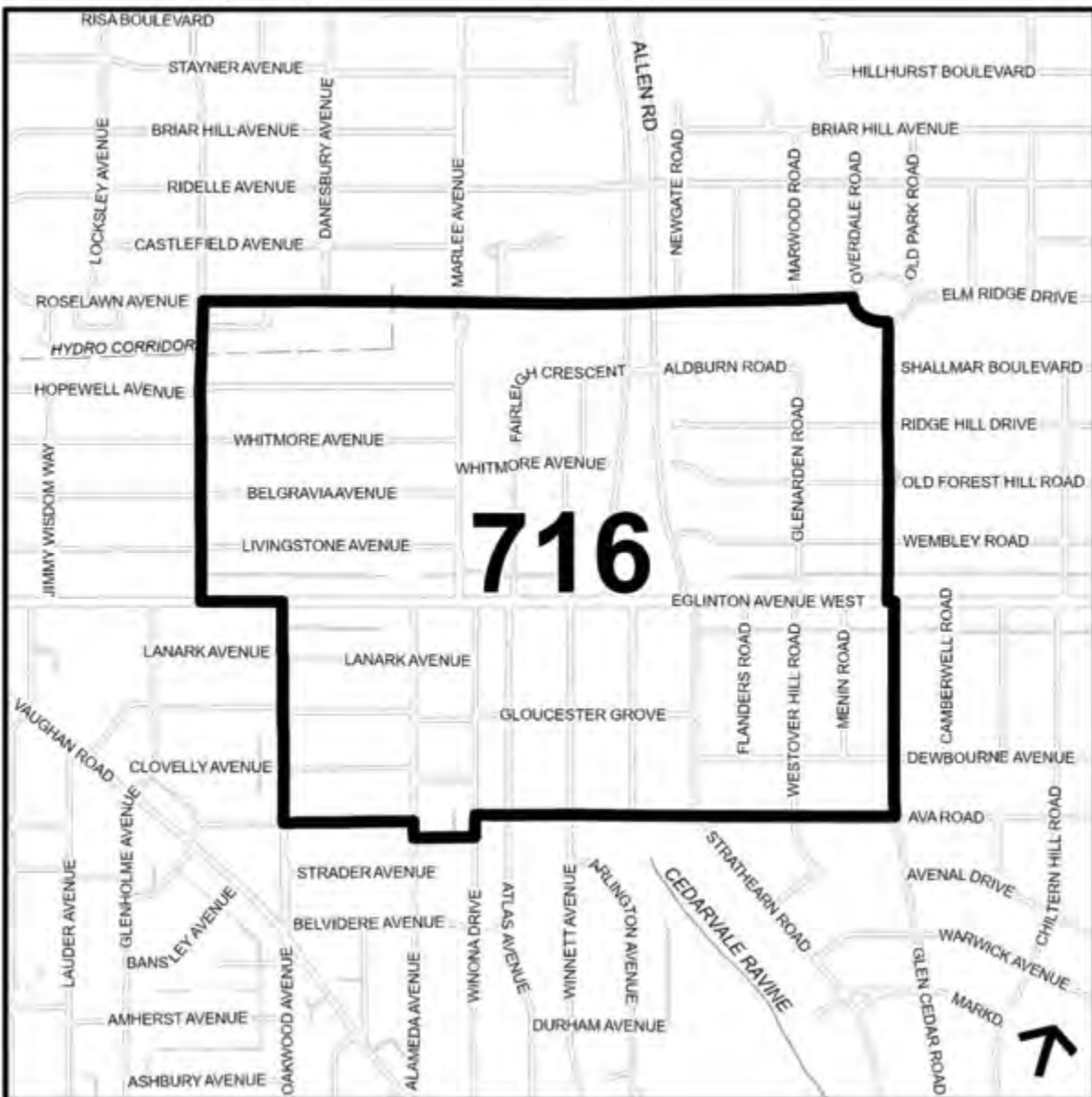
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

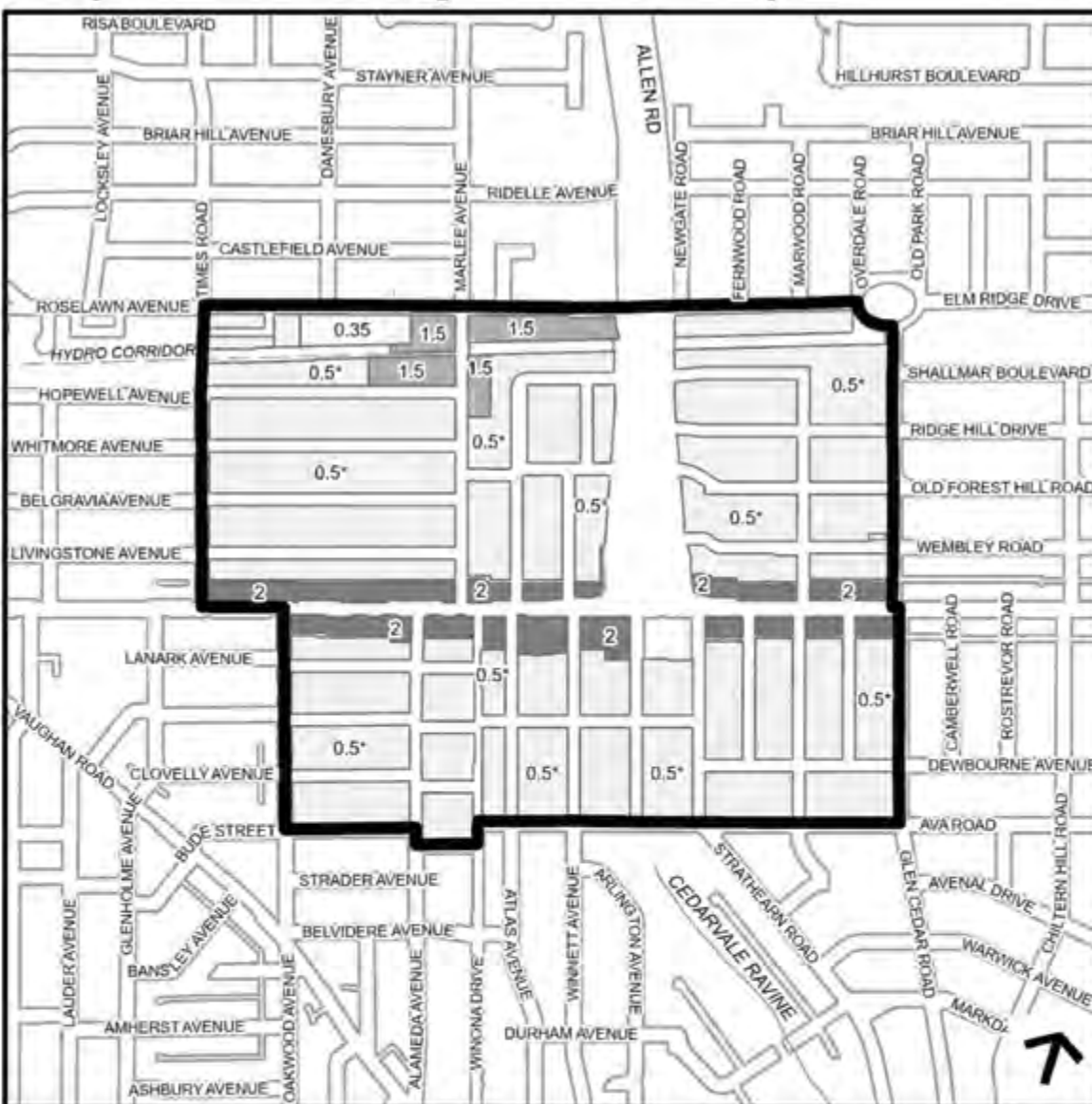
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – EGLINTON WEST PROTECTED MAJOR TRANSIT STATION AREA**





**MAP 2 – MINIMUM DENSITIES, EGLINTON WEST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 701. Protected Major Transit Station Area – Emery Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Emery LRT Station is a protected major transit station area shown as the Emery Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Emery Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

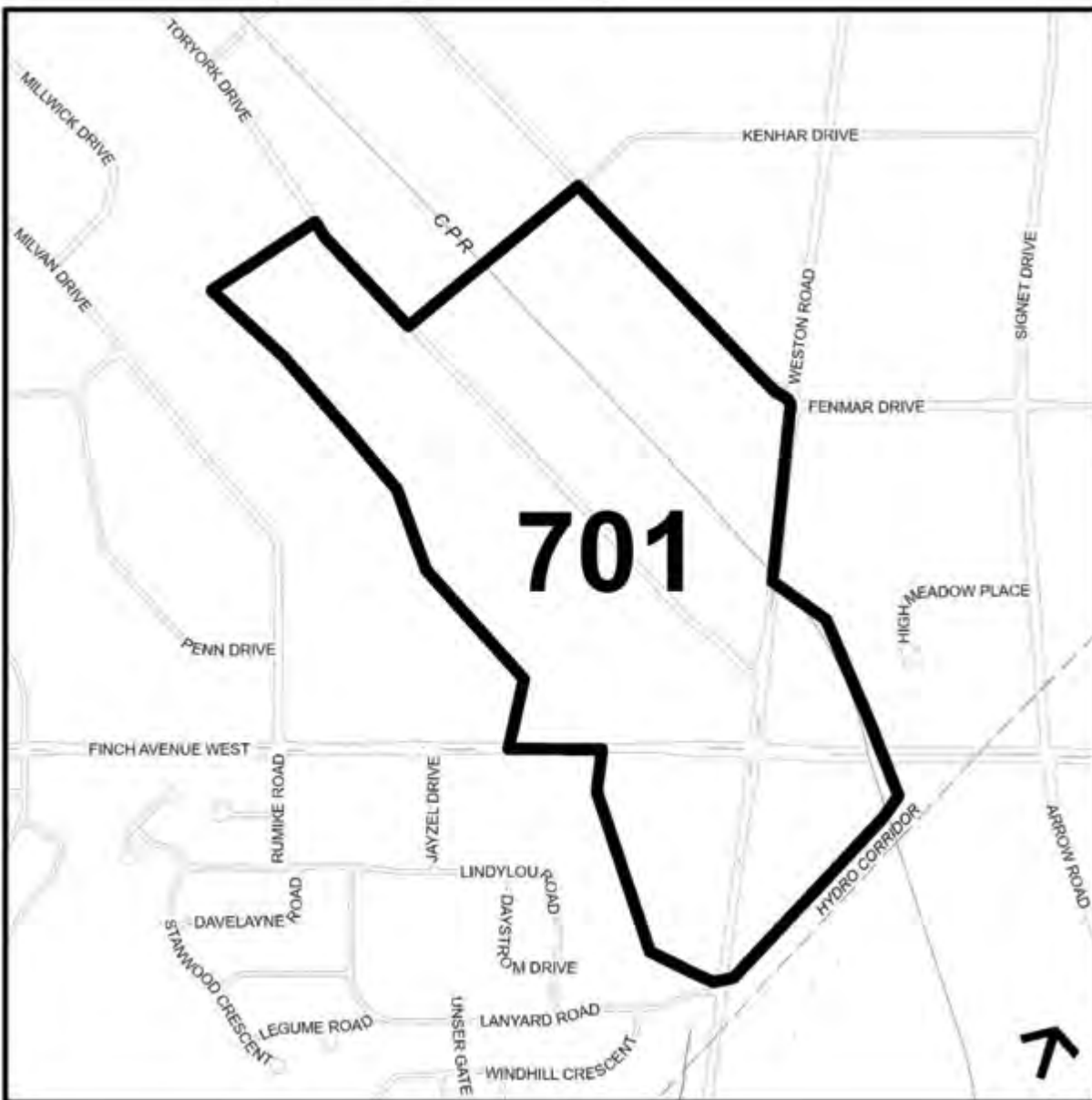
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

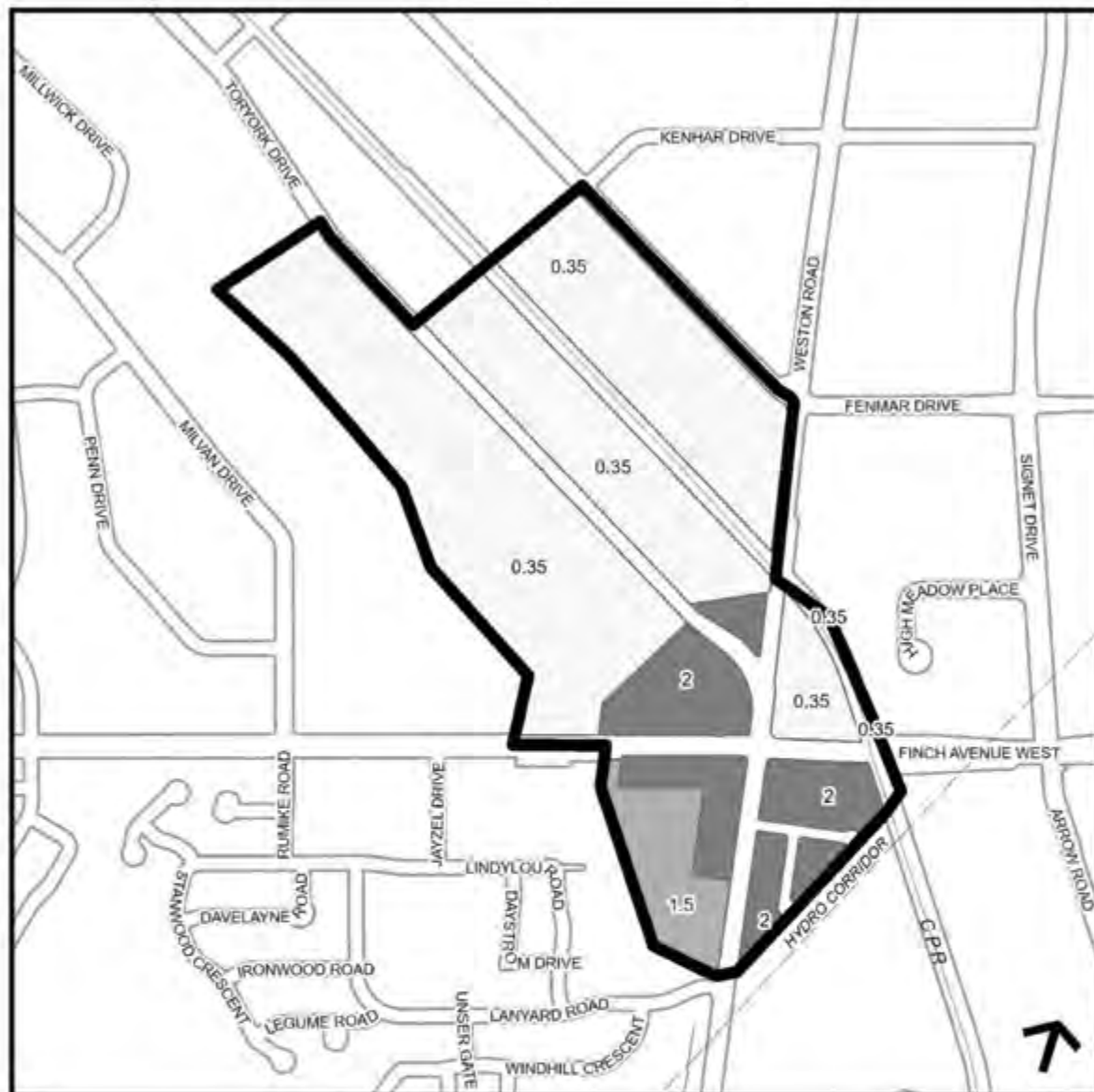
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – EMERY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, EMERY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 675. Protected Major Transit Station Area – Fairbank Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Fairbank LRT Station is a protected major transit station area shown as the Fairbank Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Fairbank Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

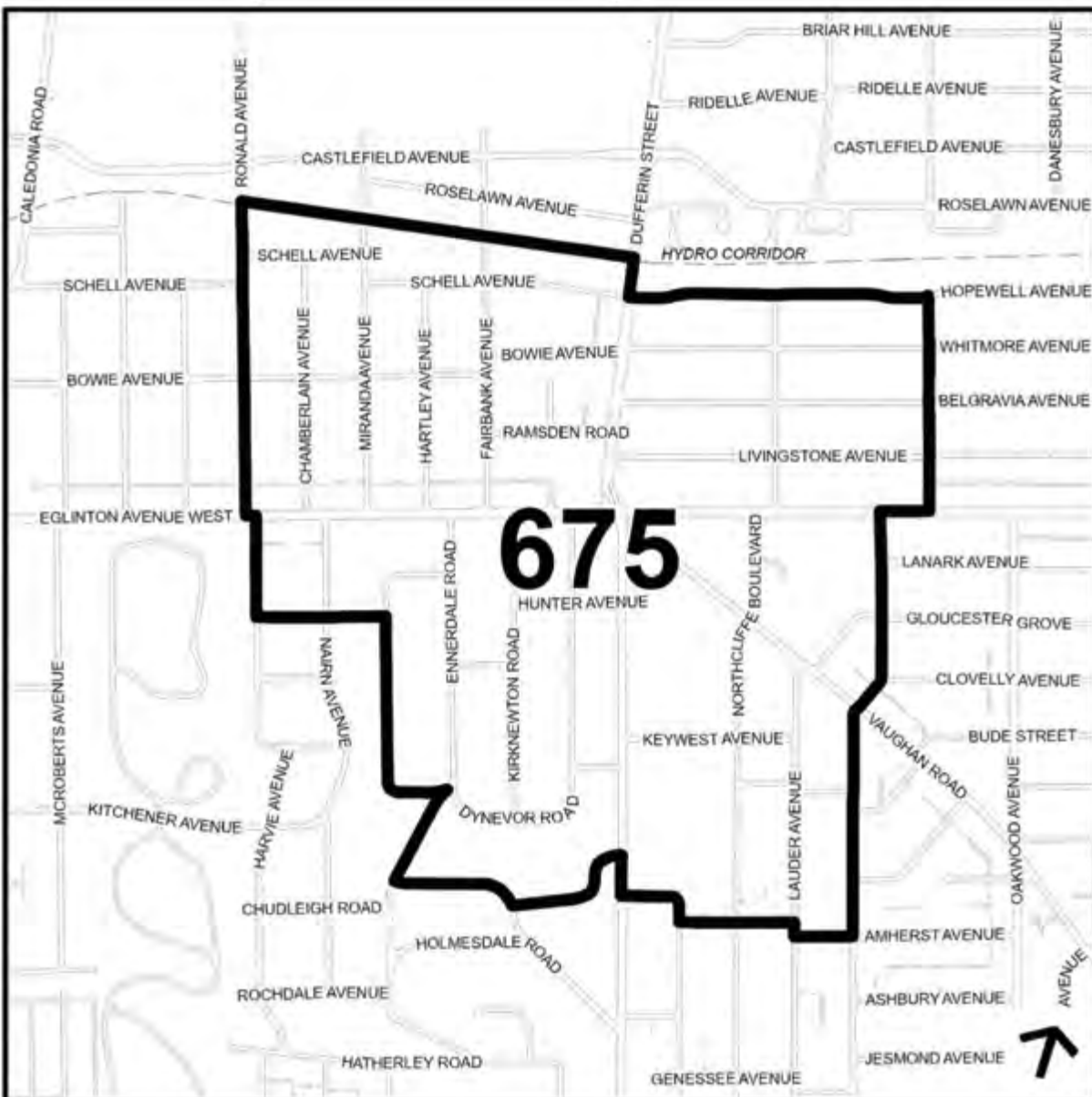
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

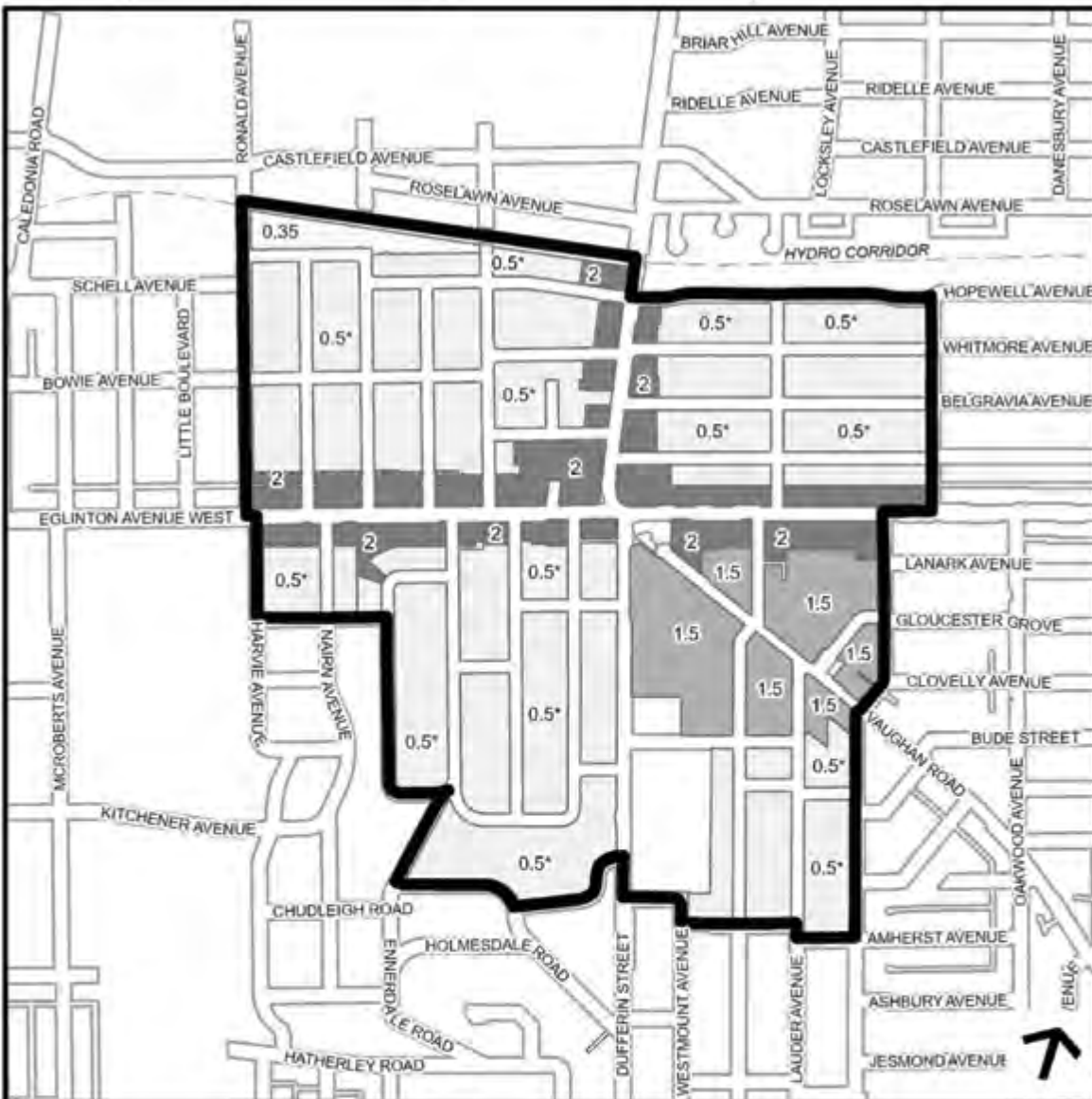
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – FAIRBANK PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, FAIRBANK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 727. Protected Major Transit Station Area – Finch Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Finch Subway Station is a protected major transit station area shown as the Finch Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Finch Station is planned for a minimum population and employment target of 350 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

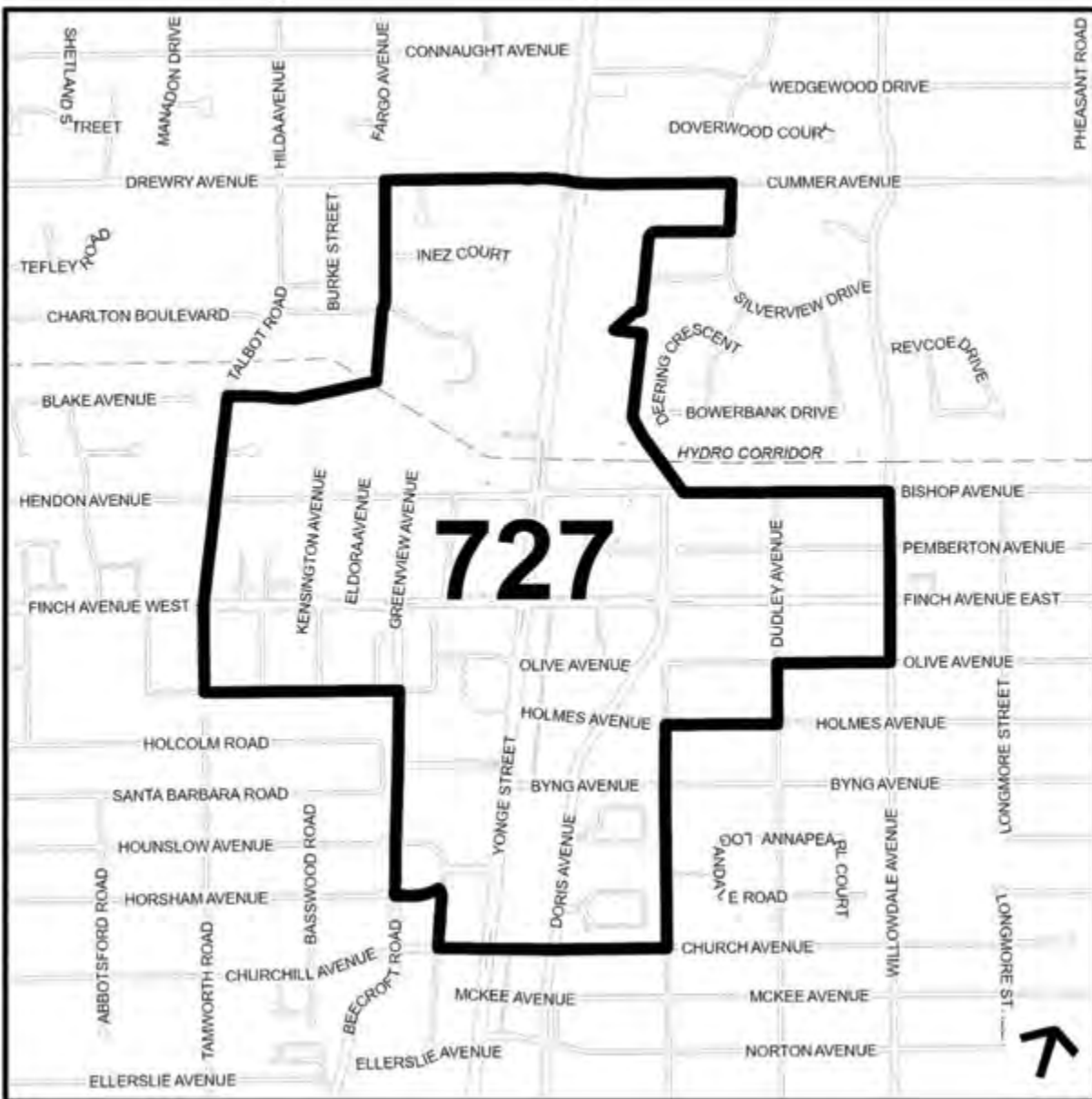
The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

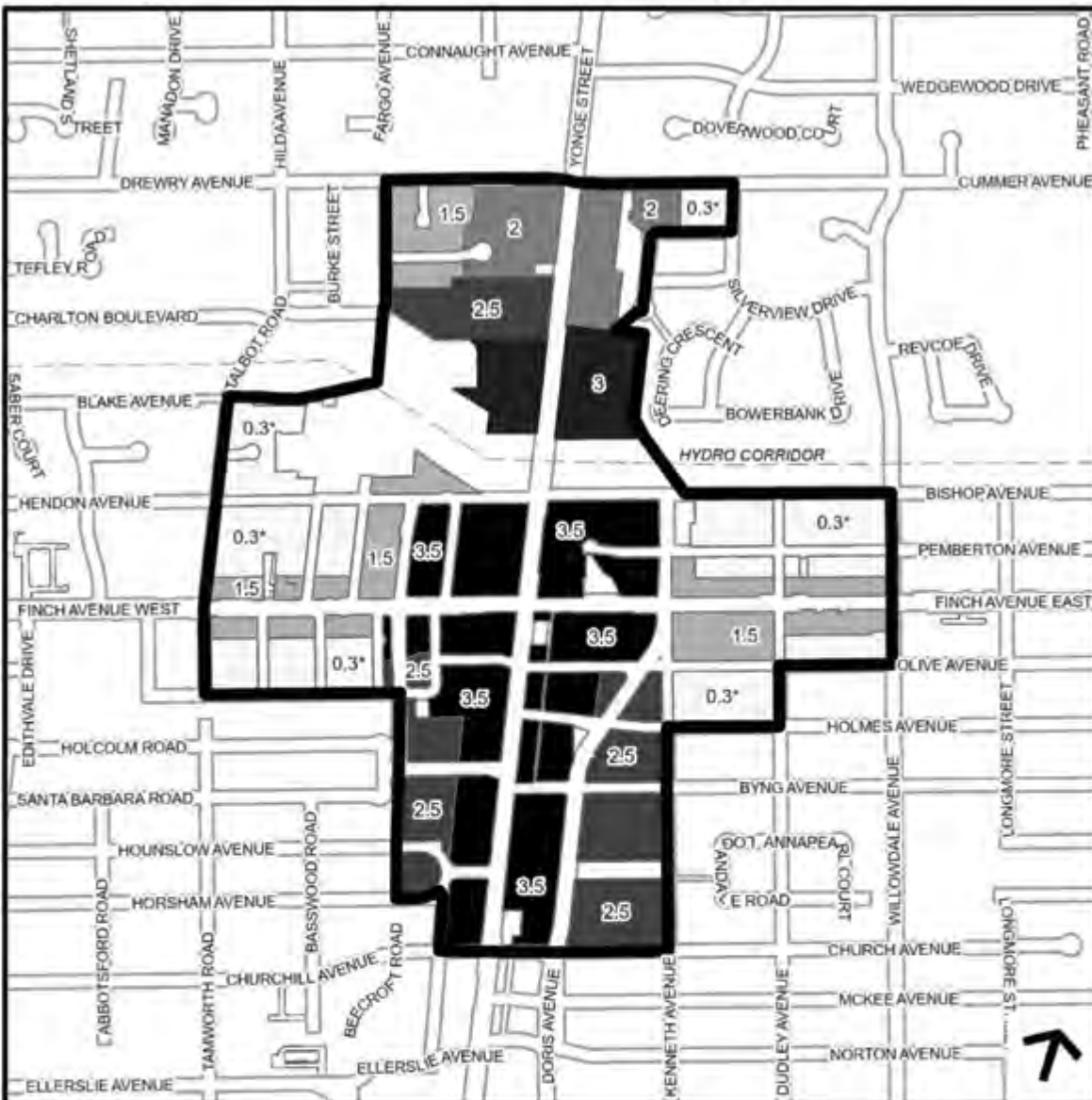
Minimum density requirements are shown on Map 2, represented in Floor Space Index.













**MAP 1 – FINCH PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, FINCH PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 677. Protected Major Transit Station Area – Forest Hill Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Forest Hill LRT Station is a protected major transit station area shown as the Forest Hill Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Forest Hill Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

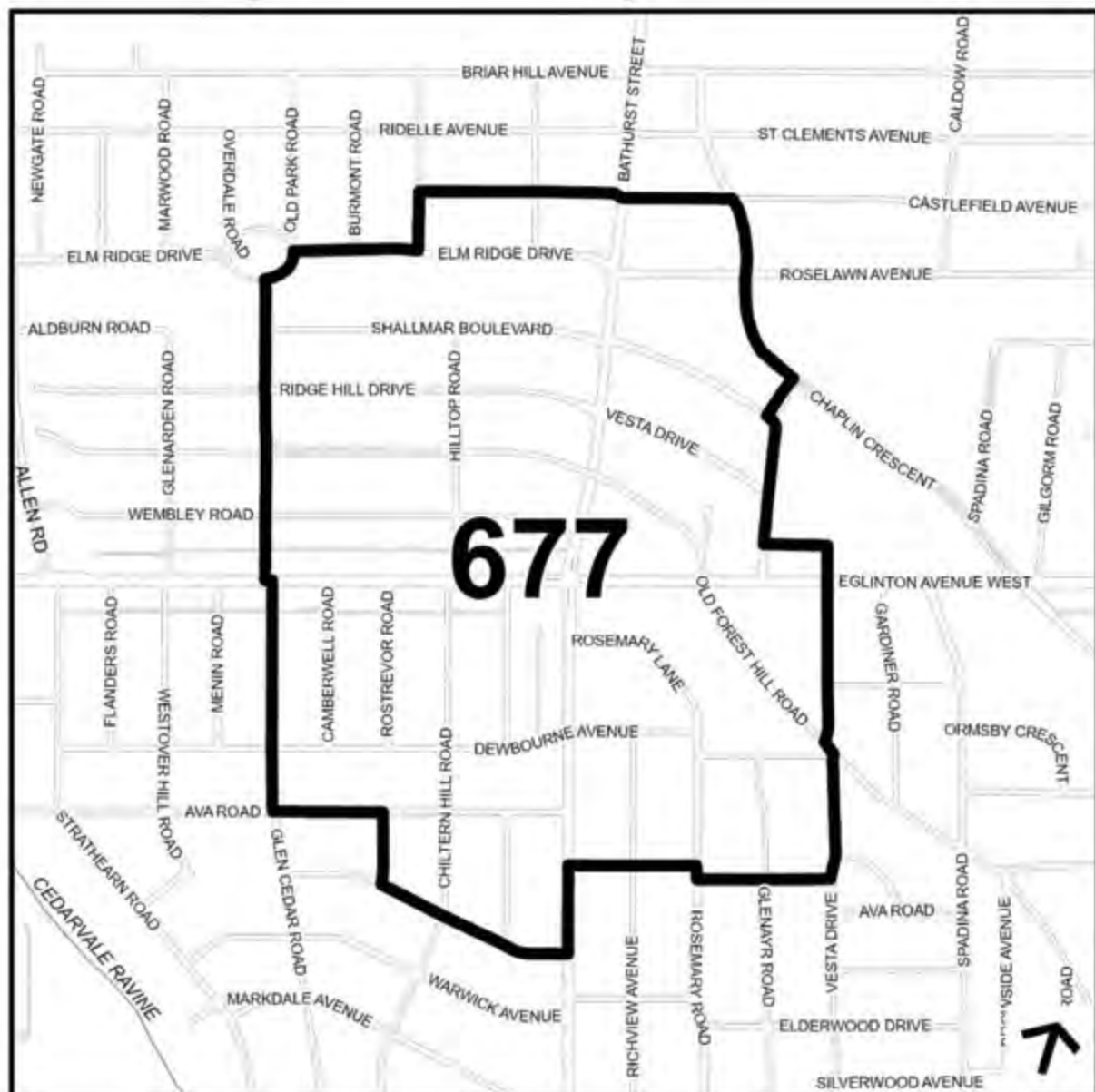
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – FOREST HILL PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, FOREST HILL PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 691. Protected Major Transit Station Area – Front-Spadina Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Front-Spadina GO Station is a protected major transit station area shown as the Front-Spadina Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Front-Spadina Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

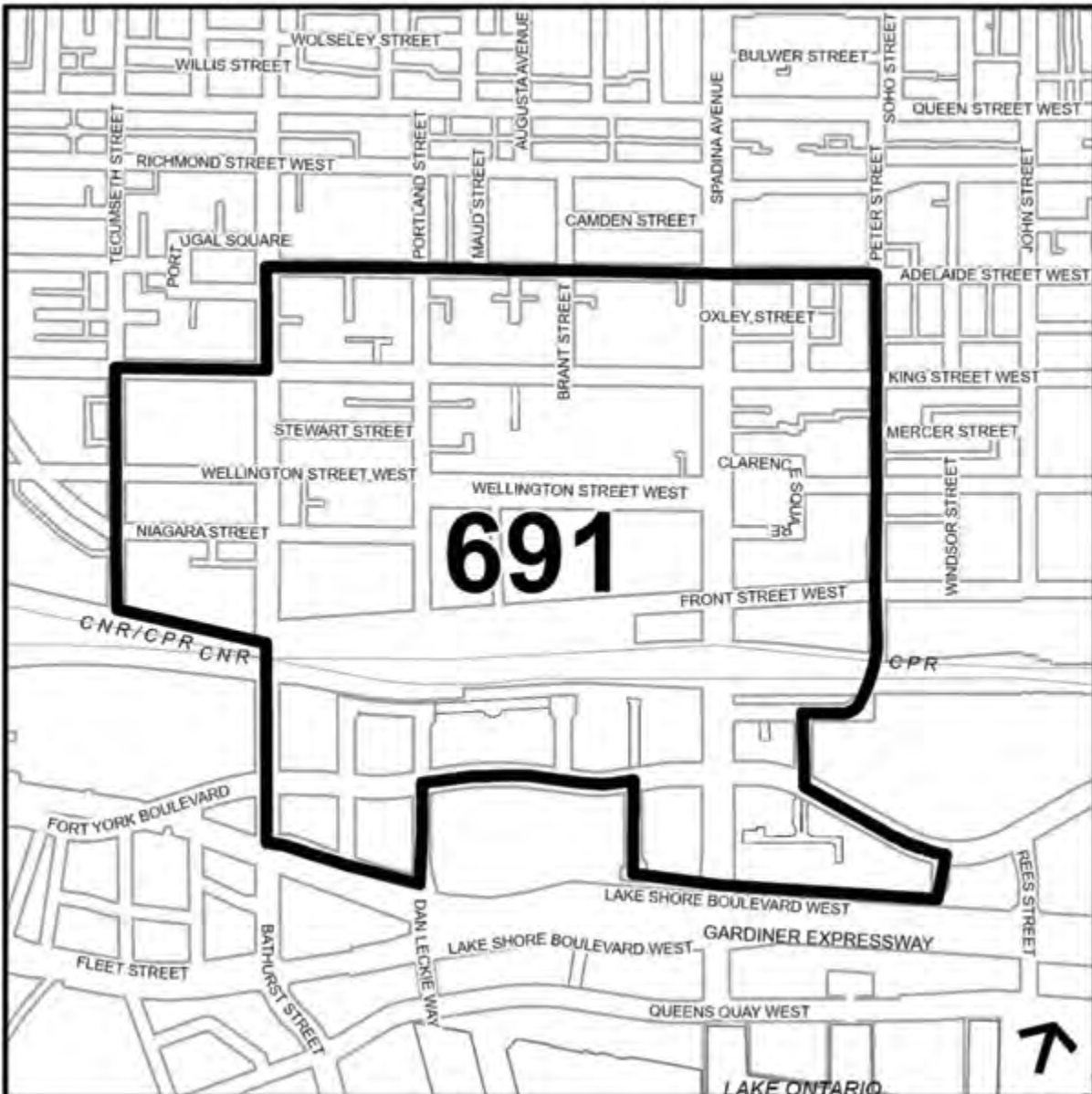
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

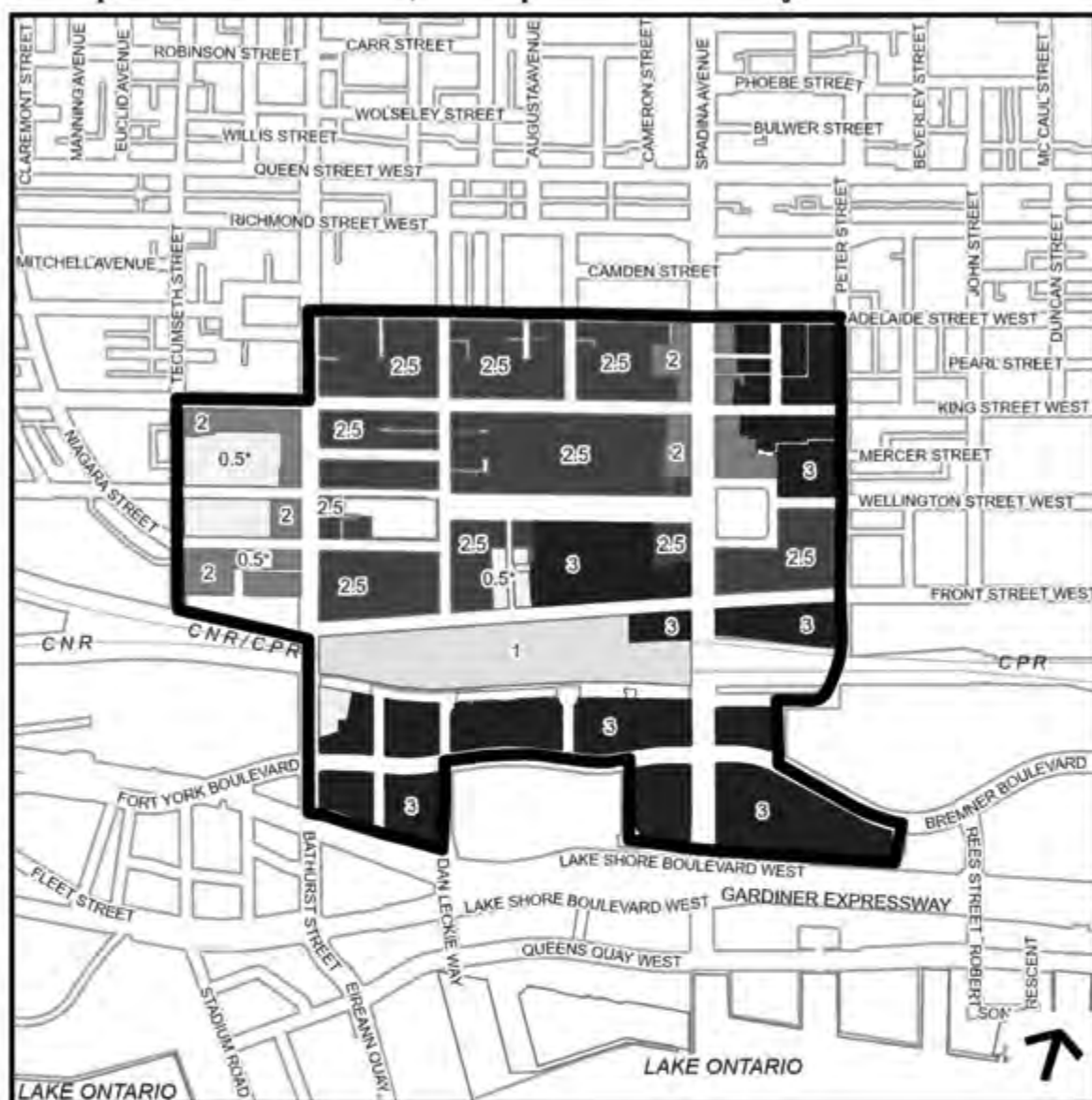
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











MAP 1 – FRONT-SPADINA PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, FRONT-SPADINA PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 668. Protected Major Transit Station Area – Golden Mile Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Golden Mile LRT Station is a protected major transit station area shown as the Golden Mile Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Golden Mile Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

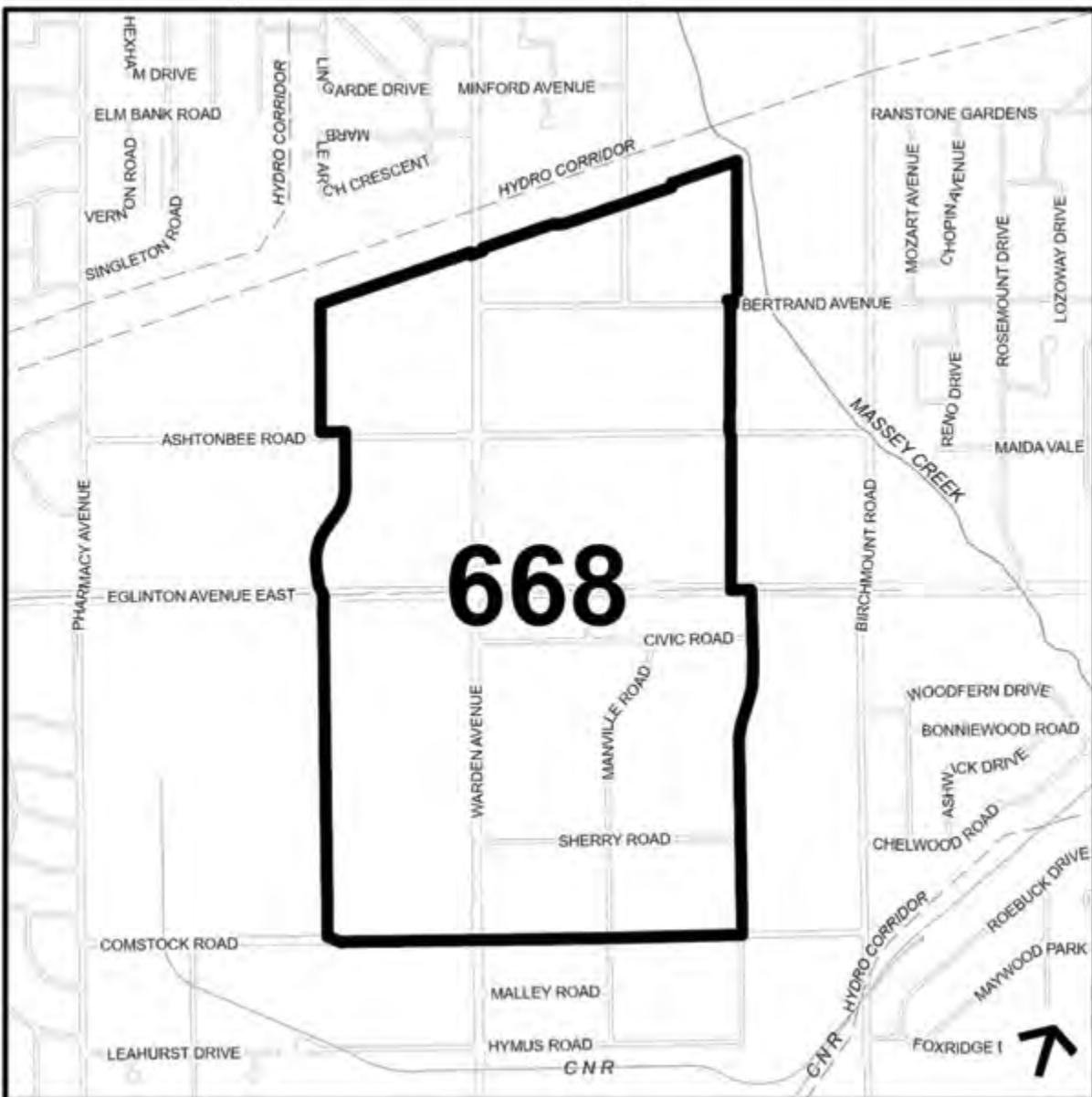
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

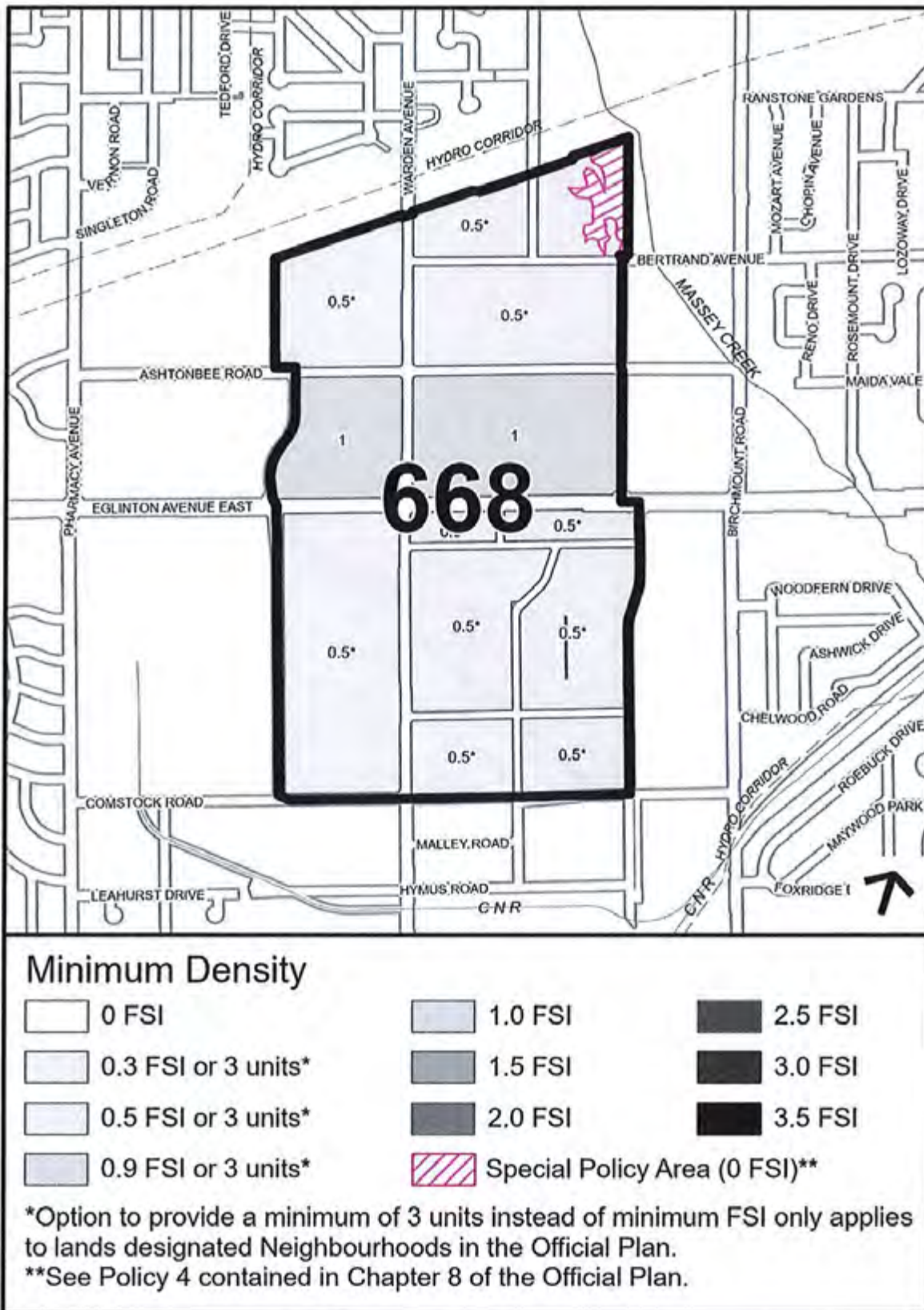
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – GOLDEN MILE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, GOLDEN MILE PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 667. Protected Major Transit Station Area – Hakimi Lebovic Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Hakimi Lebovic LRT Station is a protected major transit station area shown as the Hakimi Lebovic Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Hakimi Lebovic Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

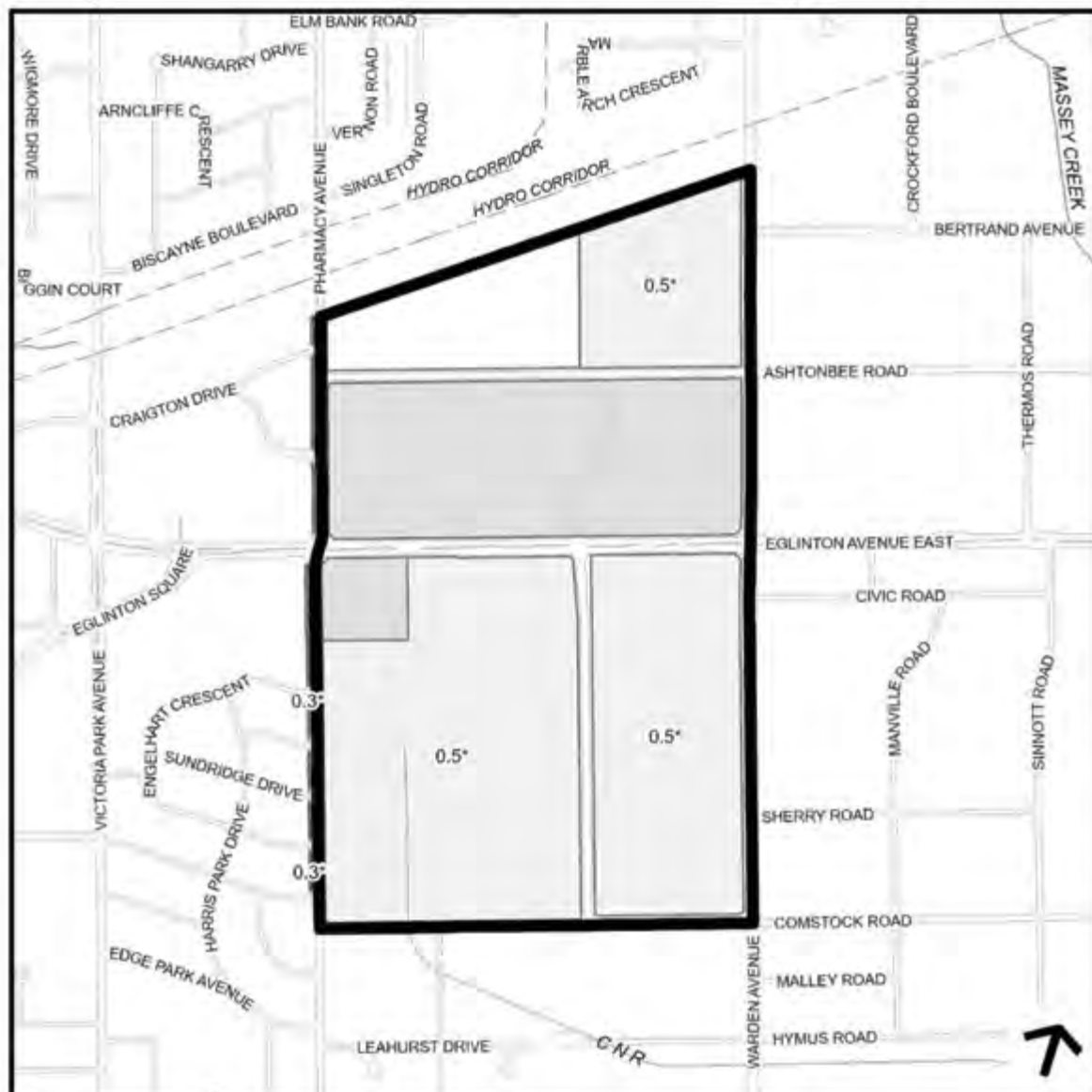
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – HAKIMI LEBOVIC PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, HAKIMI LEBOVIC PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 664. Protected Major Transit Station Area – Ionview Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Ionview LRT Station is a protected major transit station area shown as the Ionview Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Ionview Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

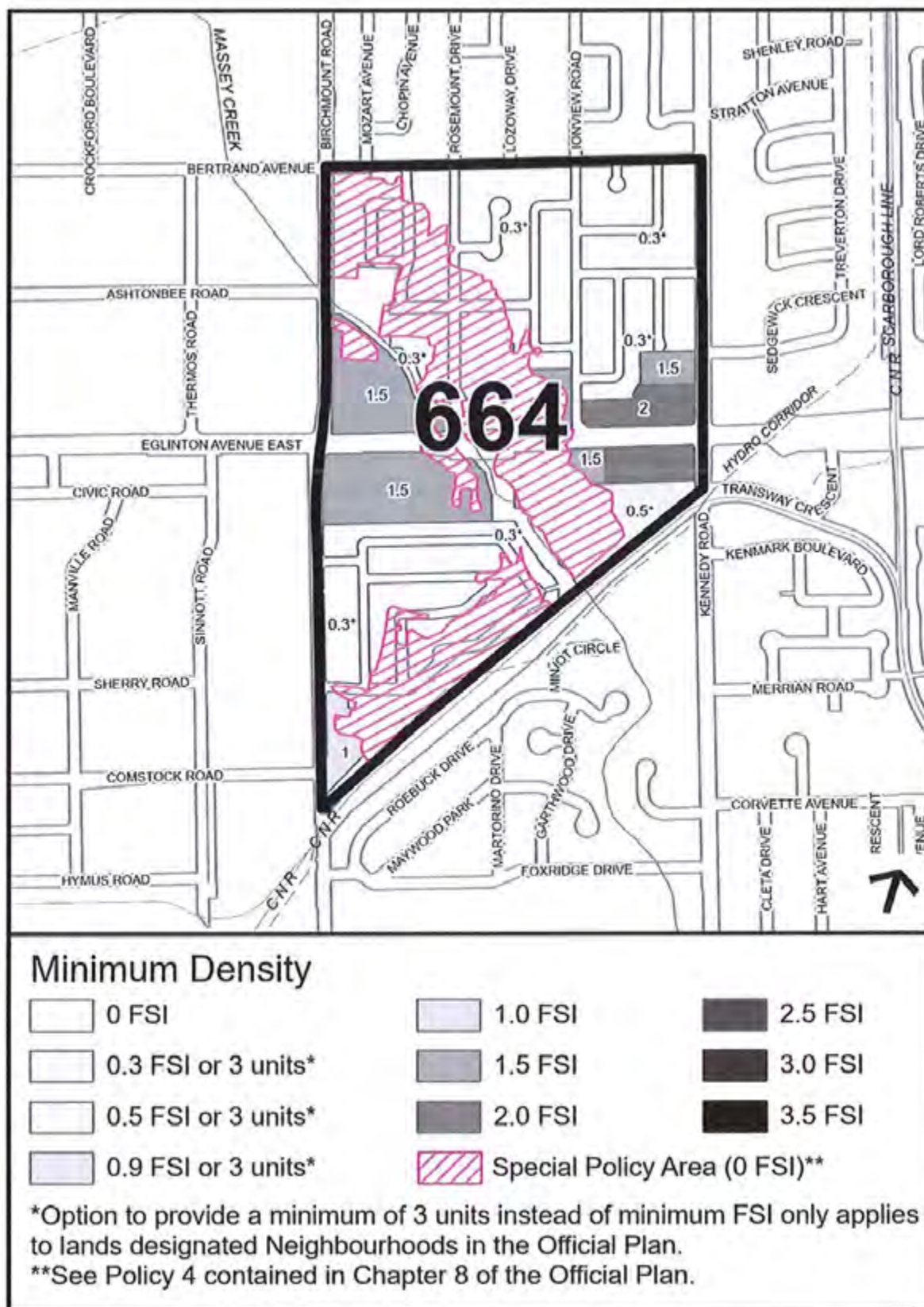
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – IONVIEW PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, IONVIEW PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 627. Protected Major Transit Station Area – Islington Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Islington Subway Station is a protected major transit station area shown as the Islington Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Islington Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

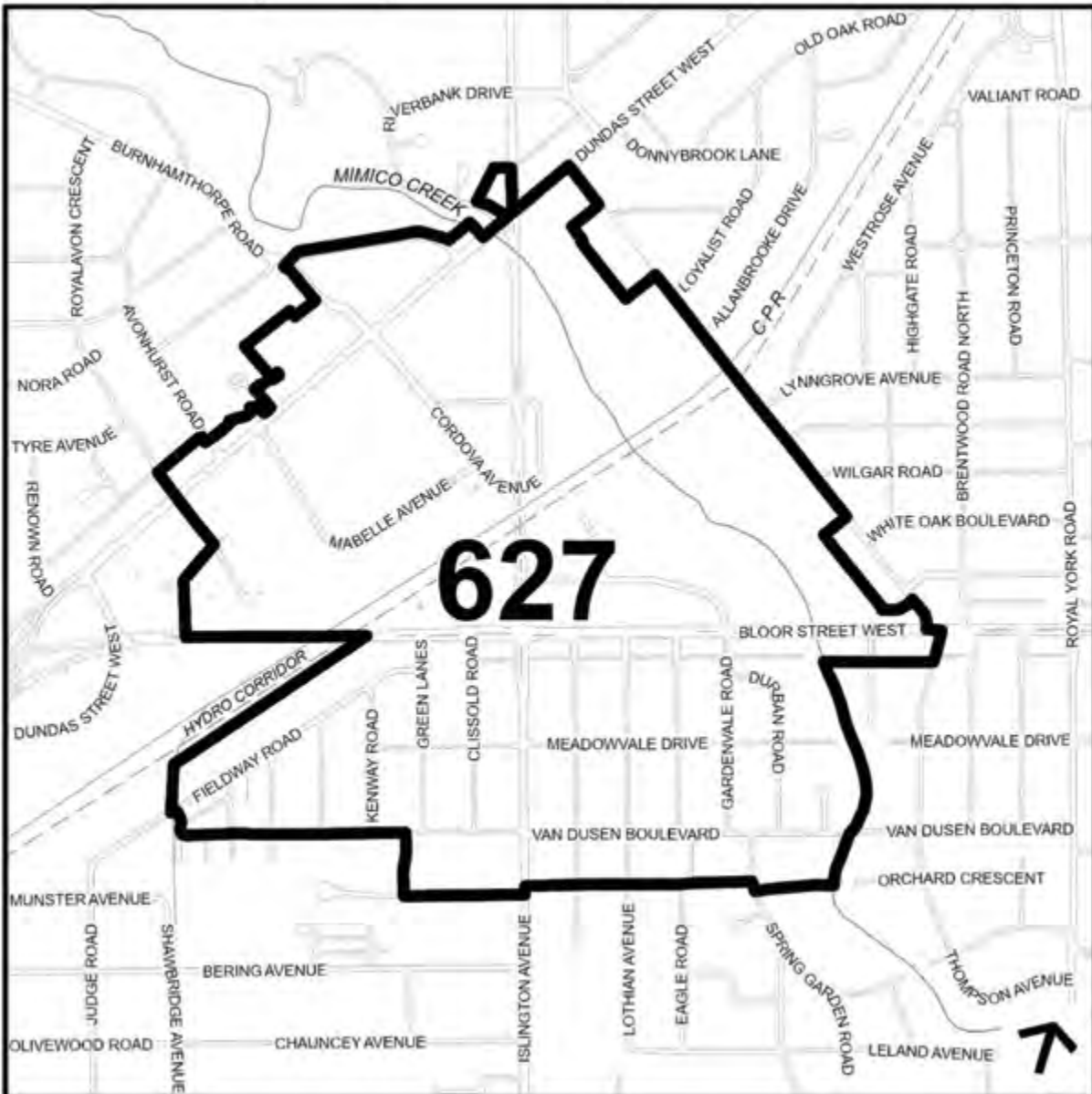
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 14 and 15 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

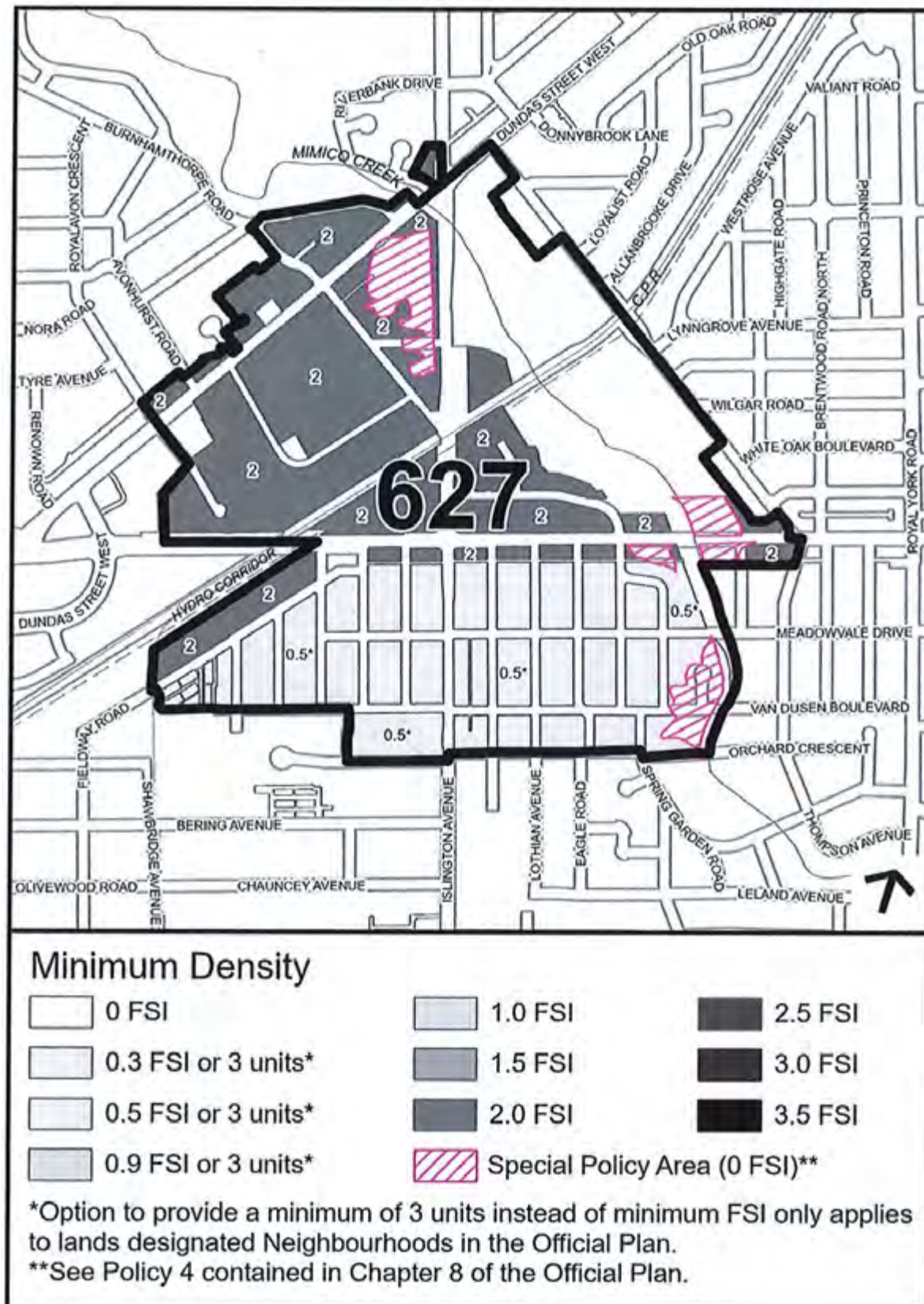
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – ISLINGTON PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, ISLINGTON PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 698. Protected Major Transit Station Area – Jane and Finch Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Jane and Finch LRT Station is a protected major transit station area shown as the Jane and Finch Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Jane and Finch Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

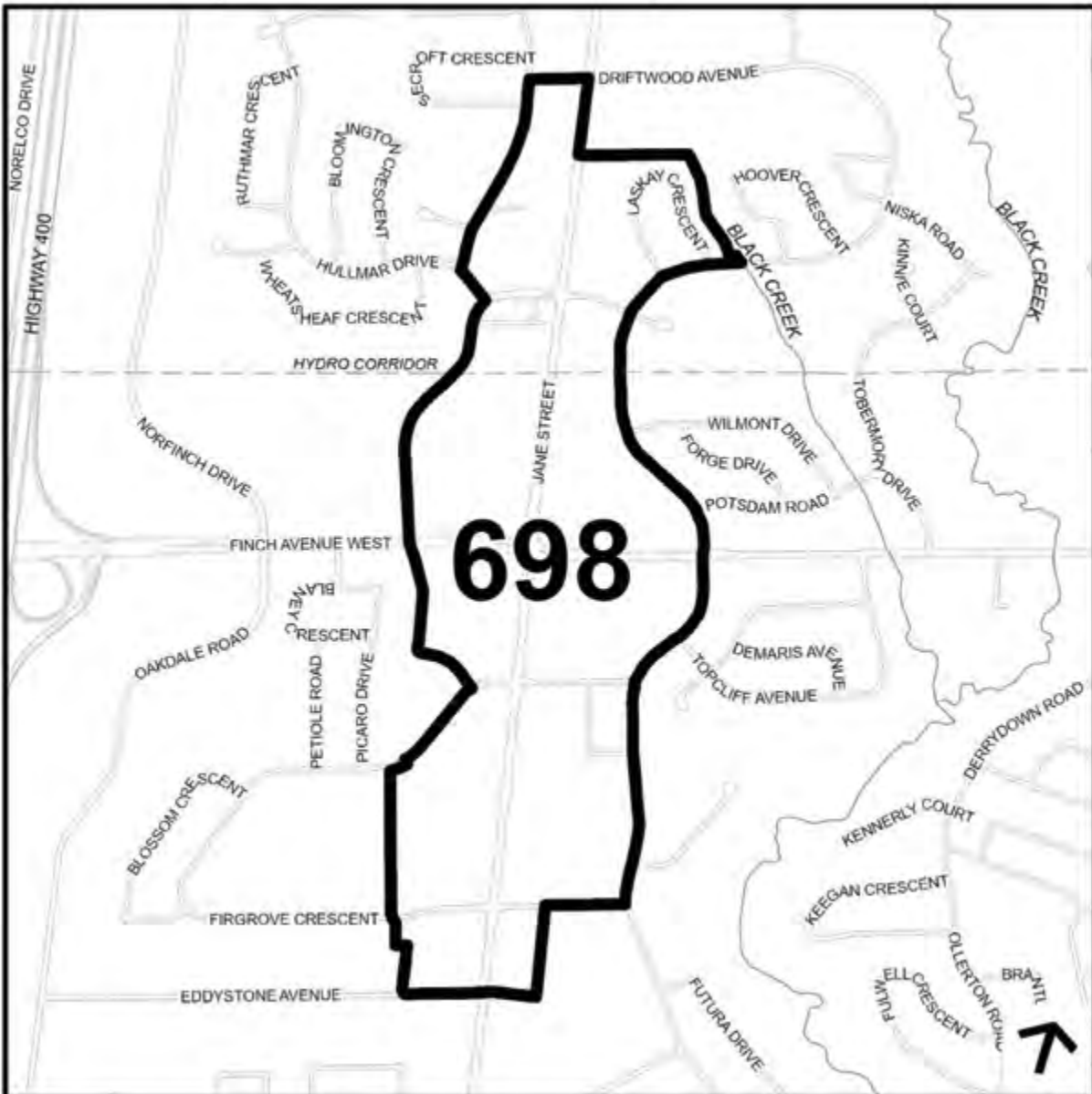
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 13 and 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – JANE AND FINCH PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, JANE AND FINCH PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 673. Protected Major Transit Station Area – Keelesdale Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the planned Keelesdale LRT Station is a protected major transit station area shown as the Keelesdale Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Keelesdale Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

c) Authorized Uses of Land

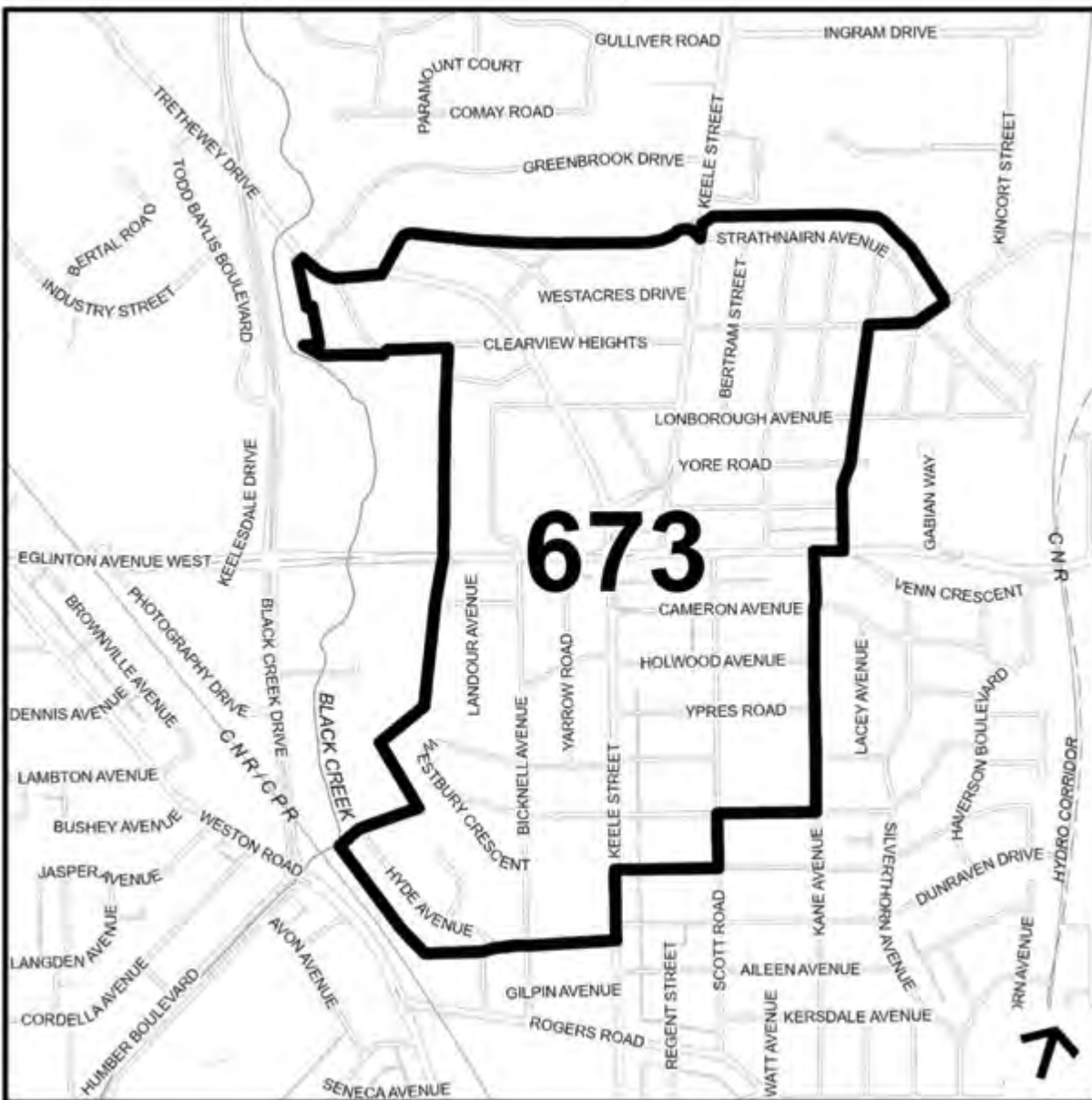
The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

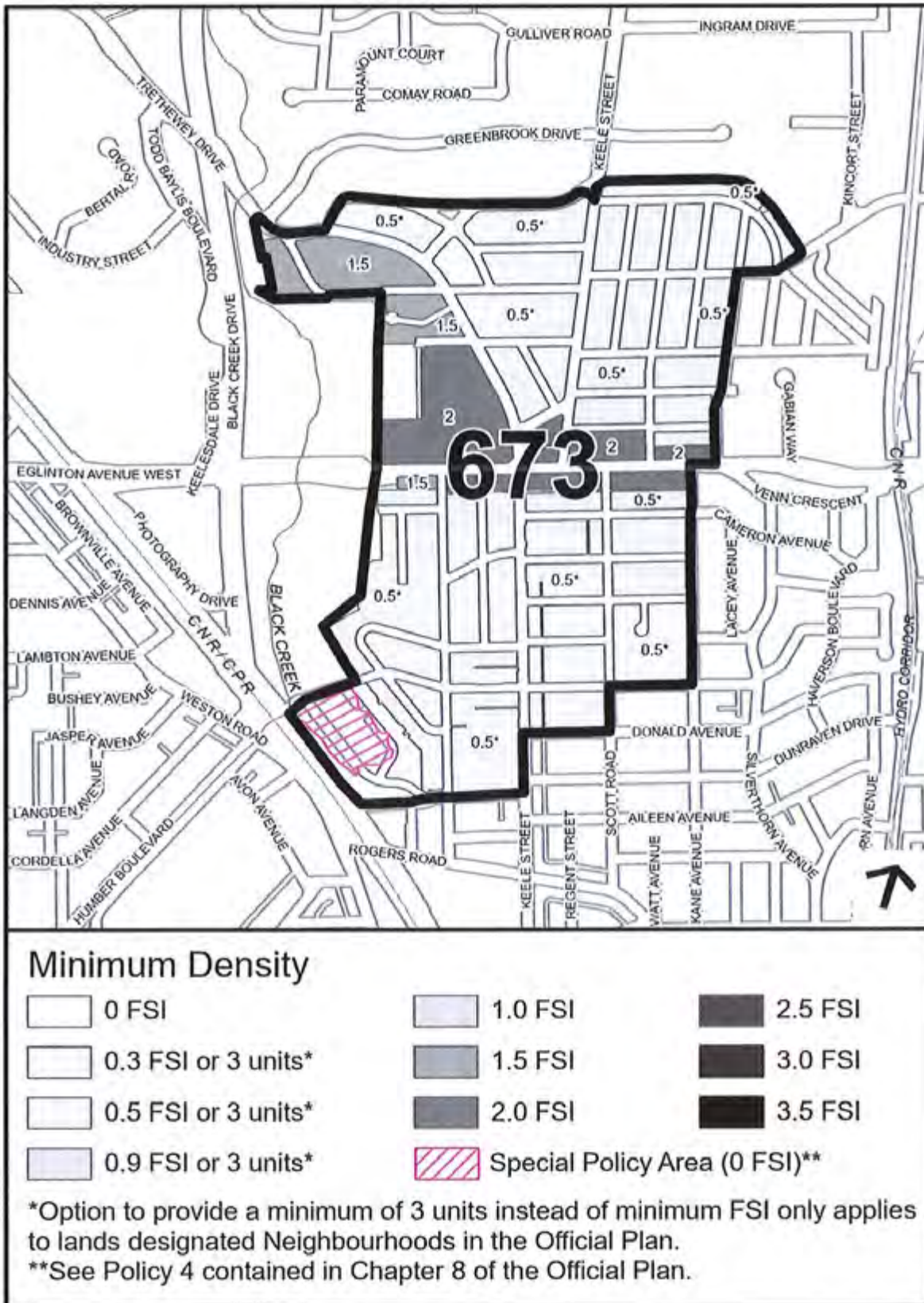
Minimum density requirements are shown on Map 2, represented in Floor Space Index.



MAP 1 – KEELESDALE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, KEELESDALE PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 647. Protected Major Transit Station Area – Kennedy Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Kennedy Subway/LRT/GO Interchange Station is a protected major transit station area shown as the Kennedy Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Kennedy Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

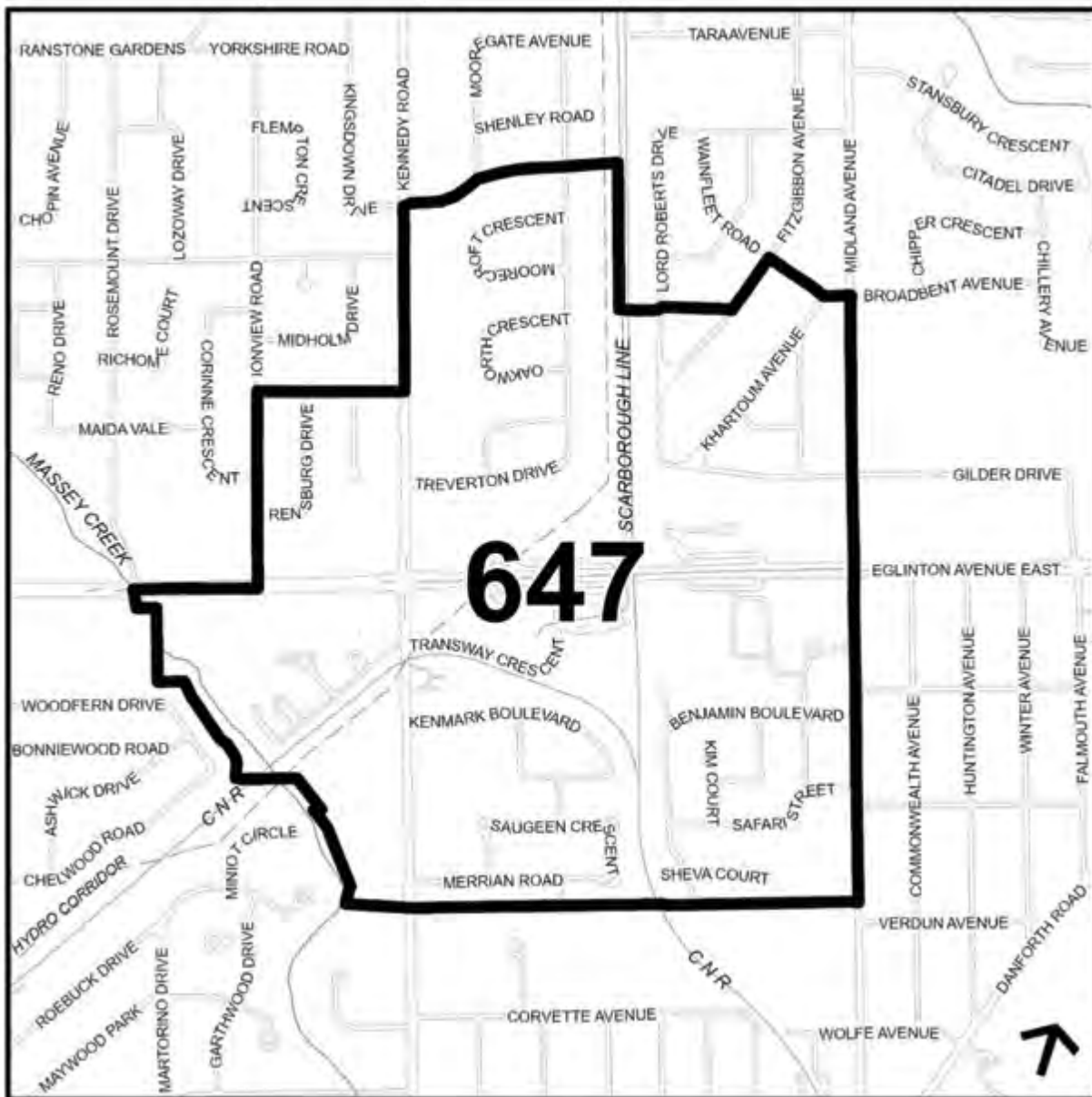
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

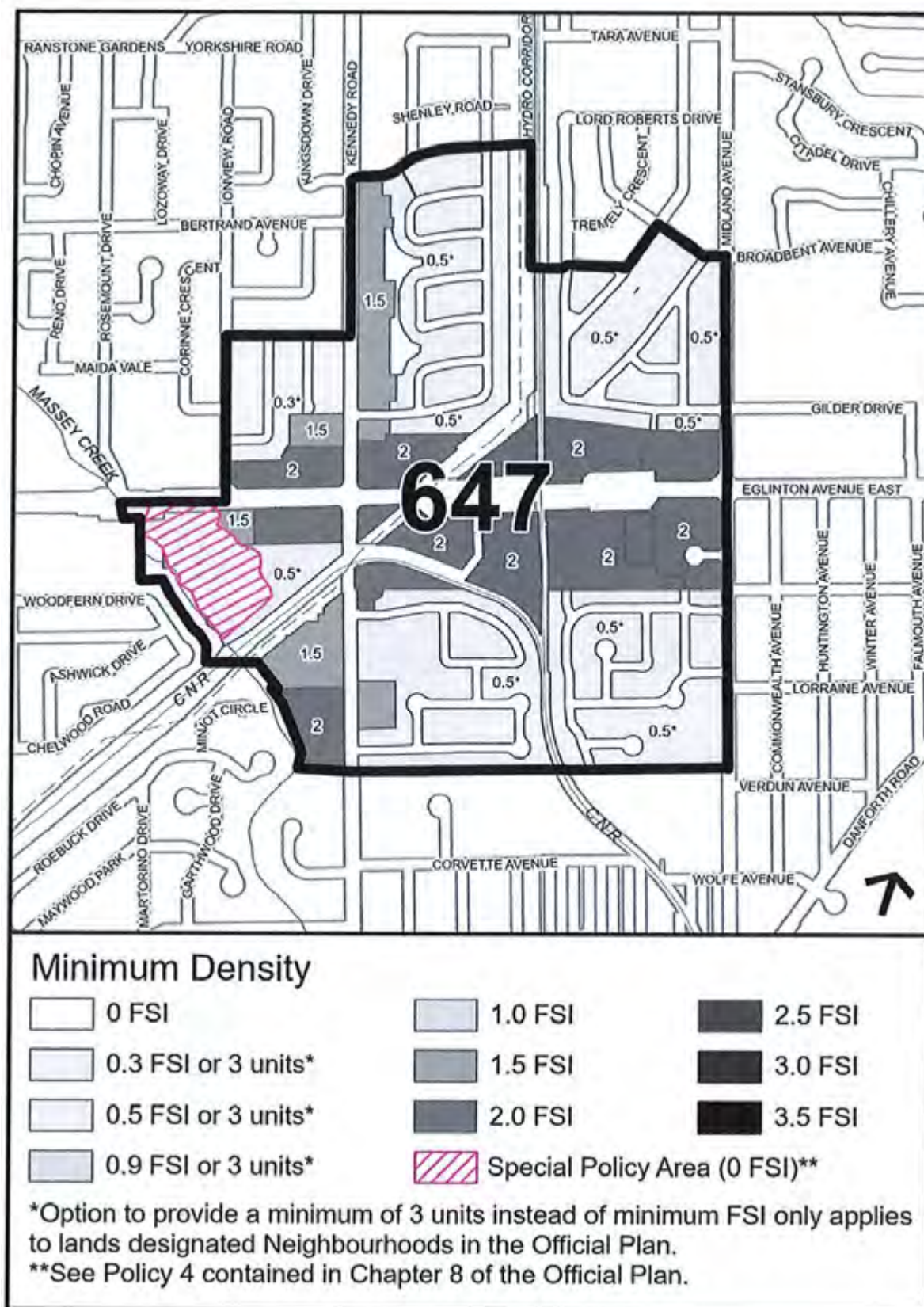
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – KENNEDY PROTECTED MAJOR TRANSIT STATION AREA**





**MAP 2 – MINIMUM DENSITIES, KENNEDY PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 761. Protected Major Transit Station Area – King-Bathurst Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned King-Bathurst Subway Station is a protected major transit station area shown as the King-Bathurst Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – King-Bathurst Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

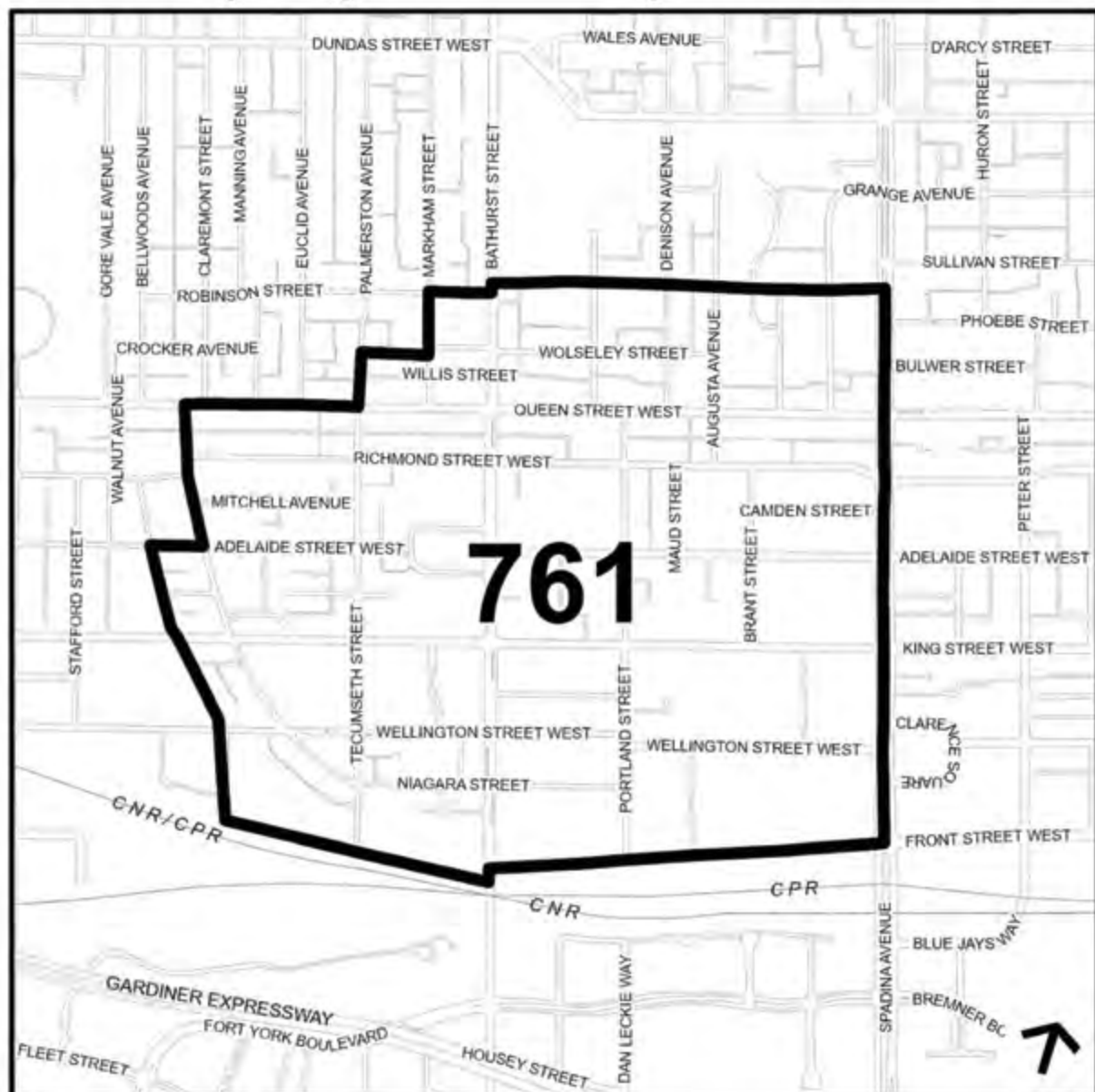
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

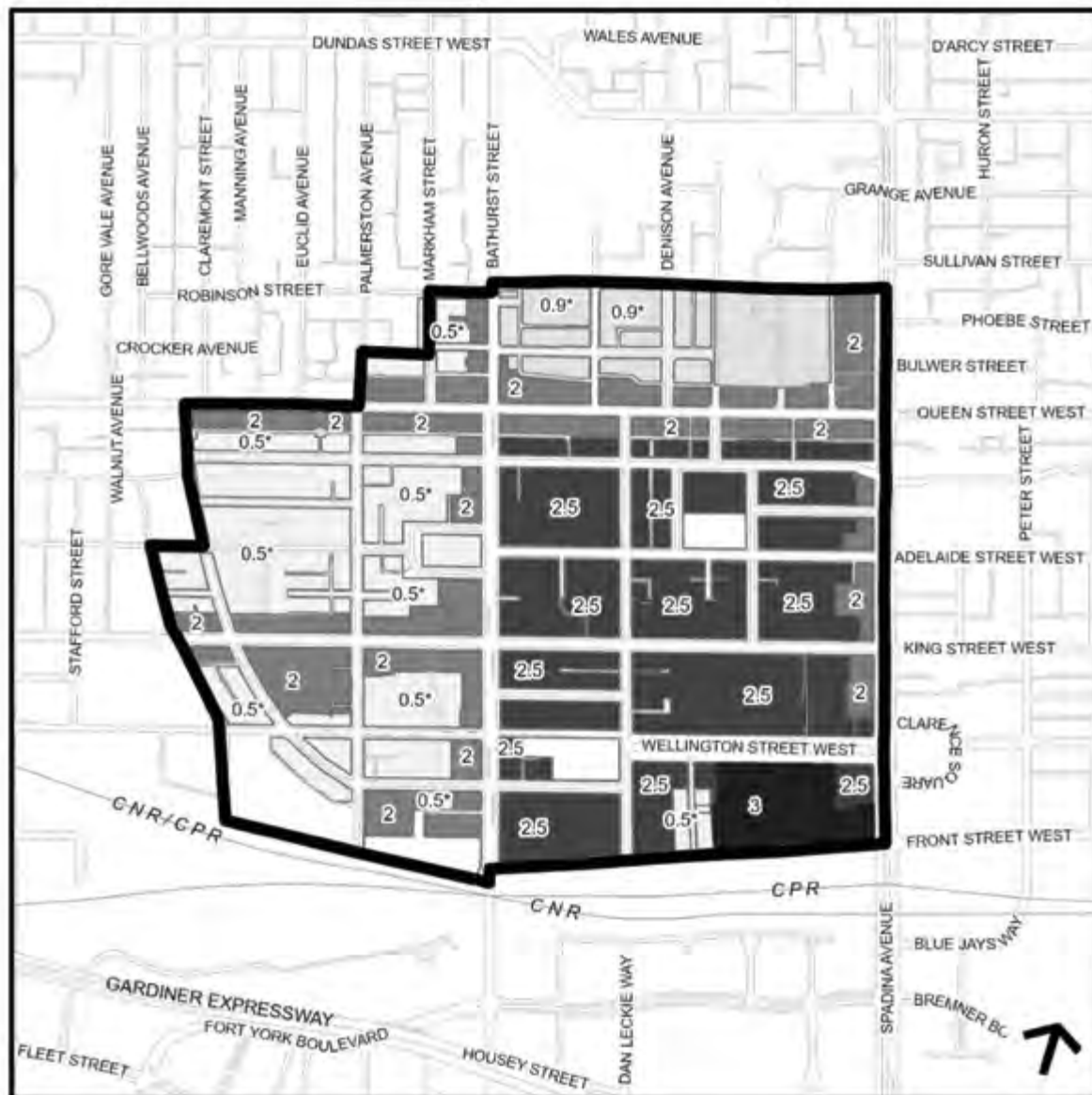
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – KING-BATHURST PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, KING-BATHURST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 687. Protected Major Transit Station Area – King-Liberty Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned King-Liberty GO Station is a protected major transit station area shown as the King-Liberty Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – King-Liberty Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

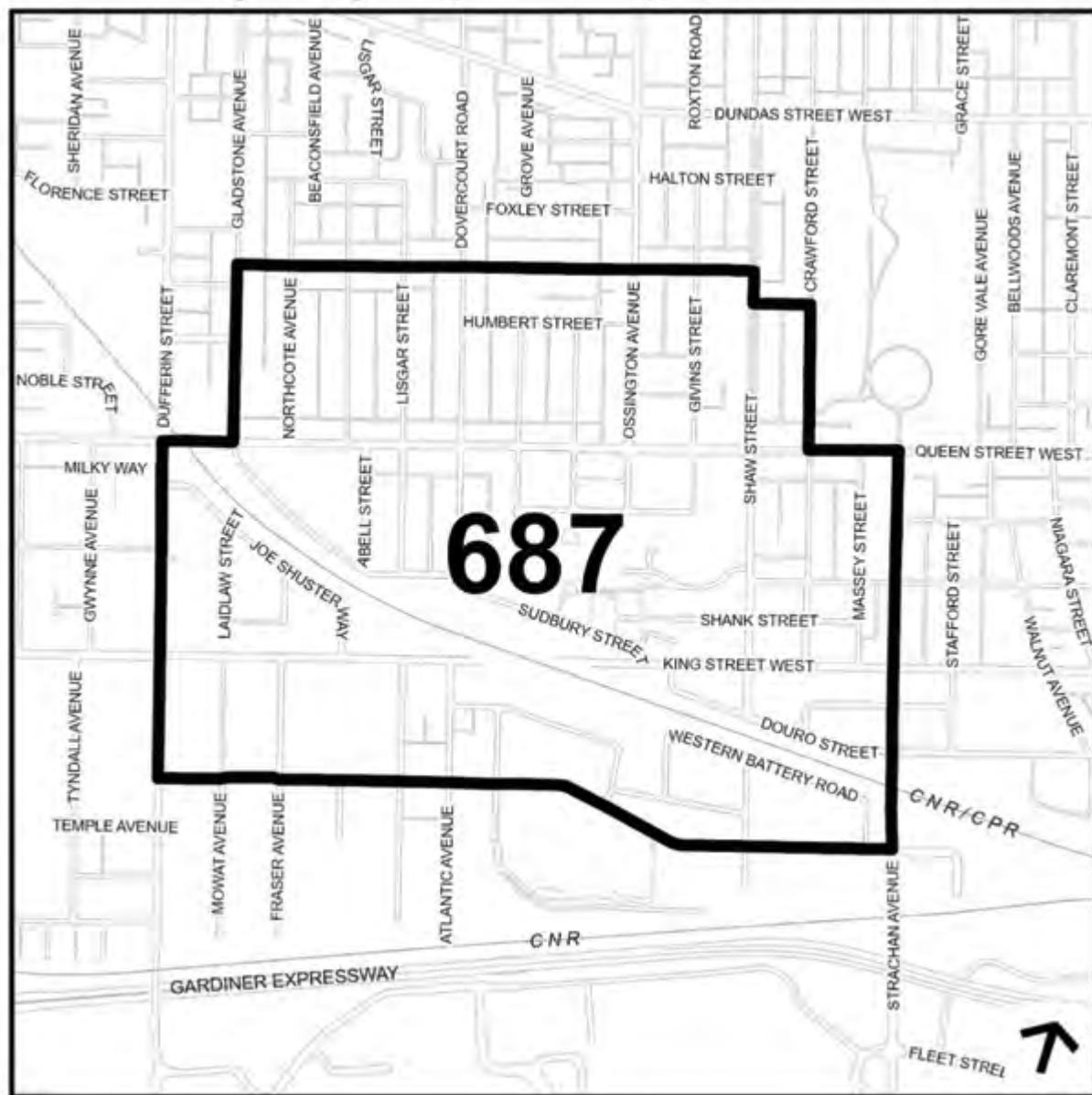
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

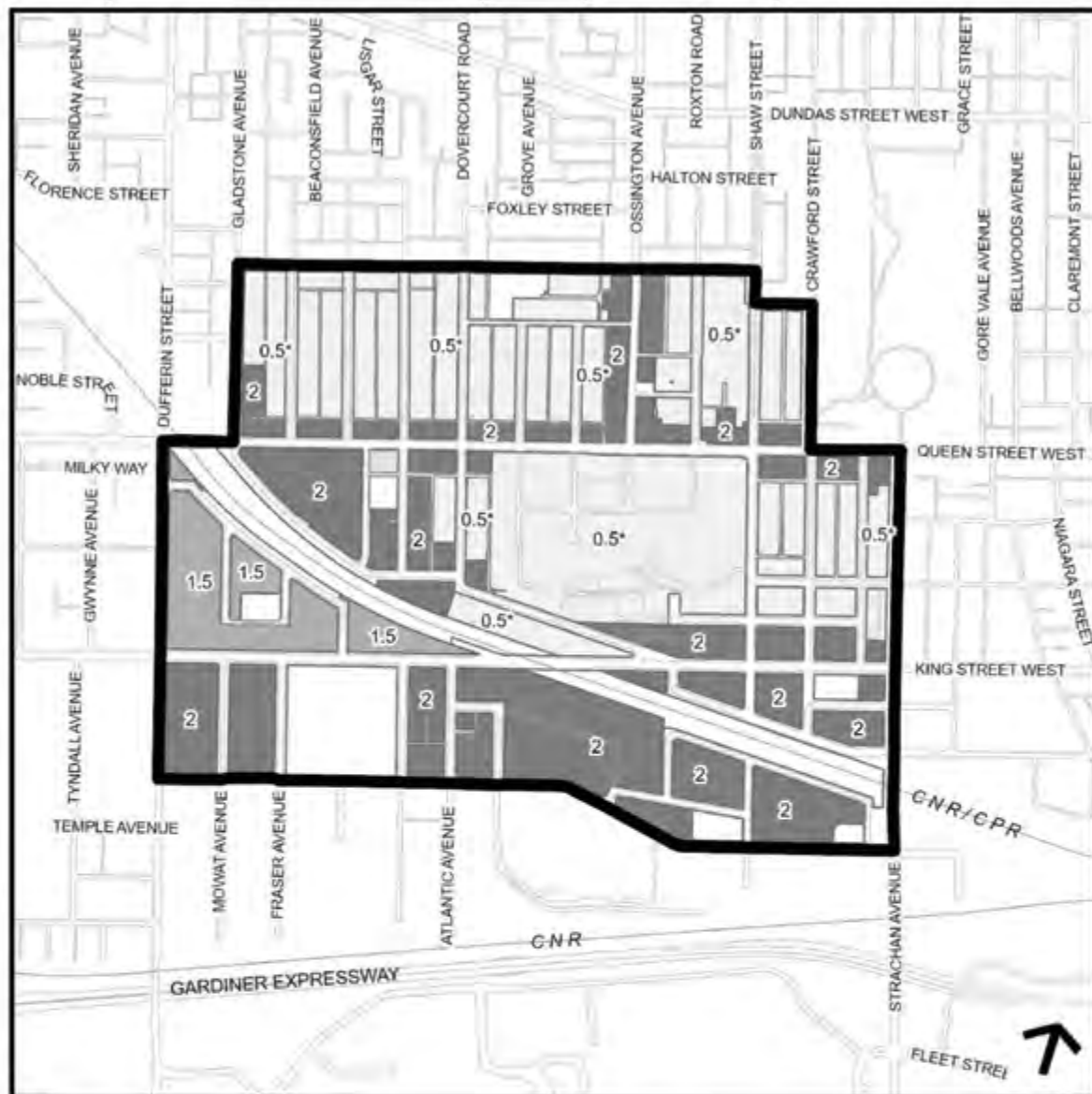
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











MAP 1 – KING-LIBERTY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, KING-LIBERTY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 626. Protected Major Transit Station Area – Kipling Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Kipling Subway/GO Interchange Station is a protected major transit station area shown as the Kipling Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Kipling Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

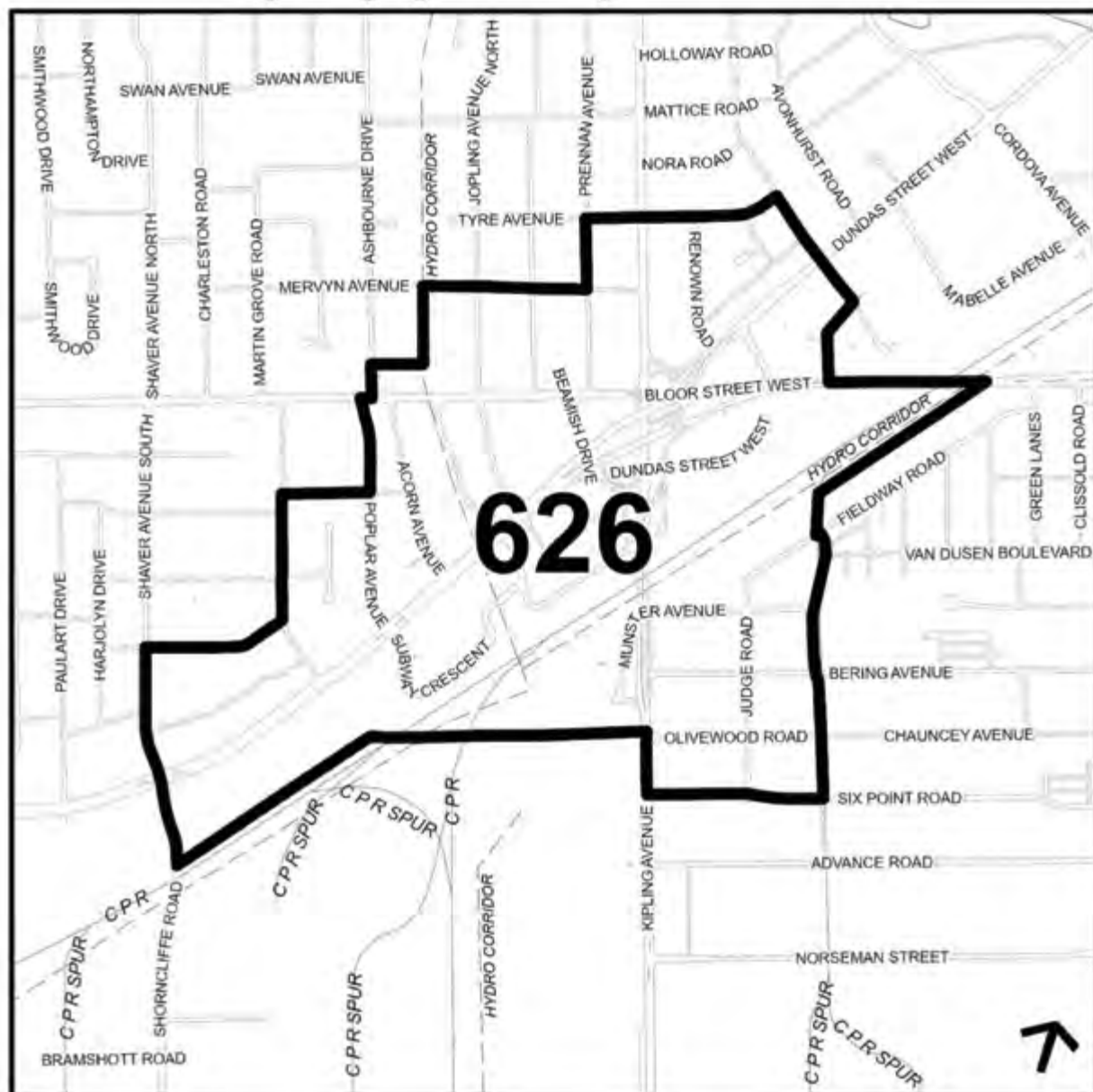
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 14 and 15 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

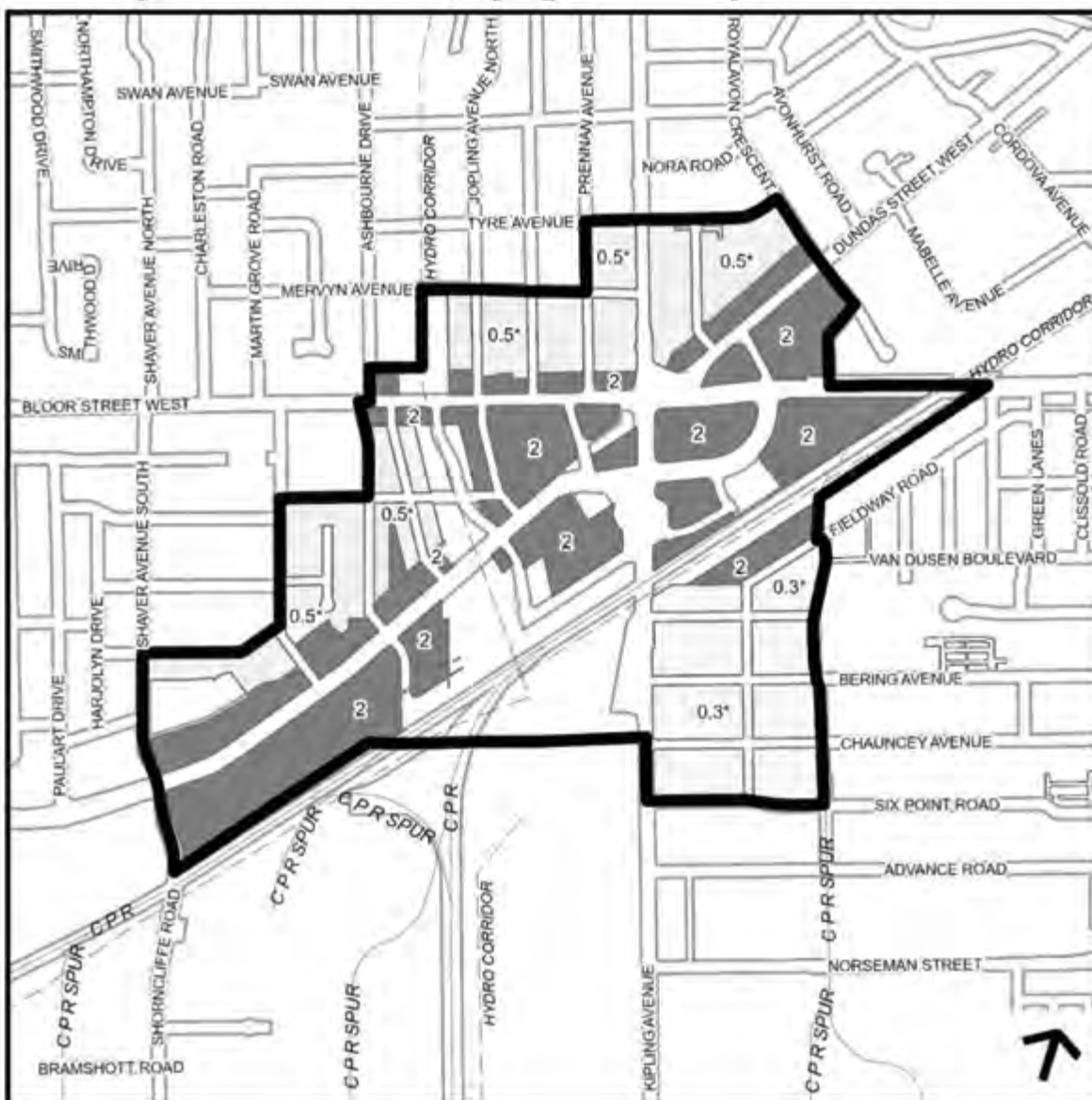
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – KIPLING PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, KIPLING PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 724. Protected Major Transit Station Area – Lawrence Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Lawrence Subway Station is a protected major transit station area shown as the Lawrence Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Lawrence Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – LAWRENCE PROTECTED MAJOR TRANSIT STATION AREA**





**MAP 2 – MINIMUM DENSITIES, LAWRENCE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 714. Protected Major Transit Station Area – Lawrence West Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Lawrence West Subway Station is a protected major transit station area shown as the Lawrence West Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Lawrence West Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

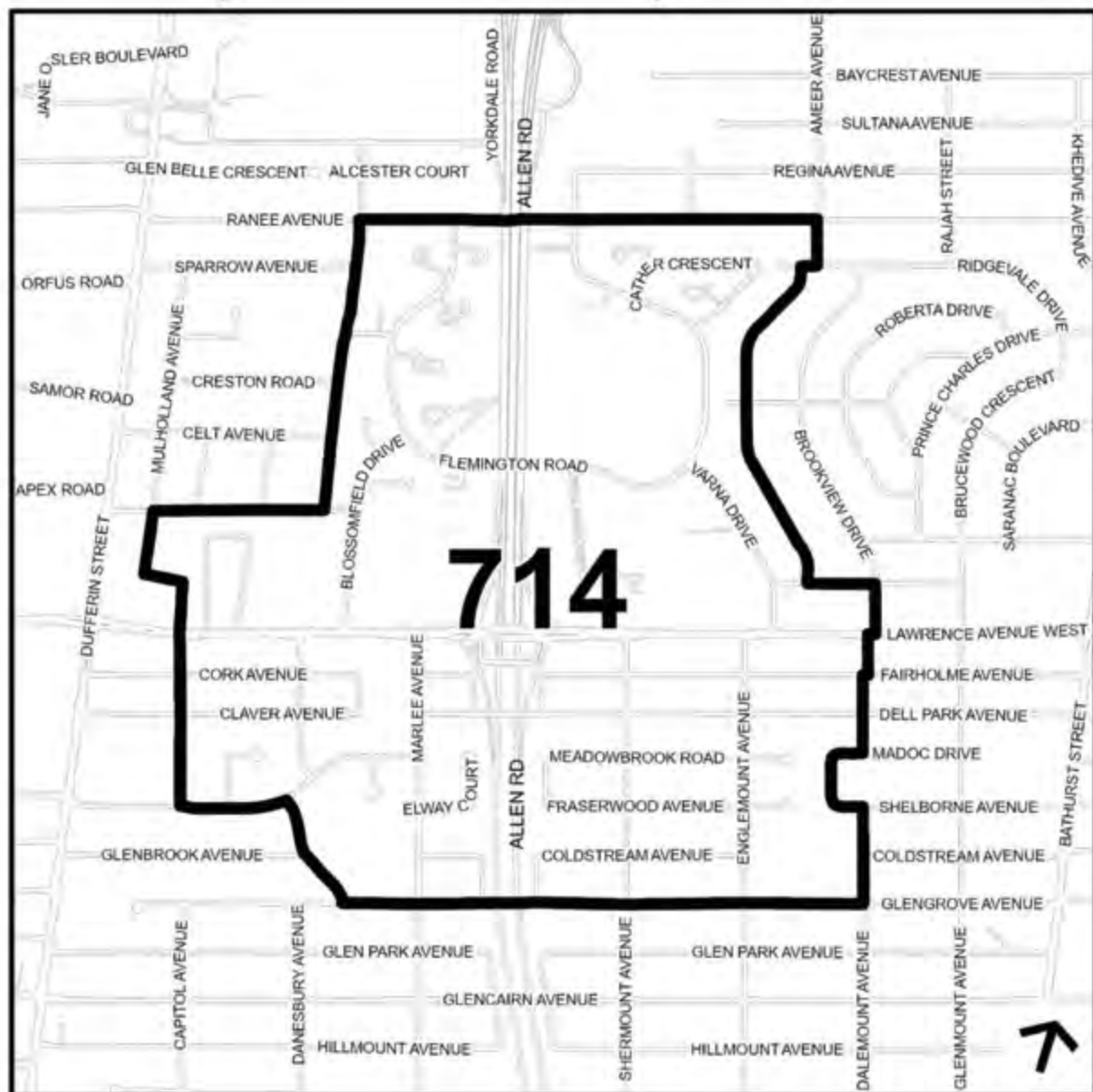
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

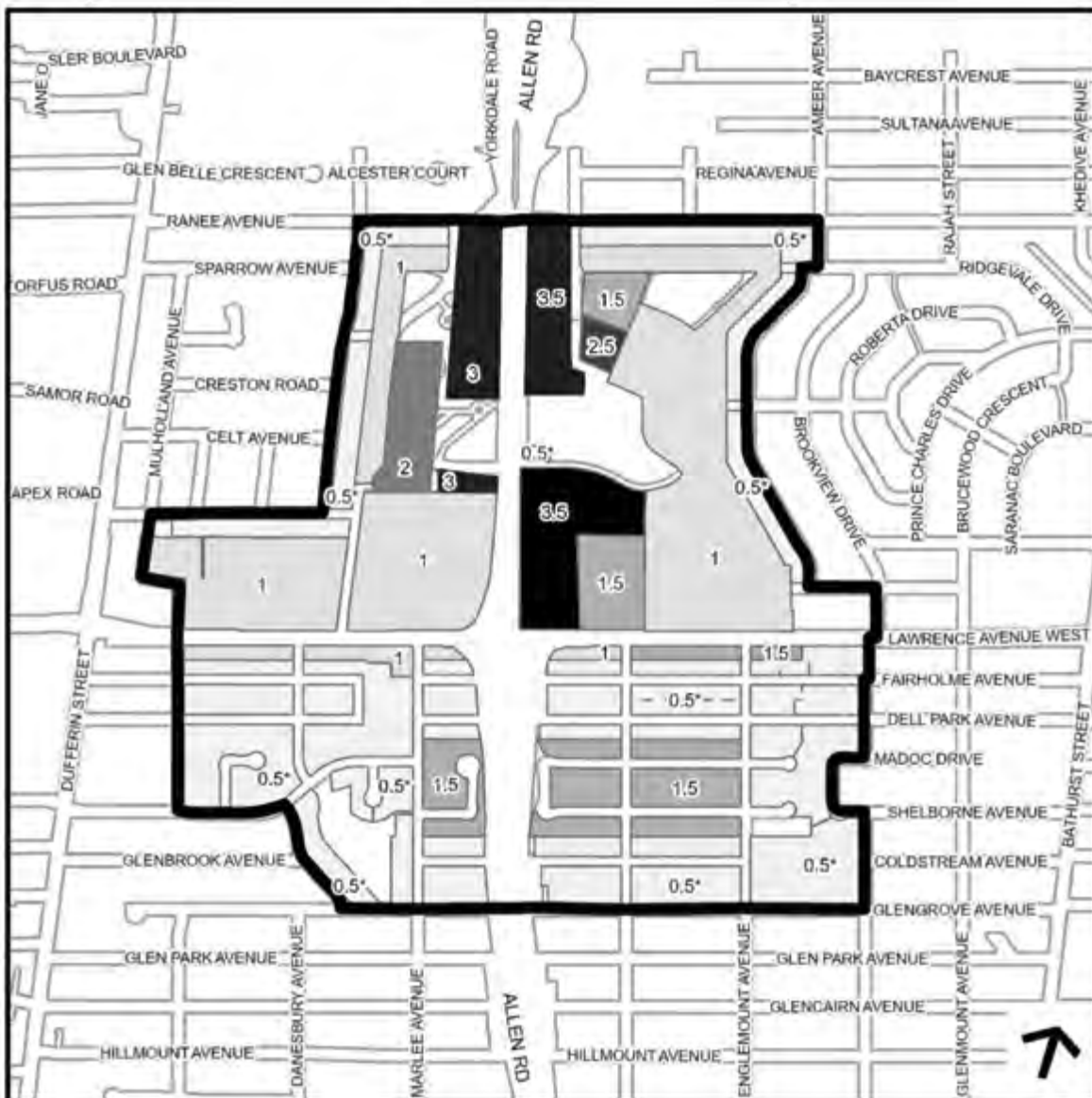
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











## MAP 1 – LAWRENCE WEST PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, LAWRENCE WEST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 681. Protected Major Transit Station Area – Leaside Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Leaside LRT Station is a protected major transit station area shown as the Leaside Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Leaside Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

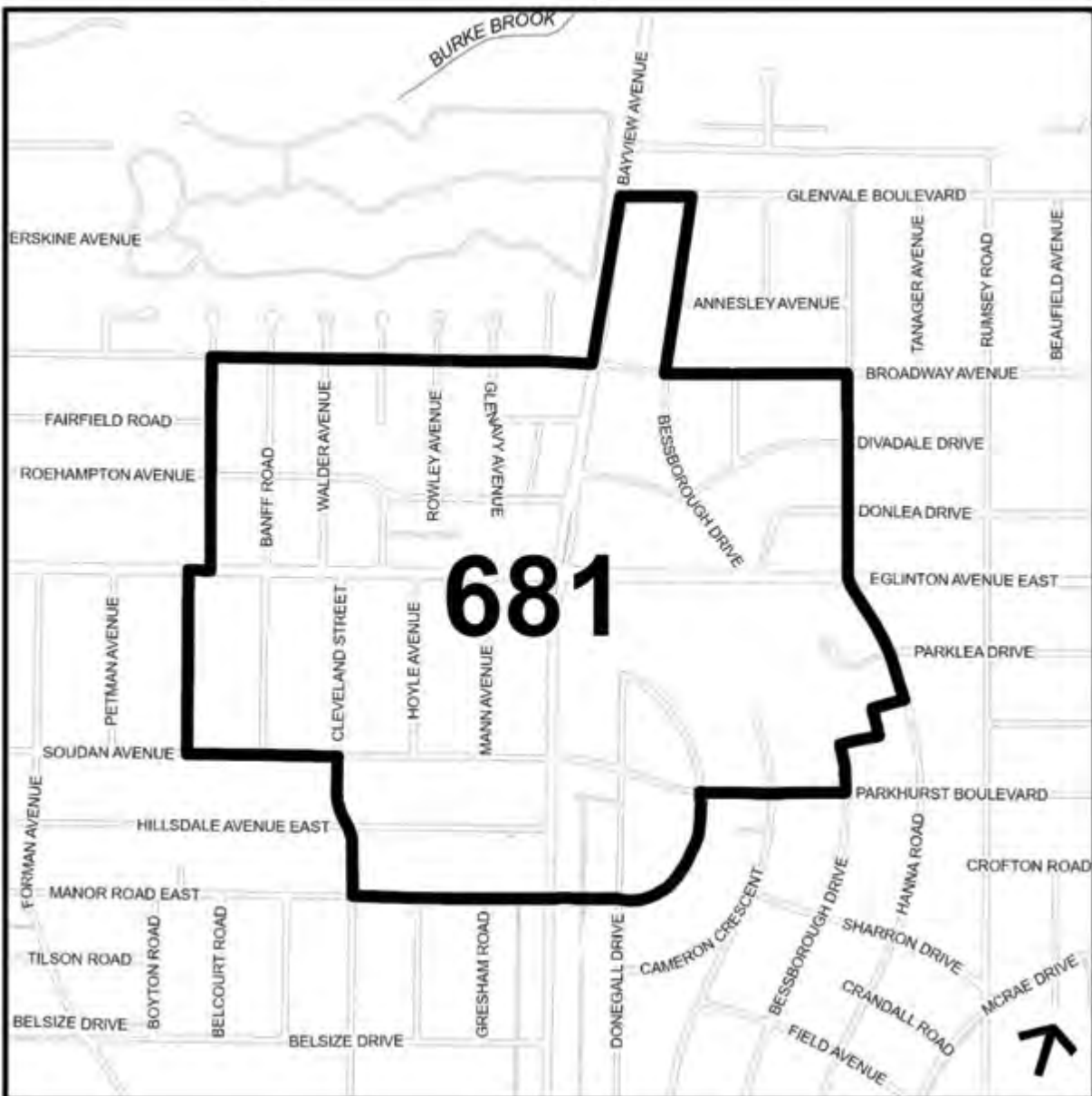
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











MAP 1 – LEASIDE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, LEASIDE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 765. Protected Major Transit Station Area – Leslieville Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Leslieville Subway Station is a protected major transit station area shown as the Leslieville Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Leslieville Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

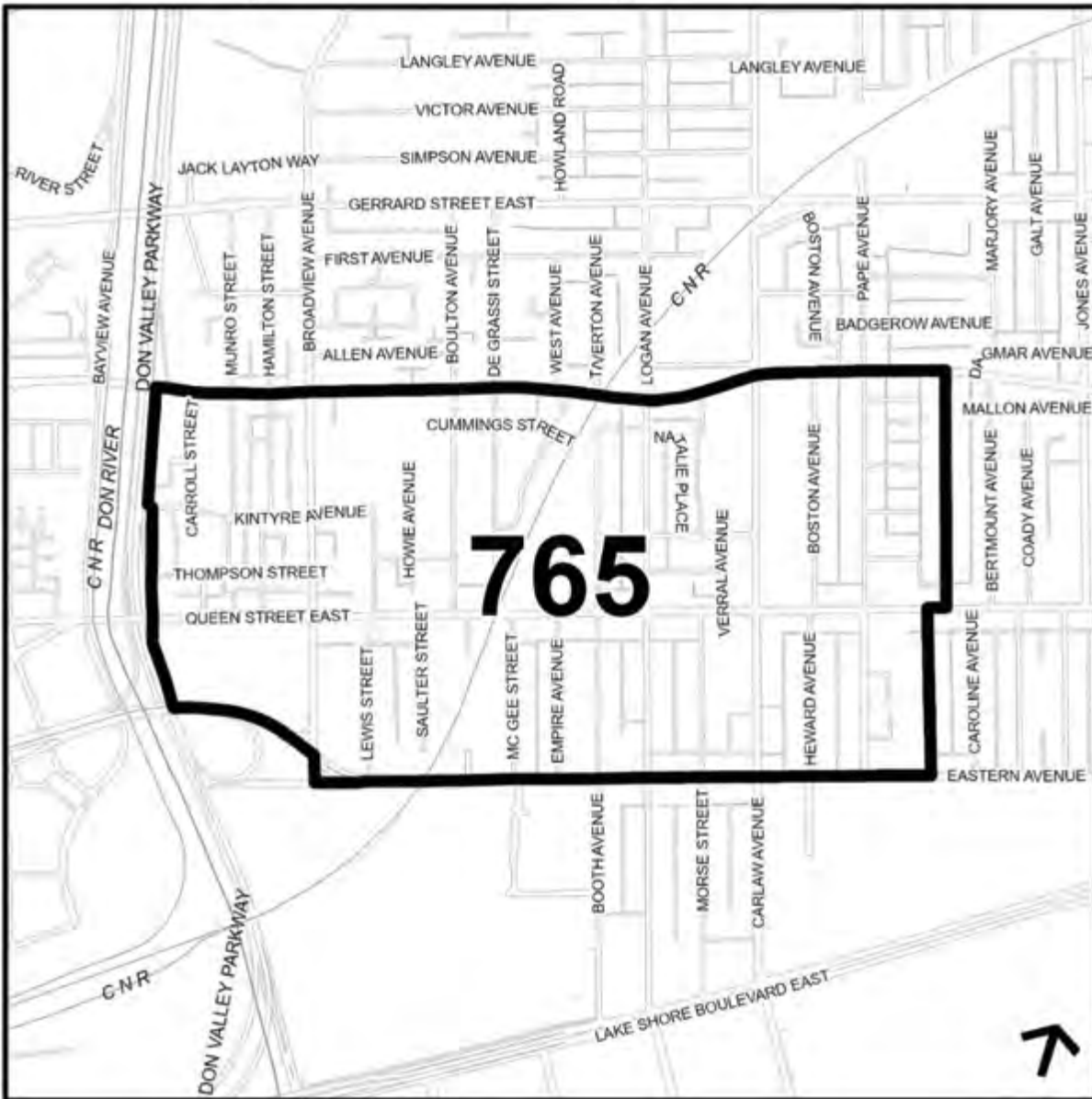
The authorized uses of land are as identified by the land use designations on Maps 18 and 21 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

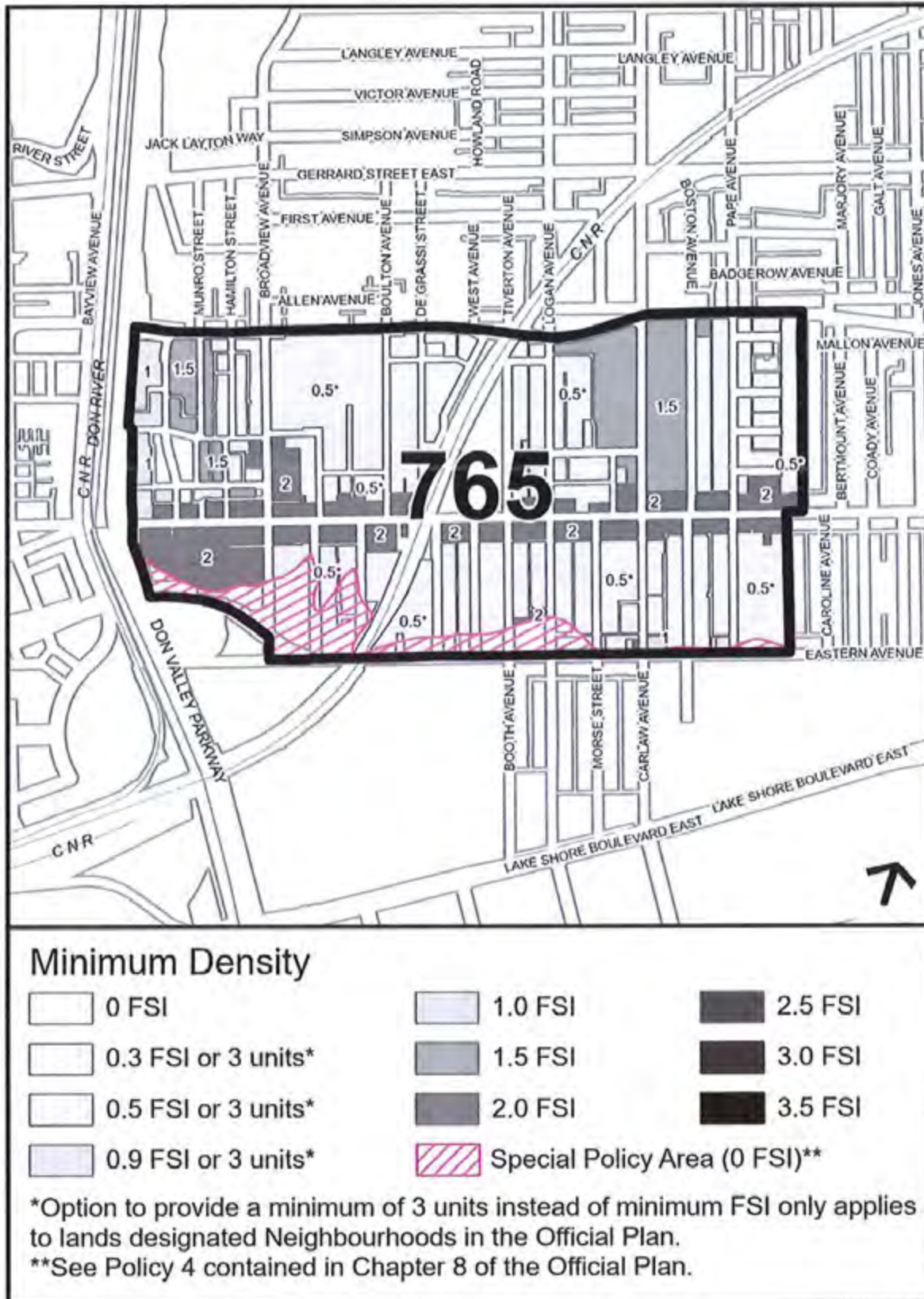
Minimum density requirements are shown on Map 2, represented in Floor Space Index.



MAP 1 - LESLIEVILLE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, LESLIEVILLE PROTECTED MAJOR TRANSIT STATION AREA**



## **SASP 702. Protected Major Transit Station Area – Milvan Rumike Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Milvan Rumike LRT Station is a protected major transit station area shown as the Milvan Rumike Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Milvan Rumike Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

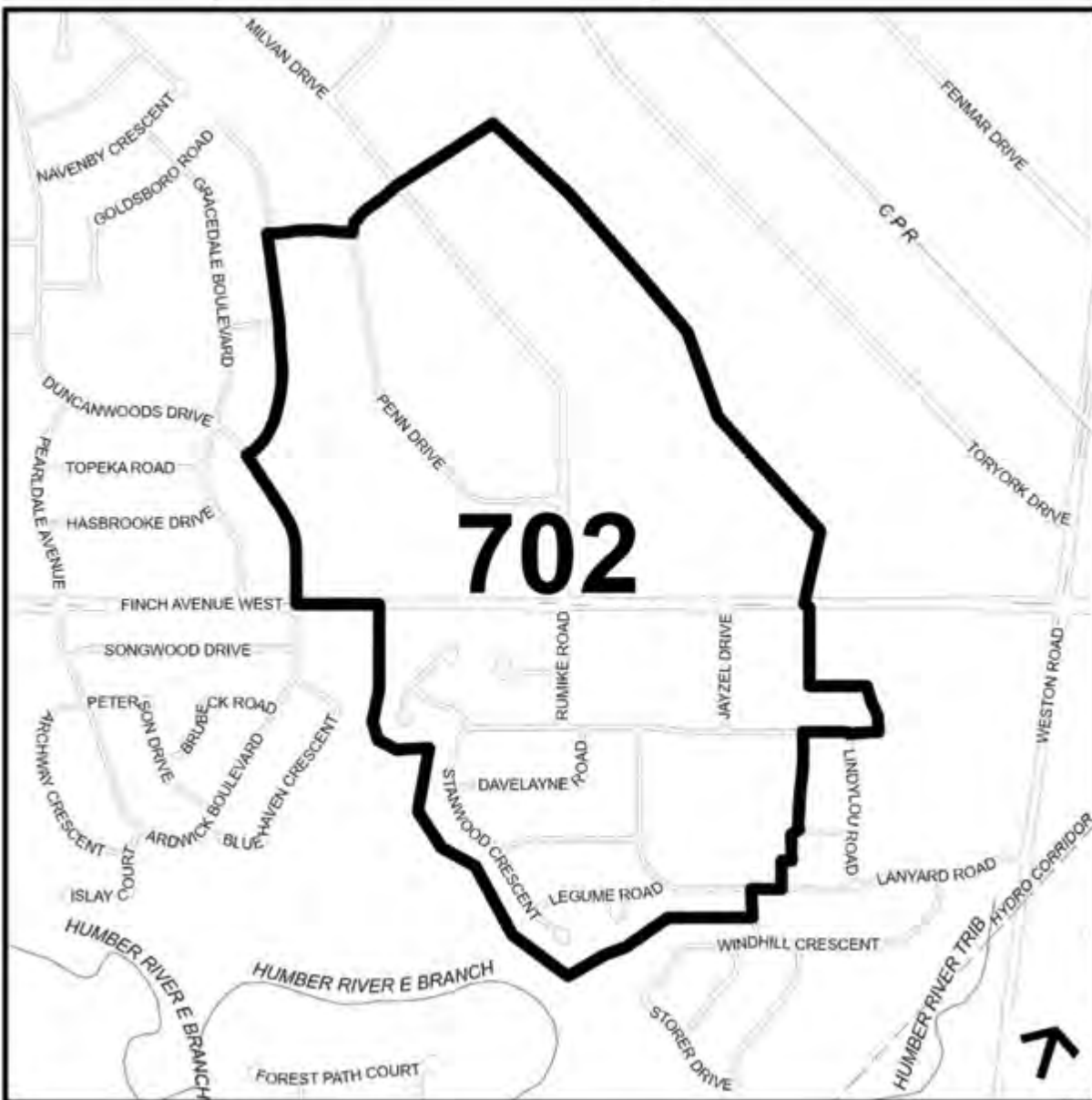
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

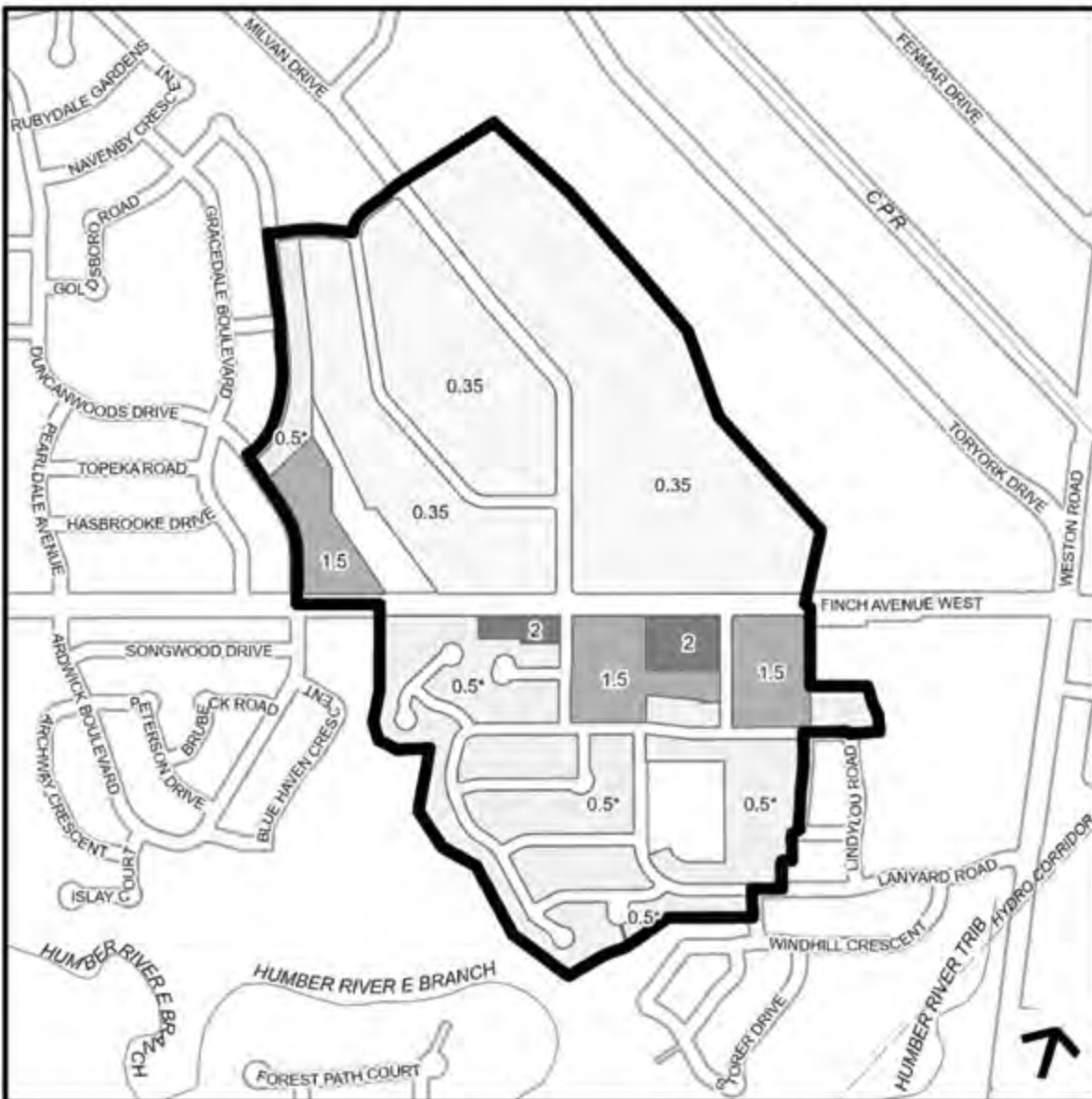
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – MILVAN RUMIKE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, MILVAN RUMIKE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 692. Protected Major Transit Station Area – Mimico Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Mimico GO Station is a protected major transit station area shown as the Mimico Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Mimico Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

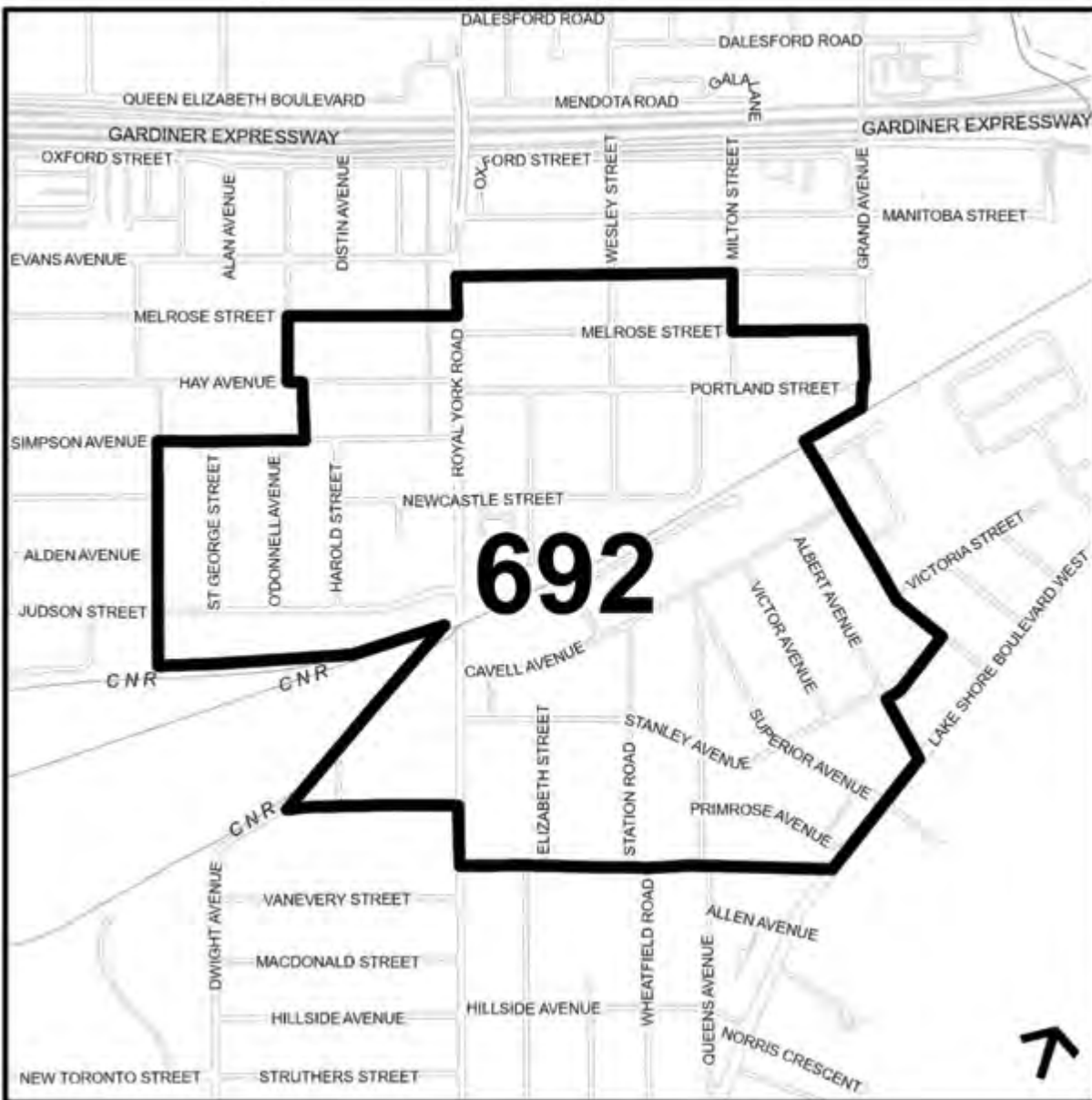
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 15 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – MIMICO PROTECTED MAJOR TRANSIT STATION AREA**















**MAP 2 – MINIMUM DENSITIES, MIMICO PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



### **SASP 763. Protected Major Transit Station Area – Moss Park Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the planned Moss Park Subway Station is a protected major transit station area shown as the Moss Park Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Moss Park Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

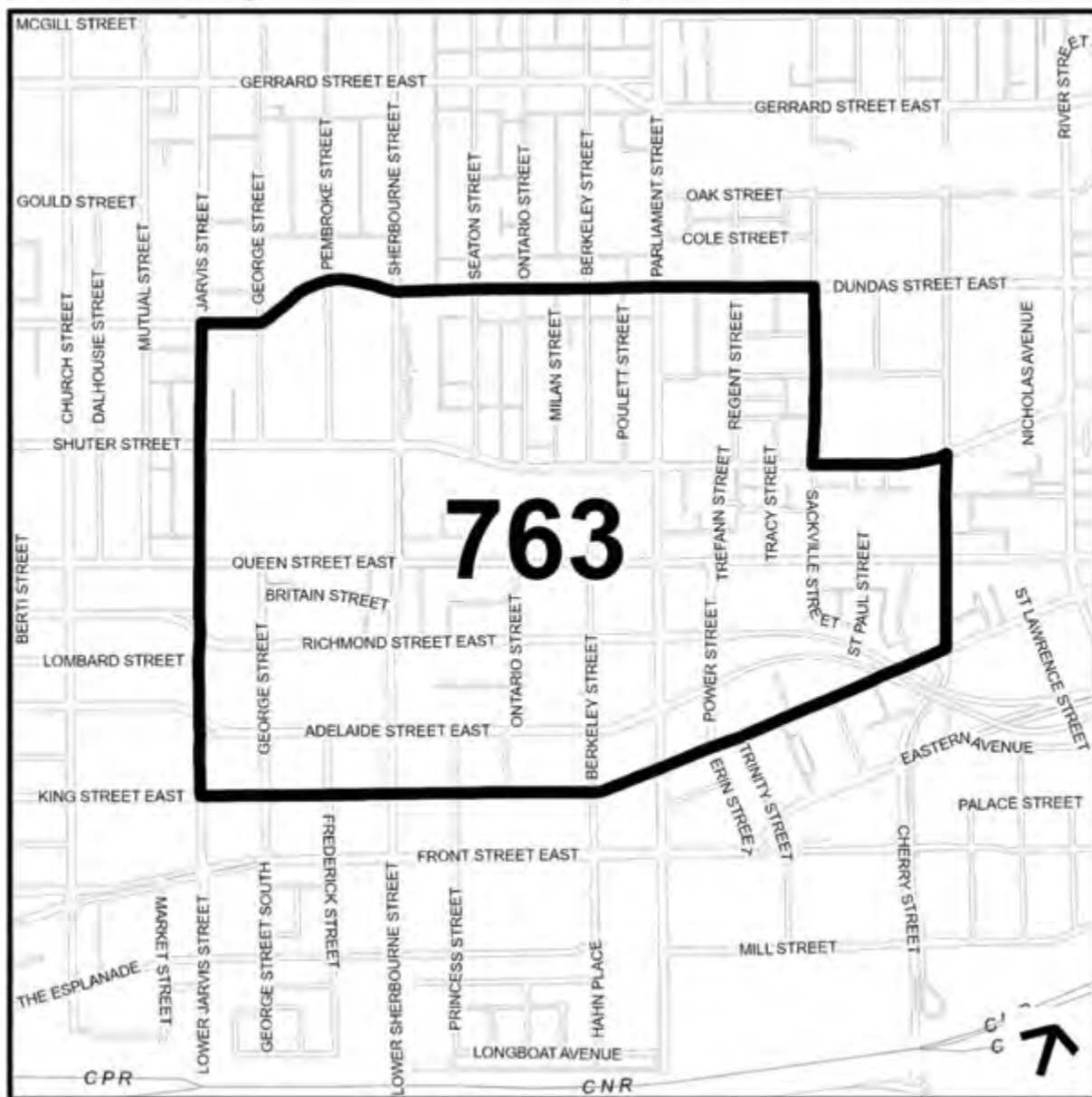
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











**MAP 1 – MOSS PARK PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, MOSS PARK PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 680. Protected Major Transit Station Area – Mount Pleasant Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Mount Pleasant LRT Station is a protected major transit station area shown as the Mount Pleasant Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Mount Pleasant Station is planned for a minimum population and employment target of 350 residents and jobs combined per hectare.

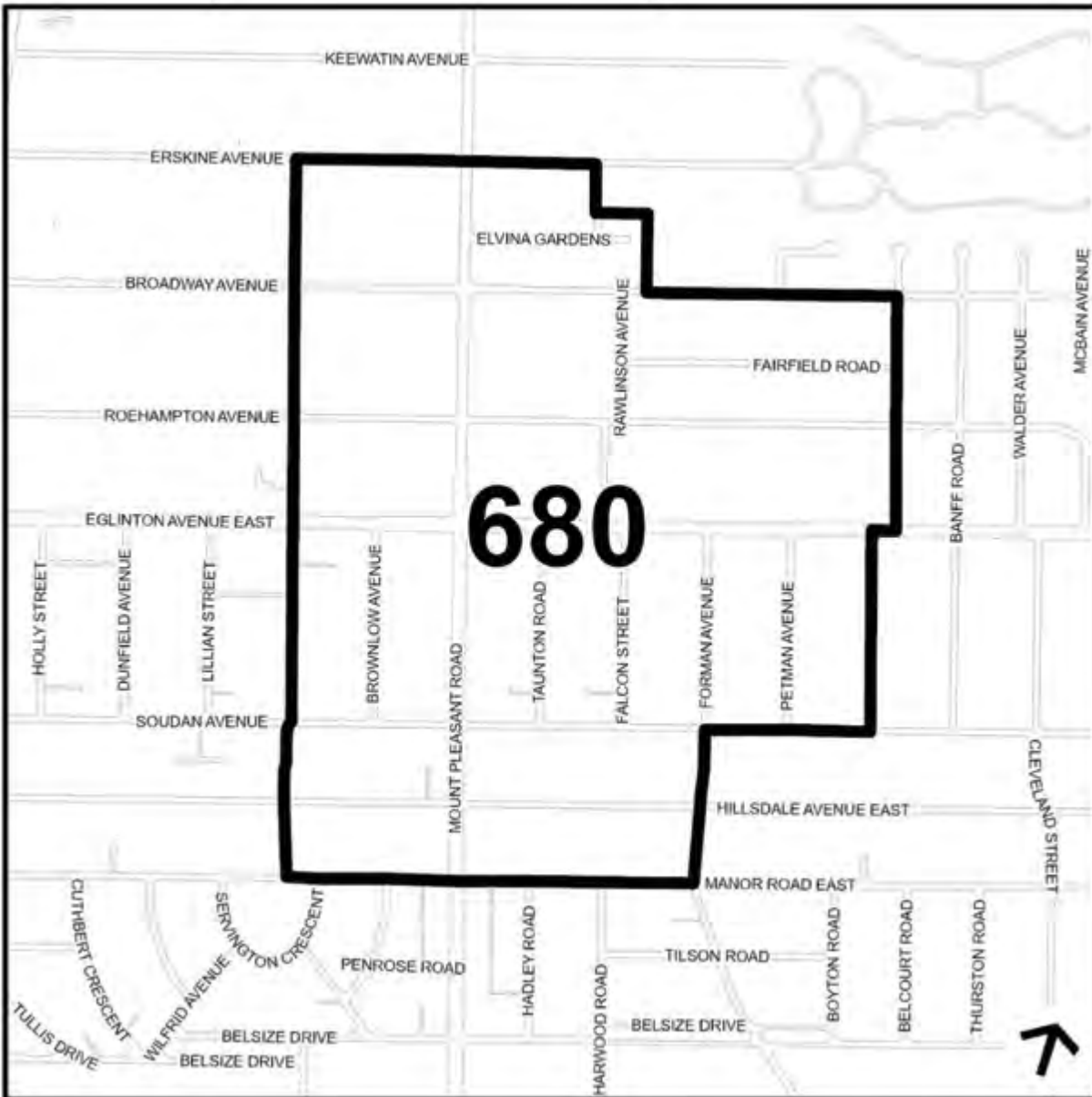
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

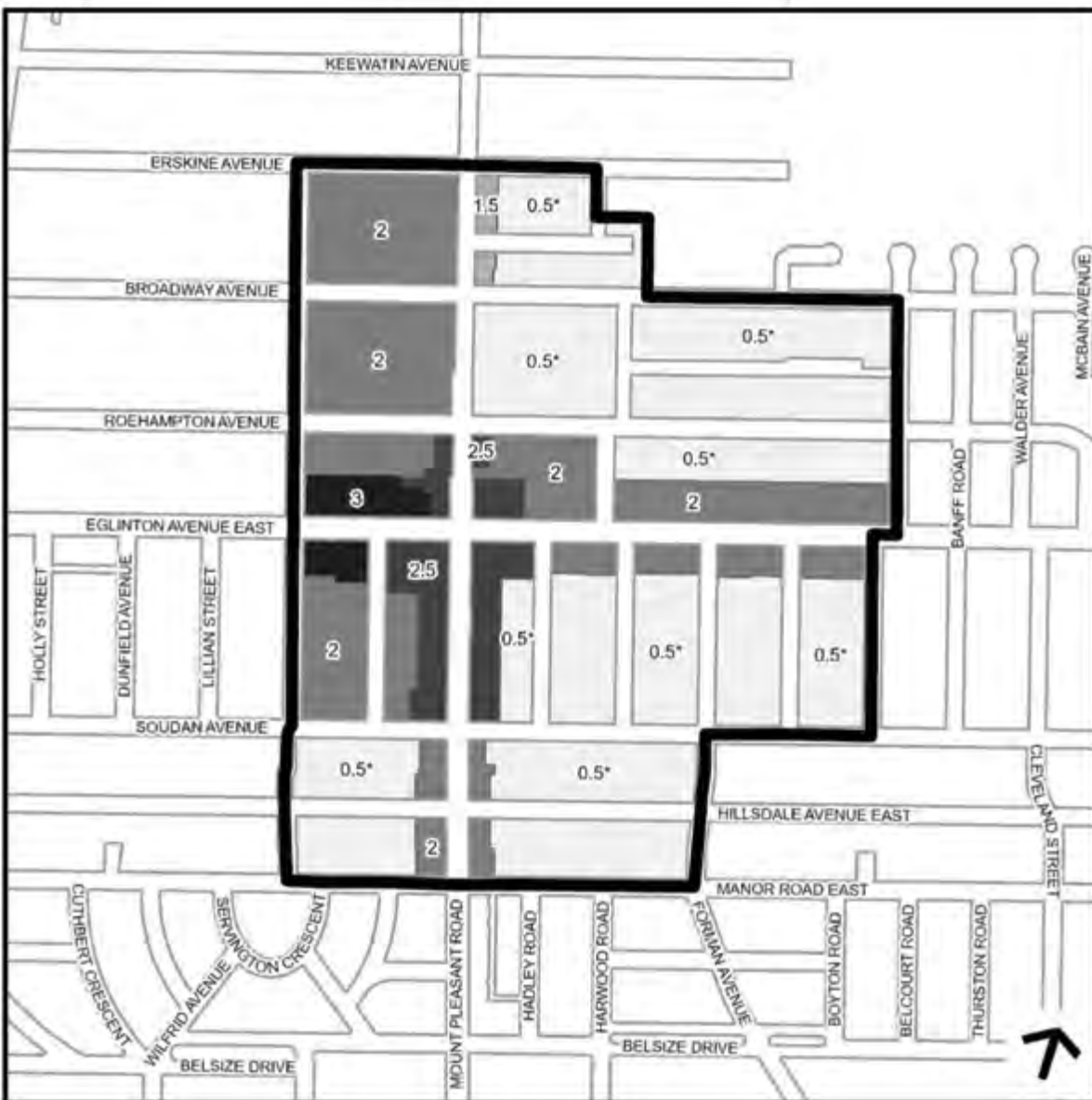
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – MOUNT PLEASANT PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, MOUNT PLEASANT PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 699. Protected Major Transit Station Area – Norfinch Oakdale Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Norfinch Oakdale LRT Station is a protected major transit station area shown as the Norfinch Oakdale Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Norfinch Oakdale Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

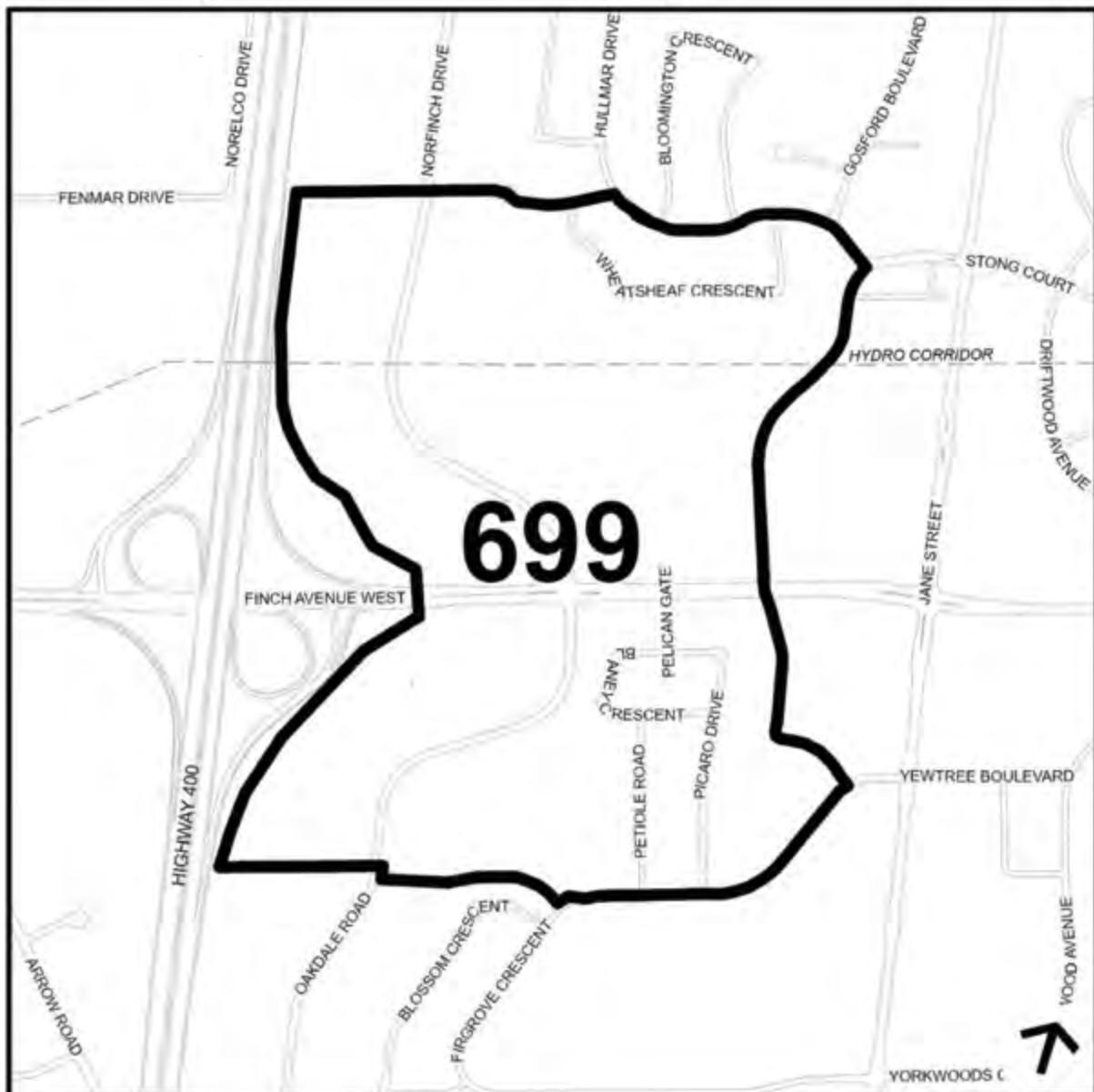
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

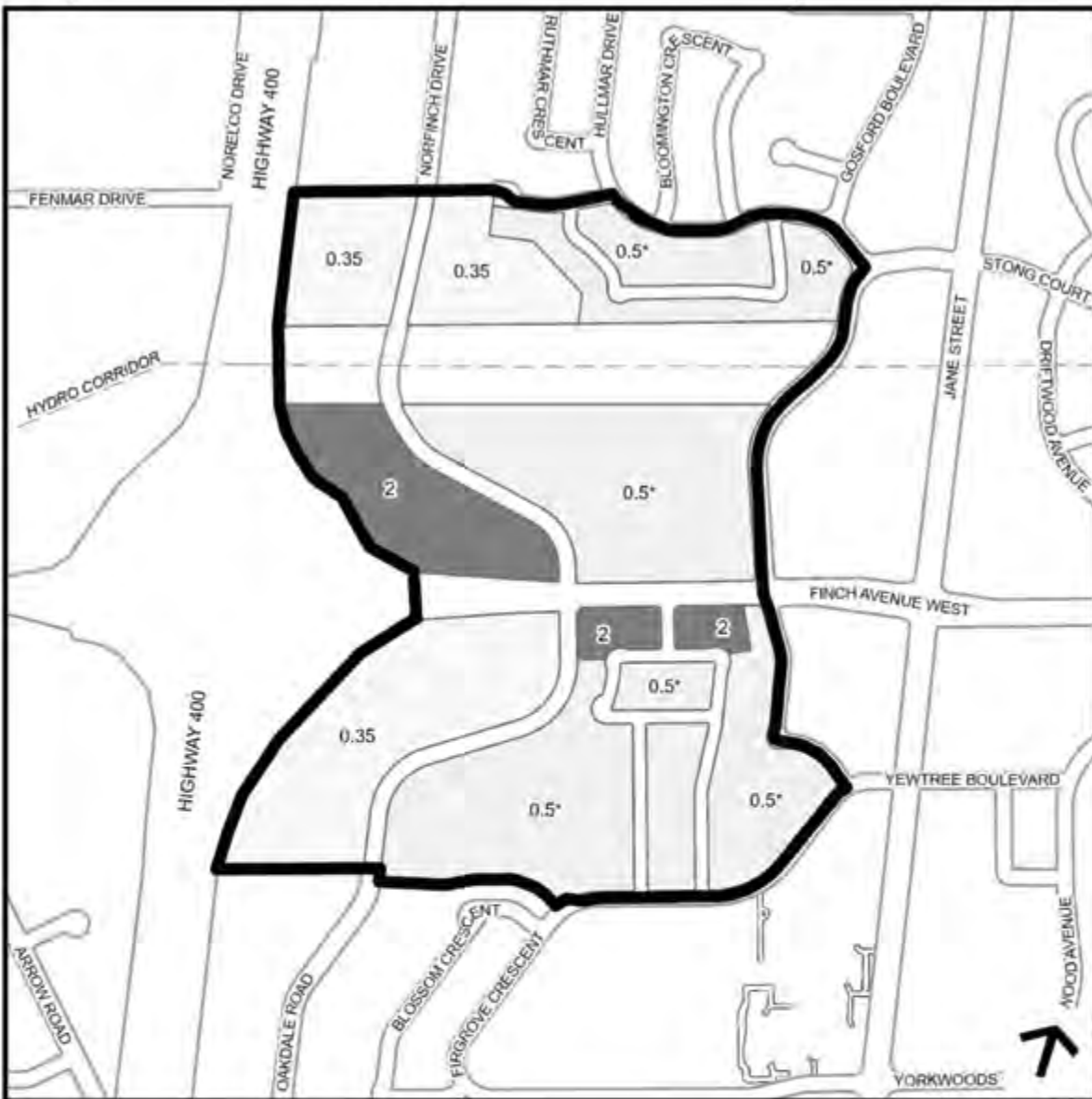
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – NORFINCH OAKDALE PROTECTED MAJOR TRANSIT STATION AREA





**MAP 2 – MINIMUM DENSITIES, NORFINCH OAKDALE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 726. Protected Major Transit Station Area – North York Centre Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing North York Centre Subway Station is a protected major transit station area shown as the North York Centre Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – North York Centre Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

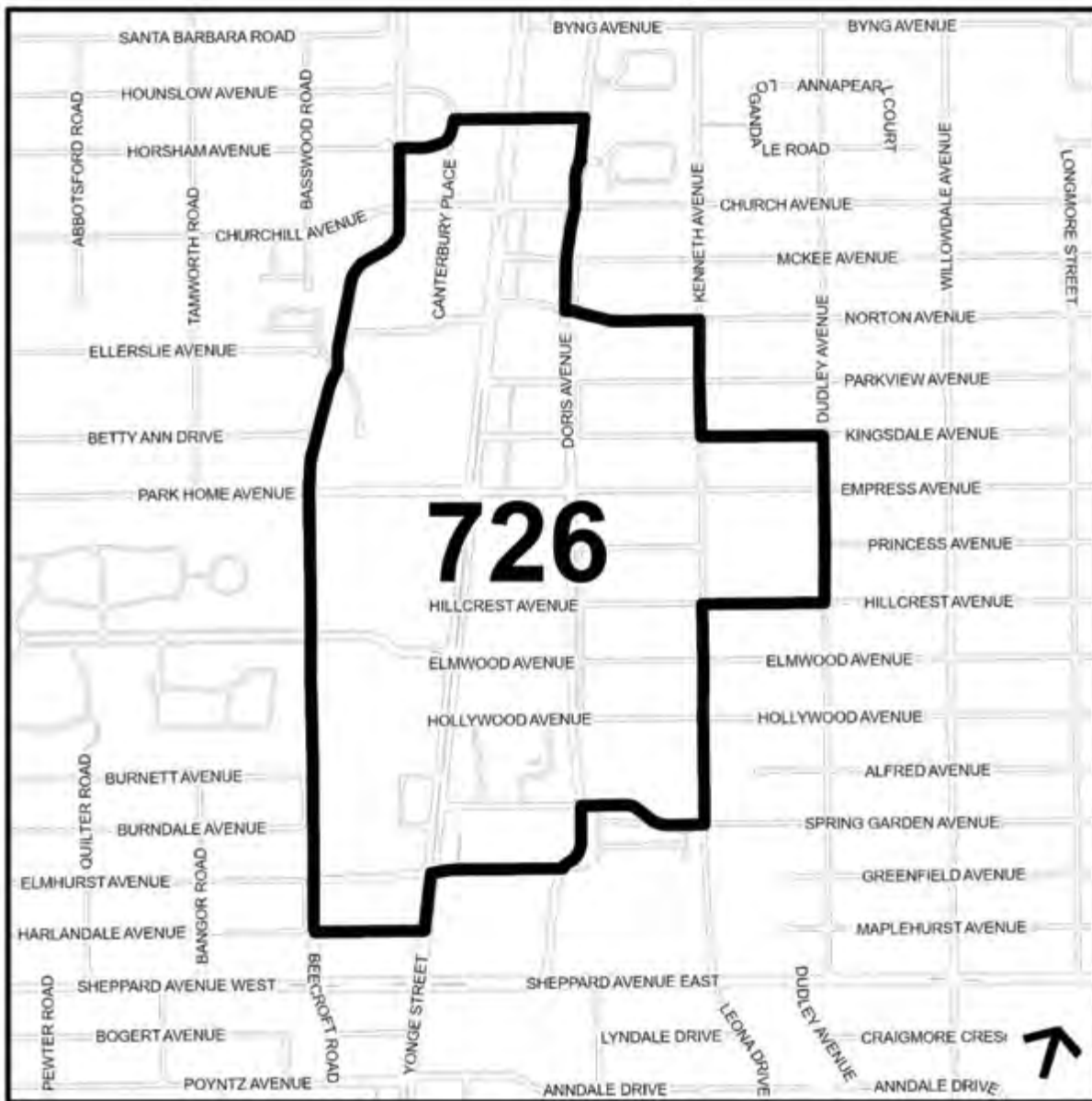
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











## MAP 1 – NORTH YORK CENTRE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, NORTH YORK CENTRE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 676. Protected Major Transit Station Area – Oakwood Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Oakwood LRT Station is a protected major transit station area shown as the Oakwood Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Oakwood Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

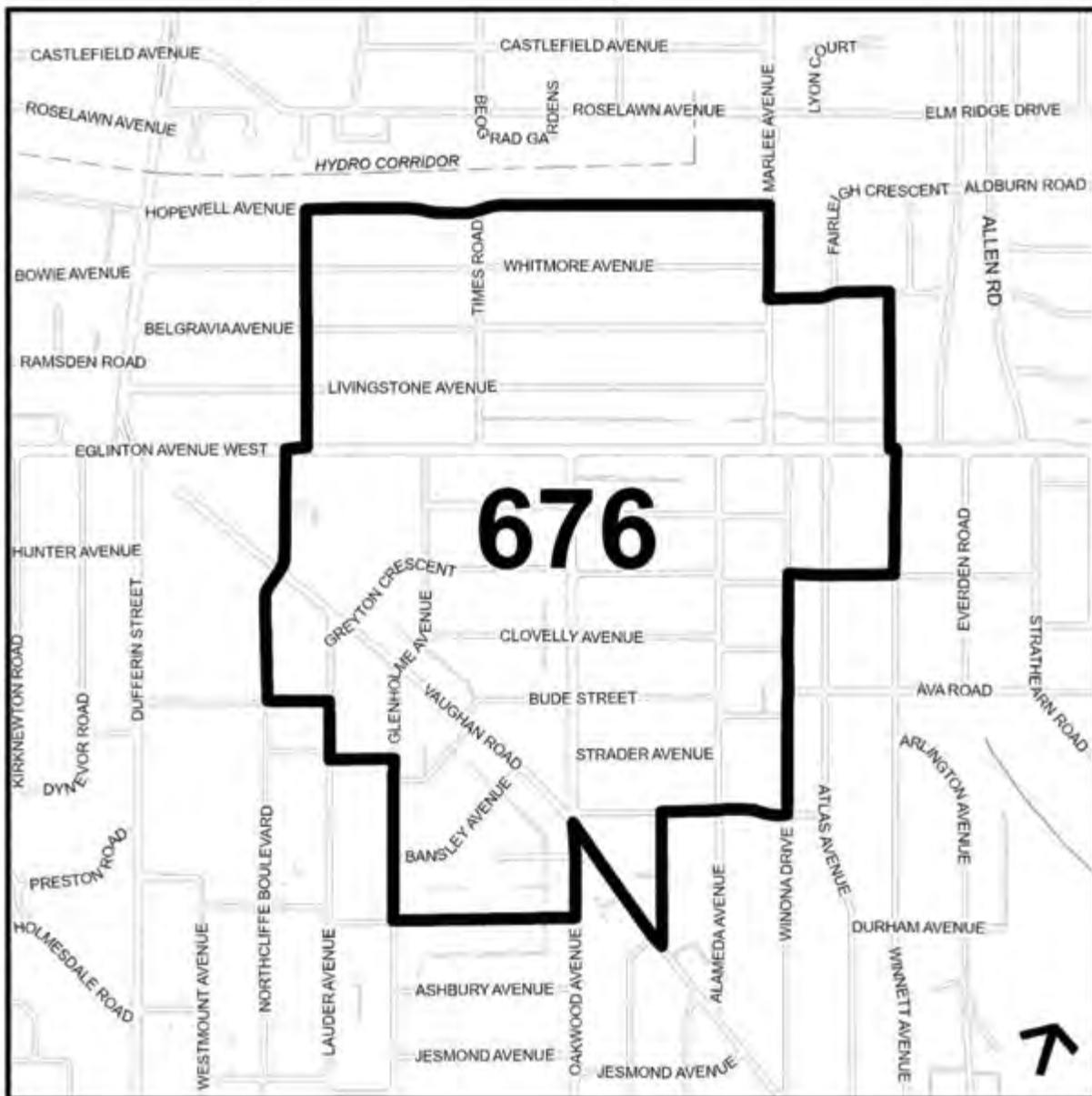
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

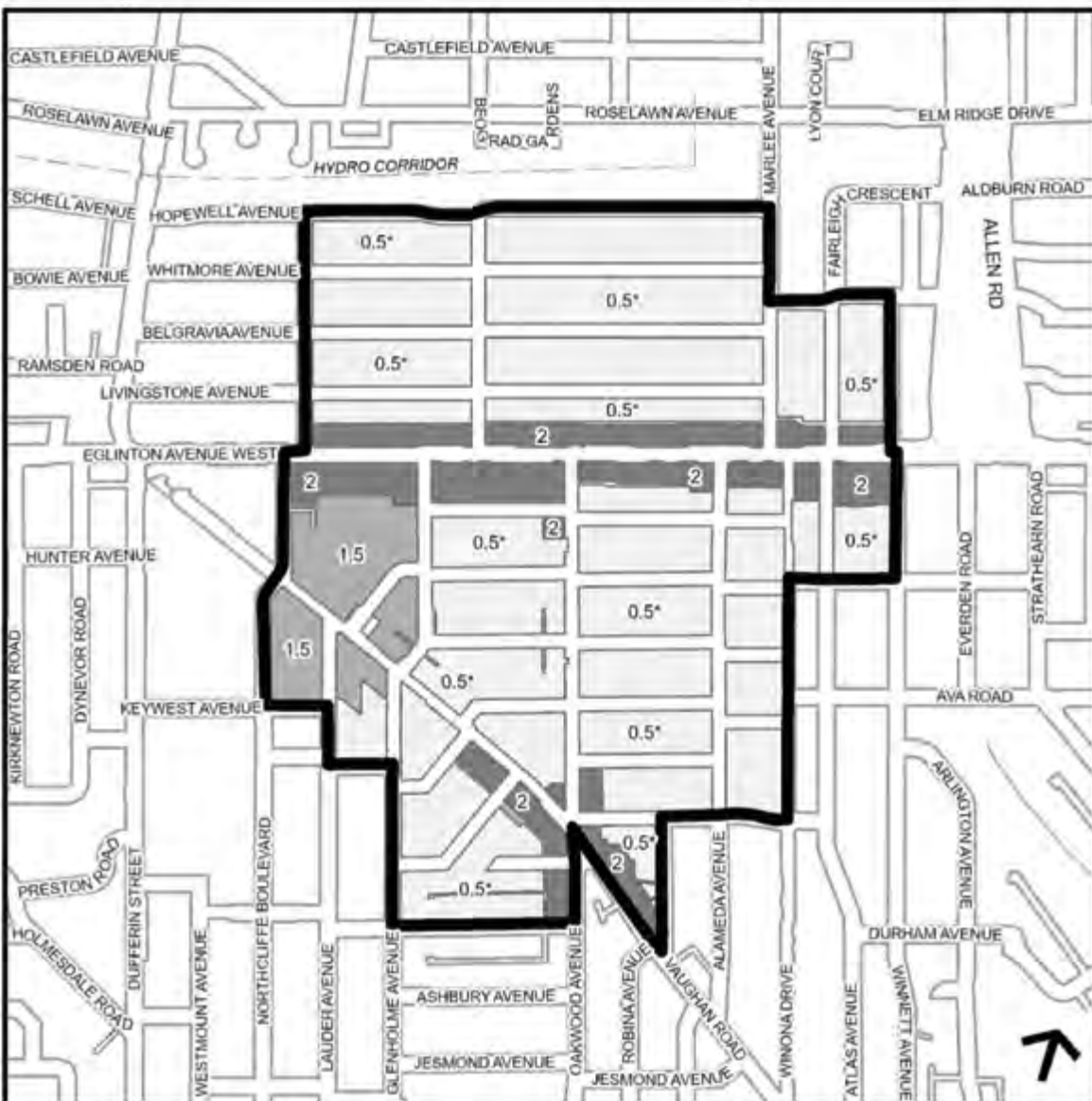
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – OAKWOOD PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, OAKWOOD PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 665. Protected Major Transit Station Area – O’Connor Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned O’Connor LRT Station is a protected major transit station area shown as the O’Connor Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – O’Connor Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

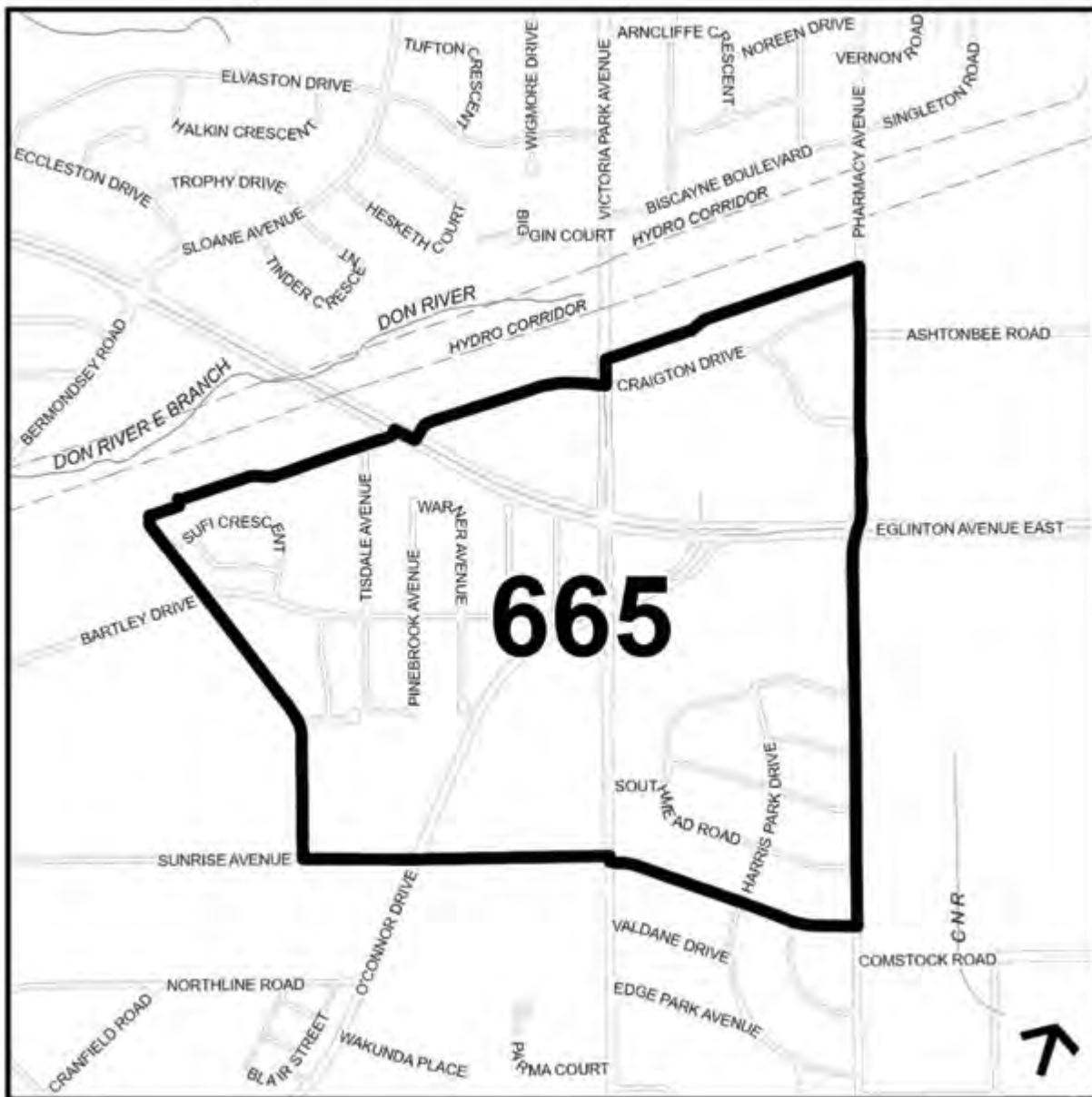
The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

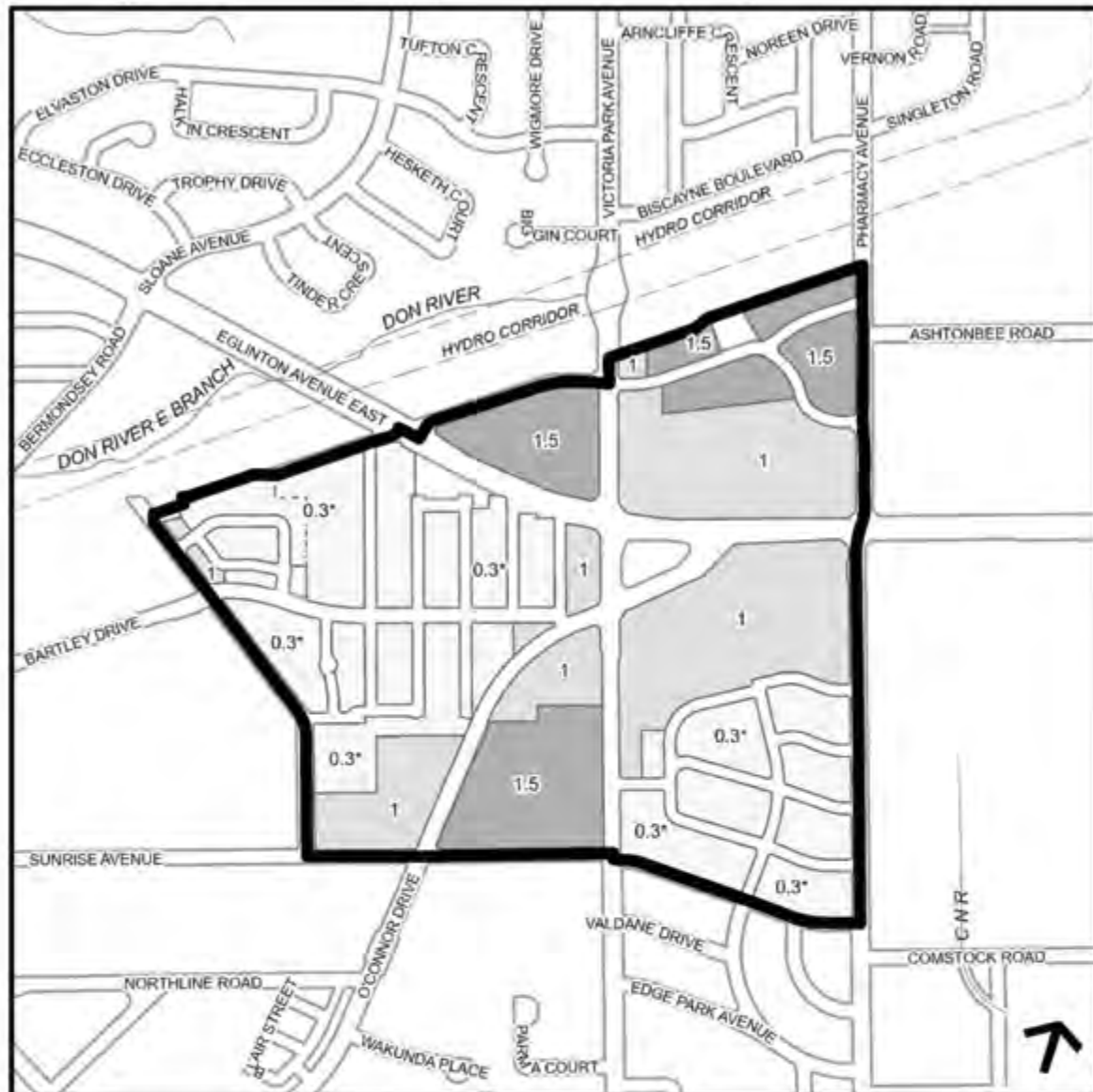
Minimum density requirements are shown on Map 2, represented in Floor Space Index.



MAP 1 – O’CONNOR PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, O’CONNOR PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 757. Protected Major Transit Station Area – Park Lawn Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Park Lawn GO Station is a protected major transit station area shown as the Park Lawn Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Park Lawn Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

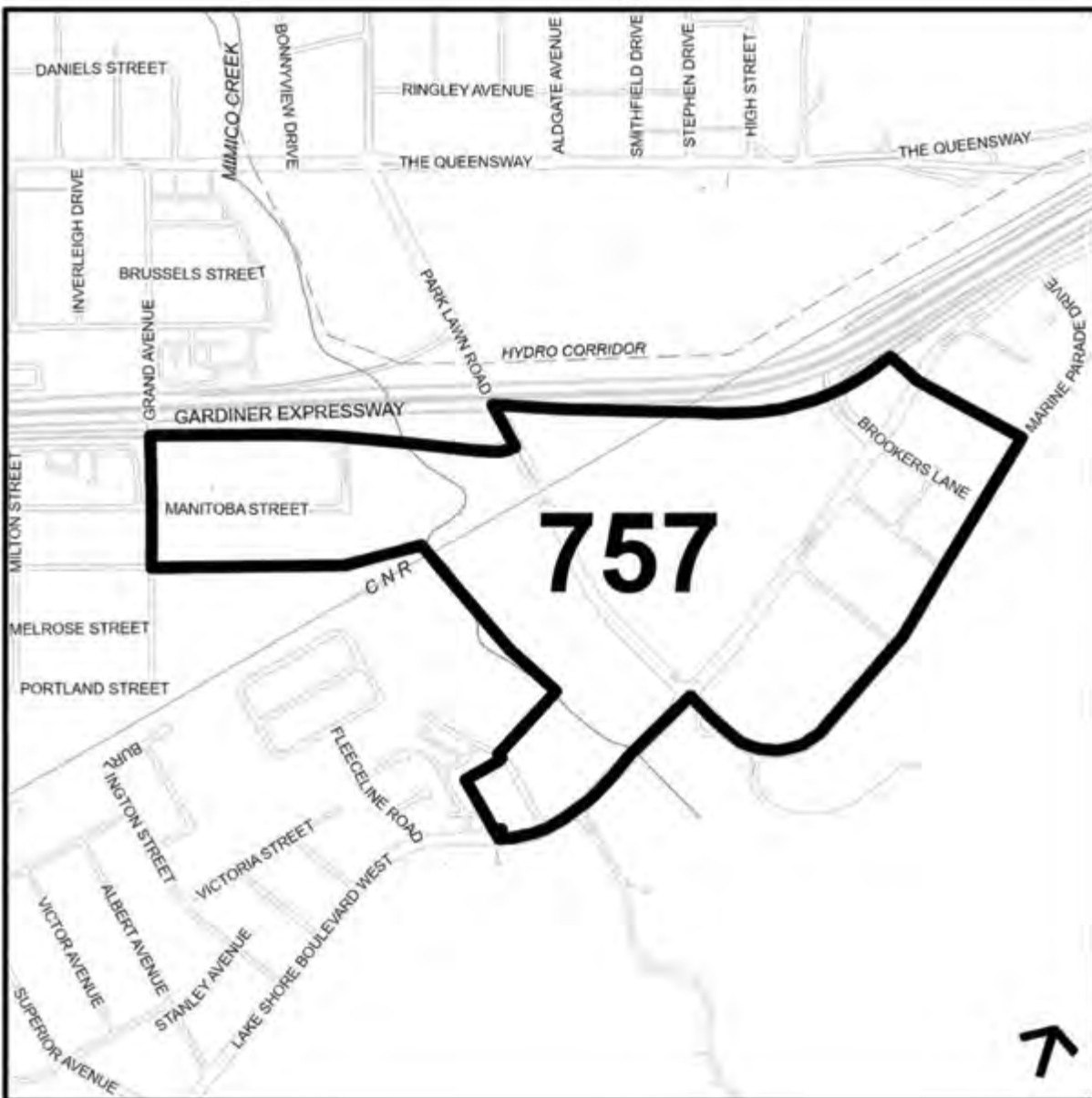
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 15 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

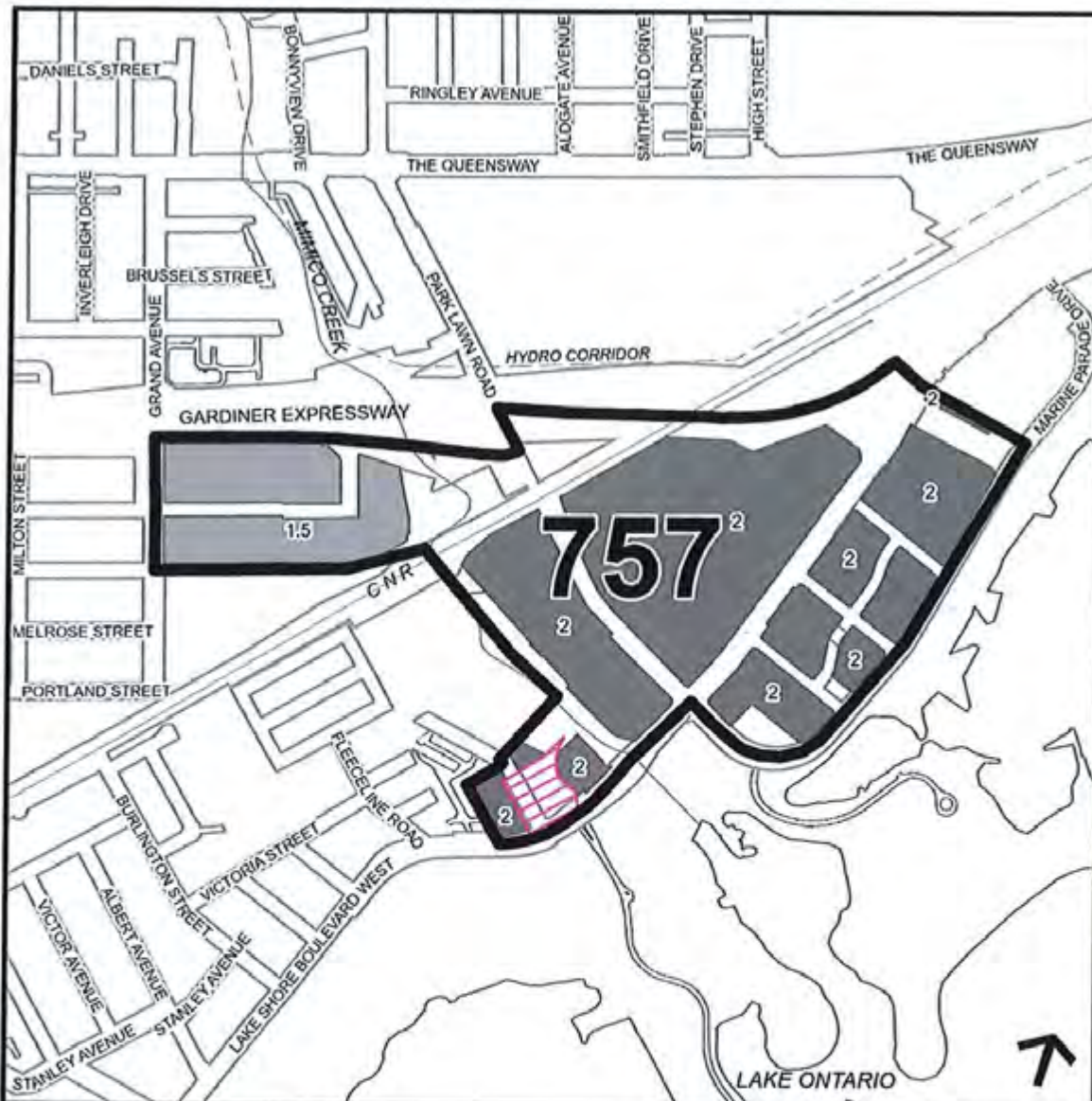
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – PARK LAWN PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, PARK LAWN PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*	Special Policy Area (0 FSI)**	

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

\*\*See Policy 4 contained in Chapter 8 of the Official Plan.

## **SASP 704. Protected Major Transit Station Area – Pearldale Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Pearldale LRT Station is a protected major transit station area shown as the Pearldale Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Pearldale Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

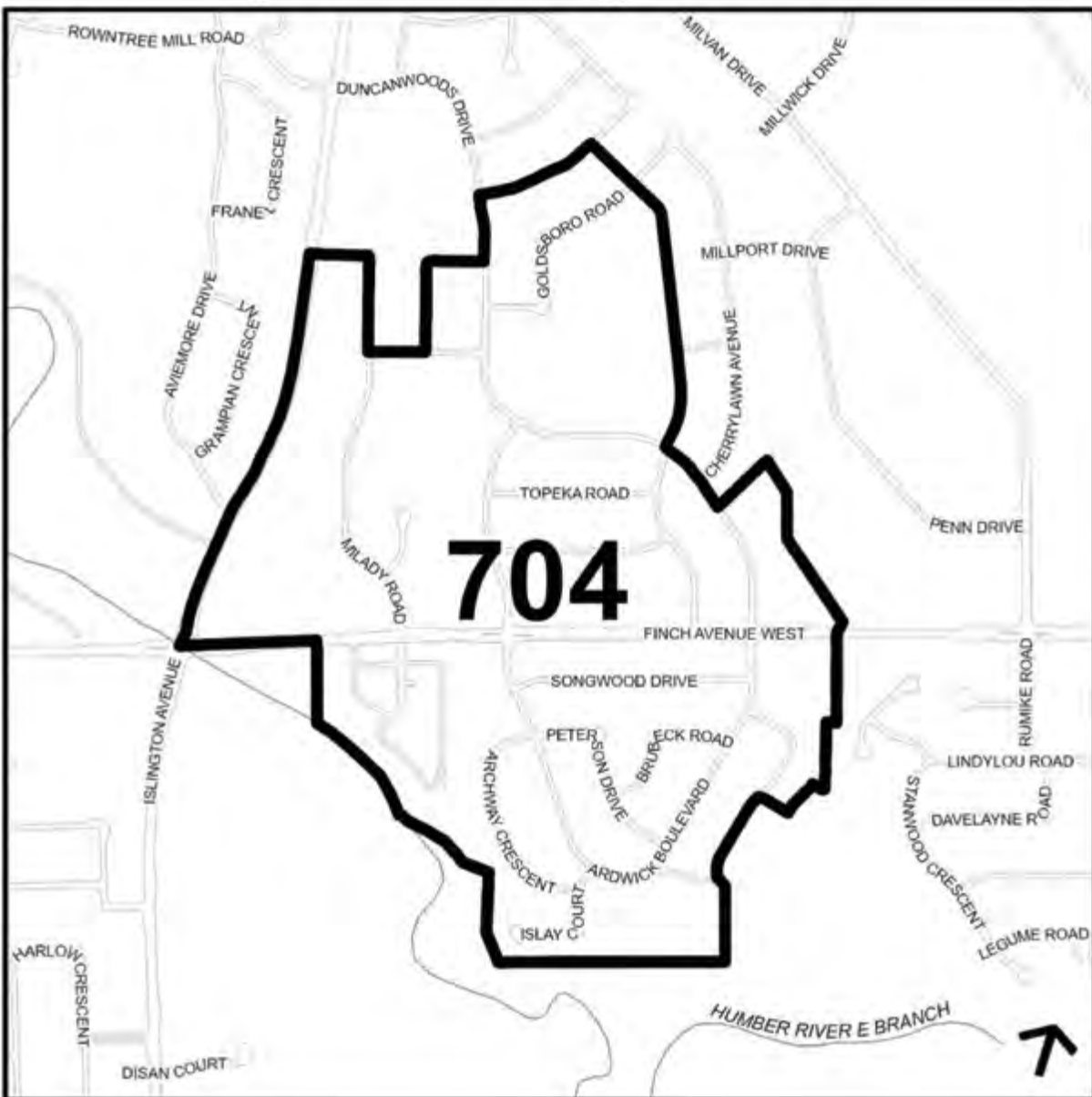
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

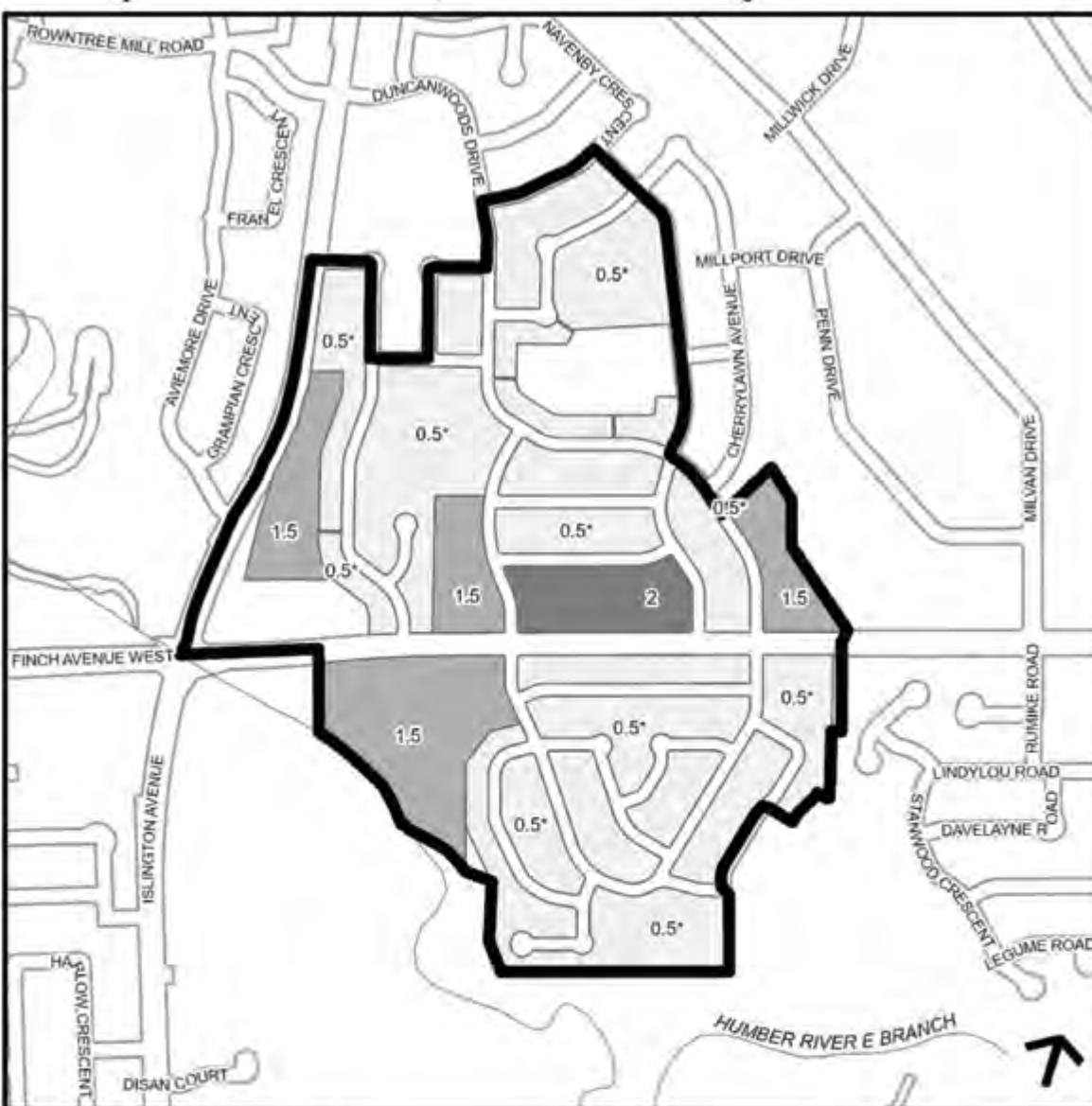
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – PEARLDALE PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, PEARLDALE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 666. Protected Major Transit Station Area – Pharmacy Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Pharmacy LRT Station is a protected major transit station area shown as the Pharmacy Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Pharmacy Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

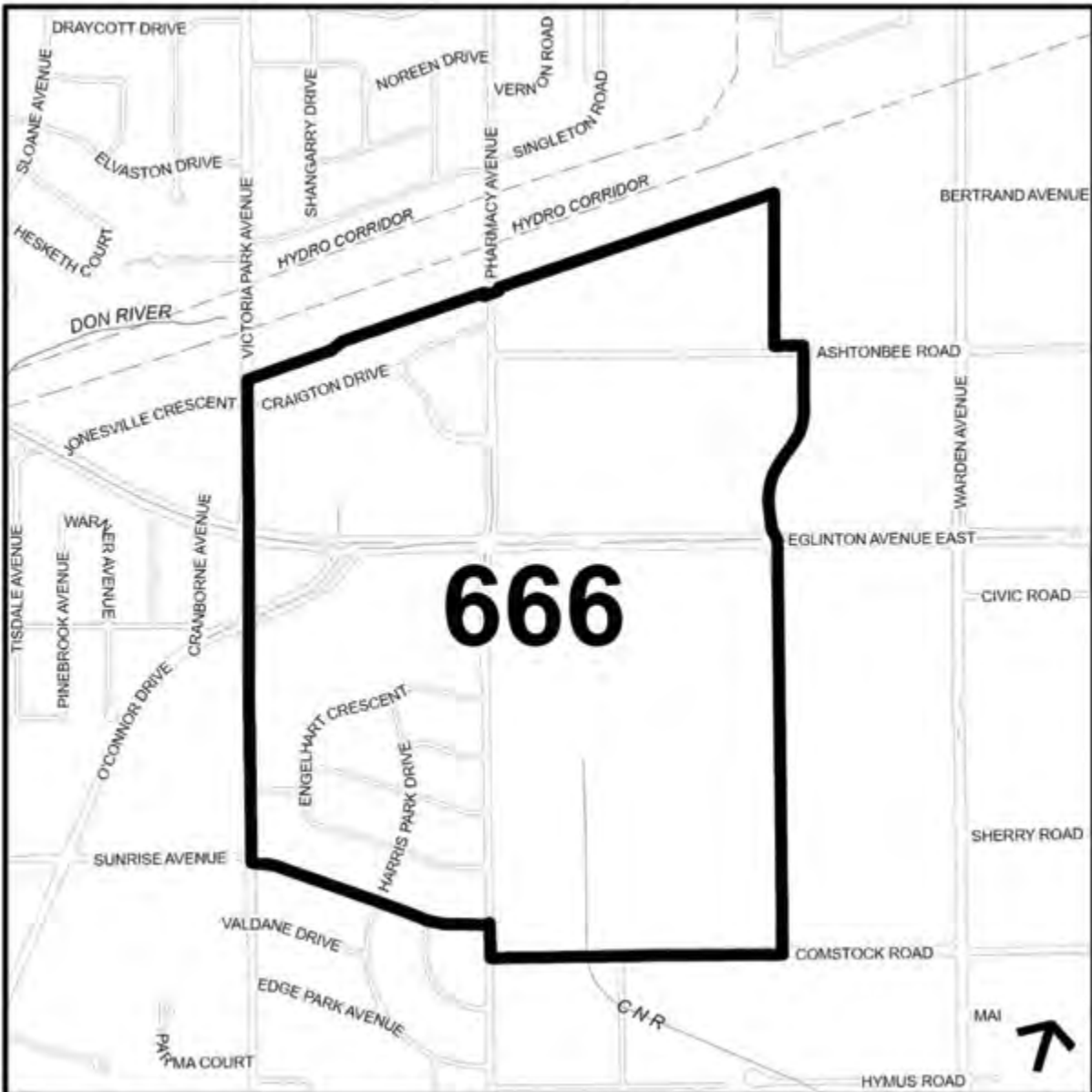
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

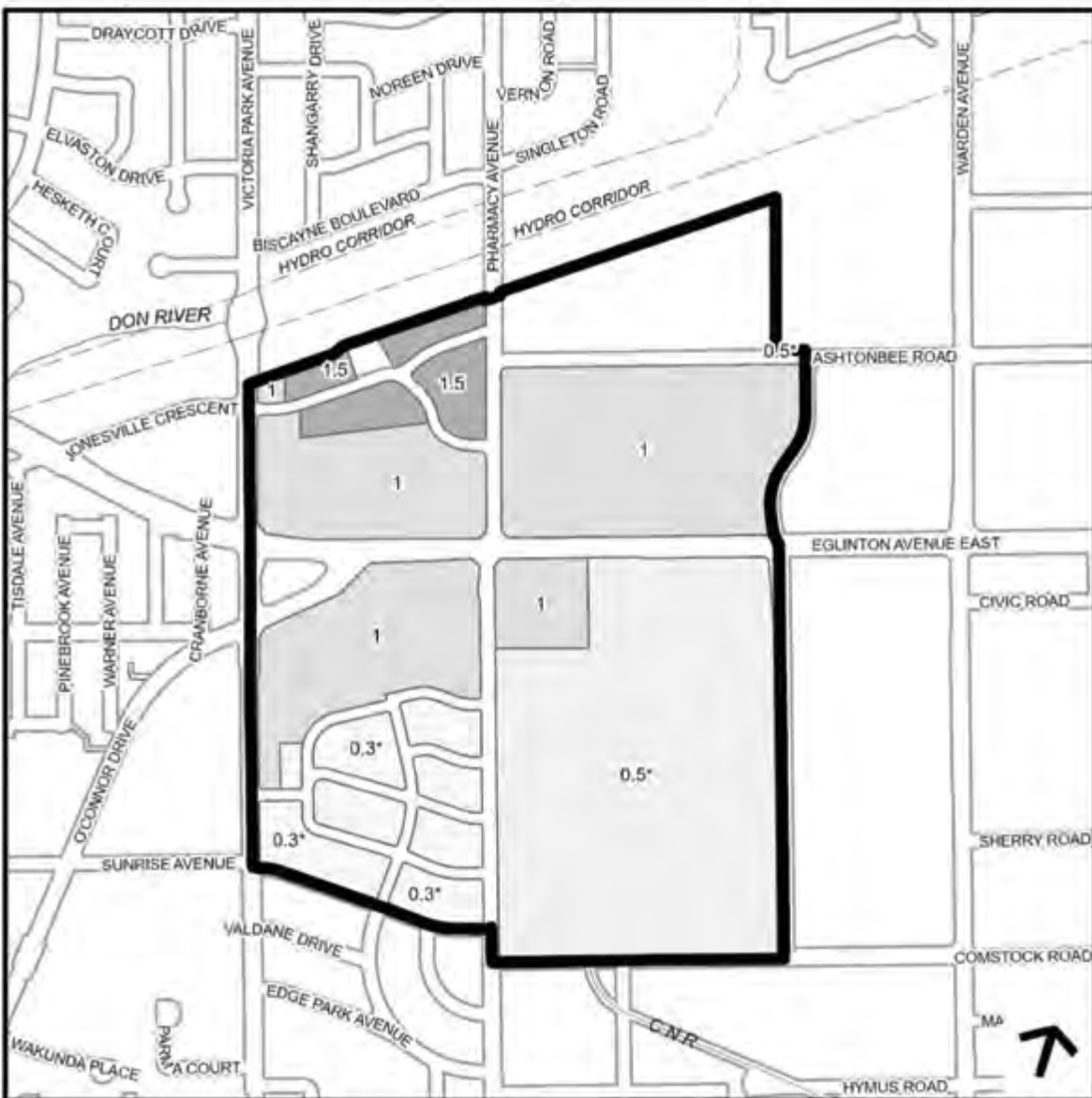
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – PHARMACY PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, PHARMACY PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 762. Protected Major Transit Station Area – Queen-Spadina Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Queen-Spadina Subway Station is a protected major transit station area shown as the Queen-Spadina Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Queen-Spadina Station is planned for a minimum population and employment target of 400 residents and jobs combined per hectare.

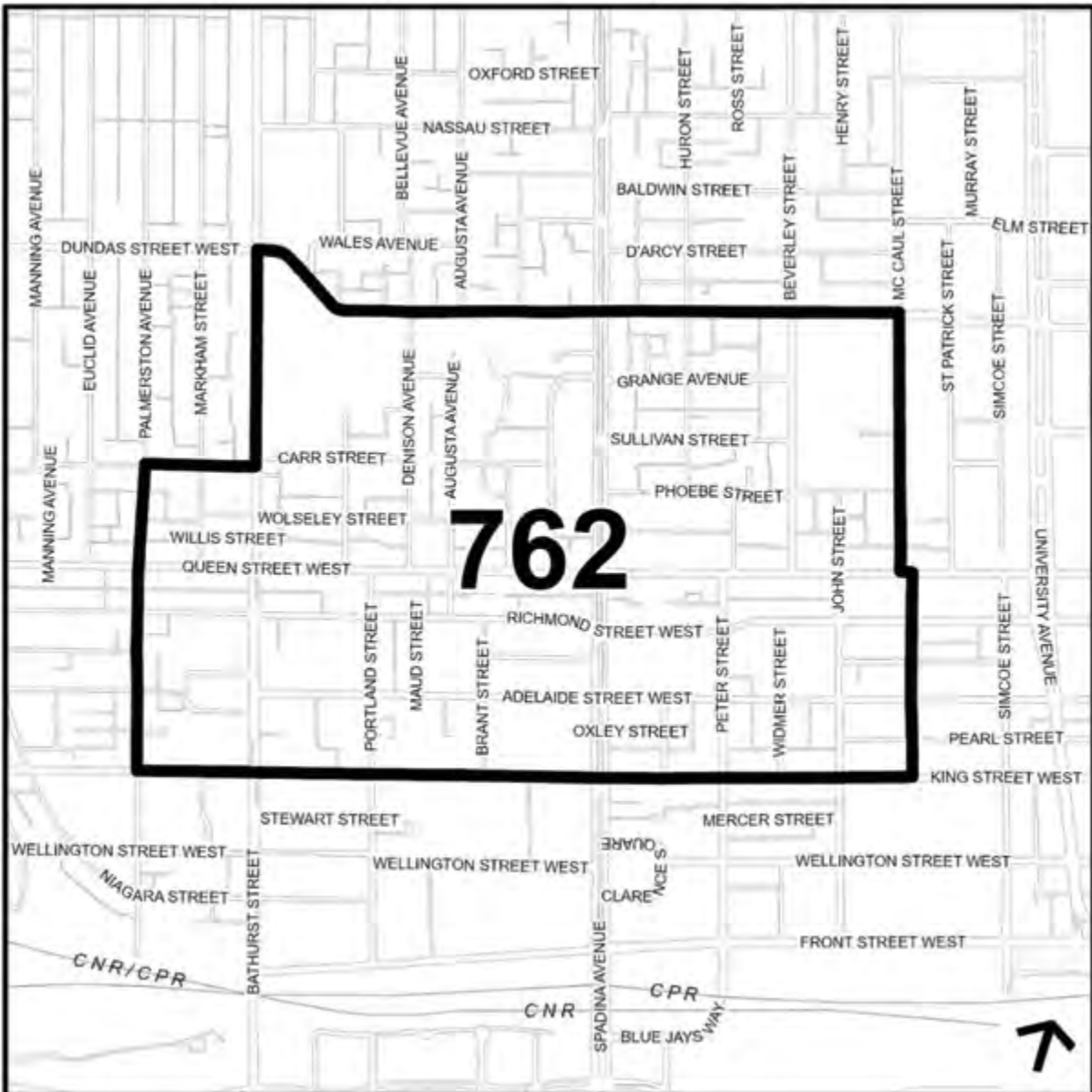
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 18 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

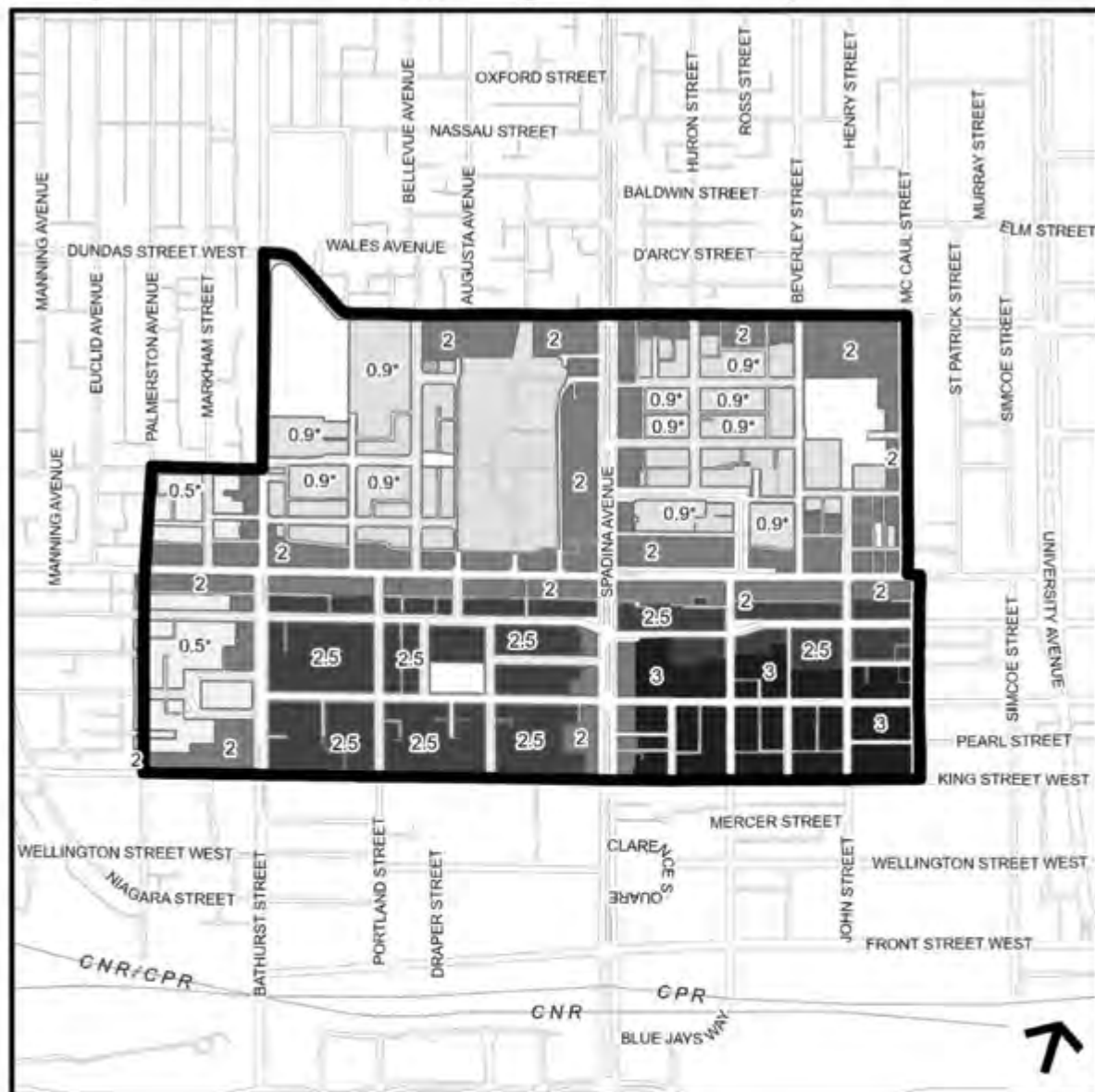
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – QUEEN-SPADINA PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, QUEEN-SPADINA PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 719. Protected Major Transit Station Area – Rosedale Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Rosedale Subway Station is a protected major transit station area shown as the Rosedale Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Rosedale Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

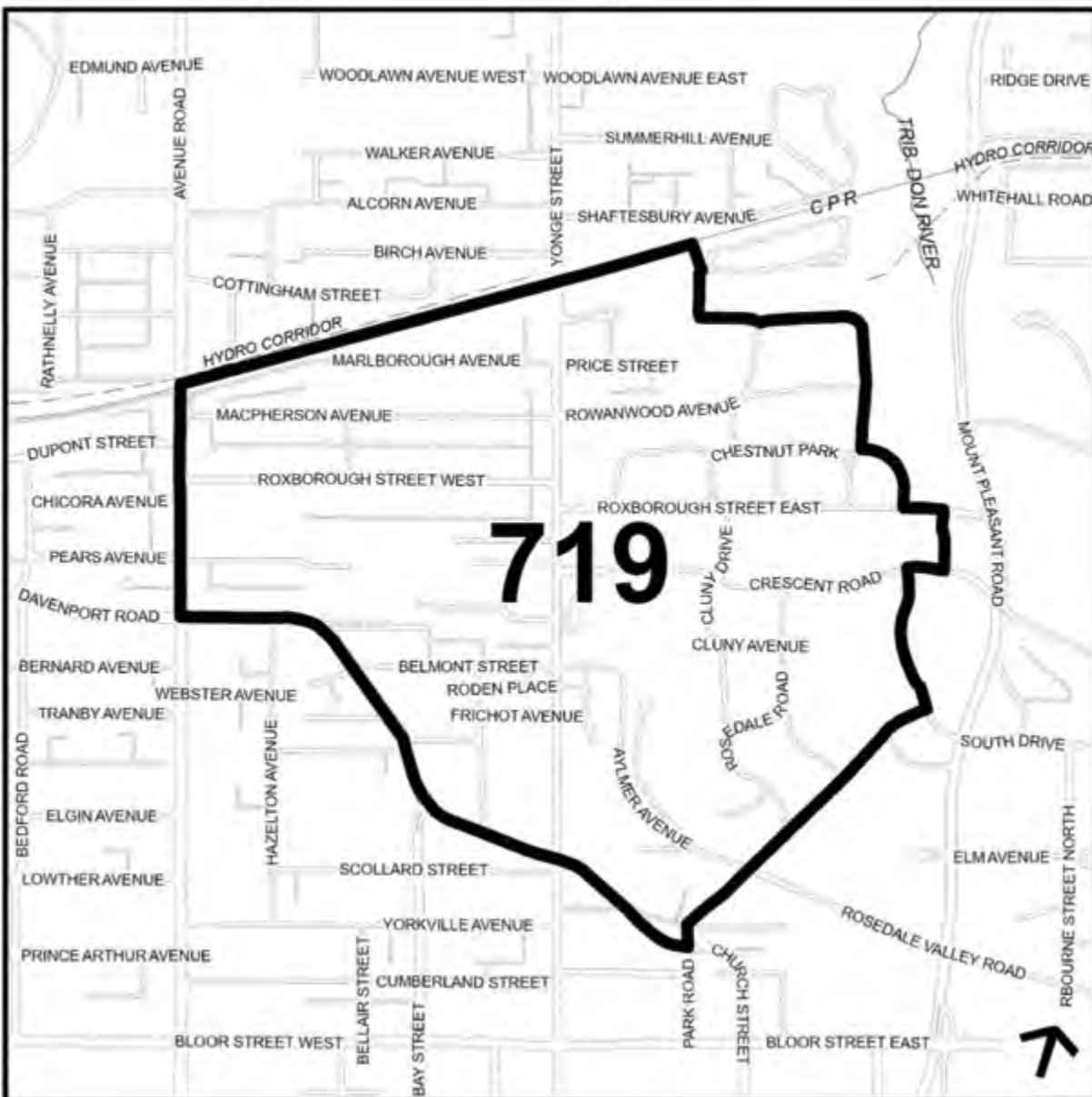
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

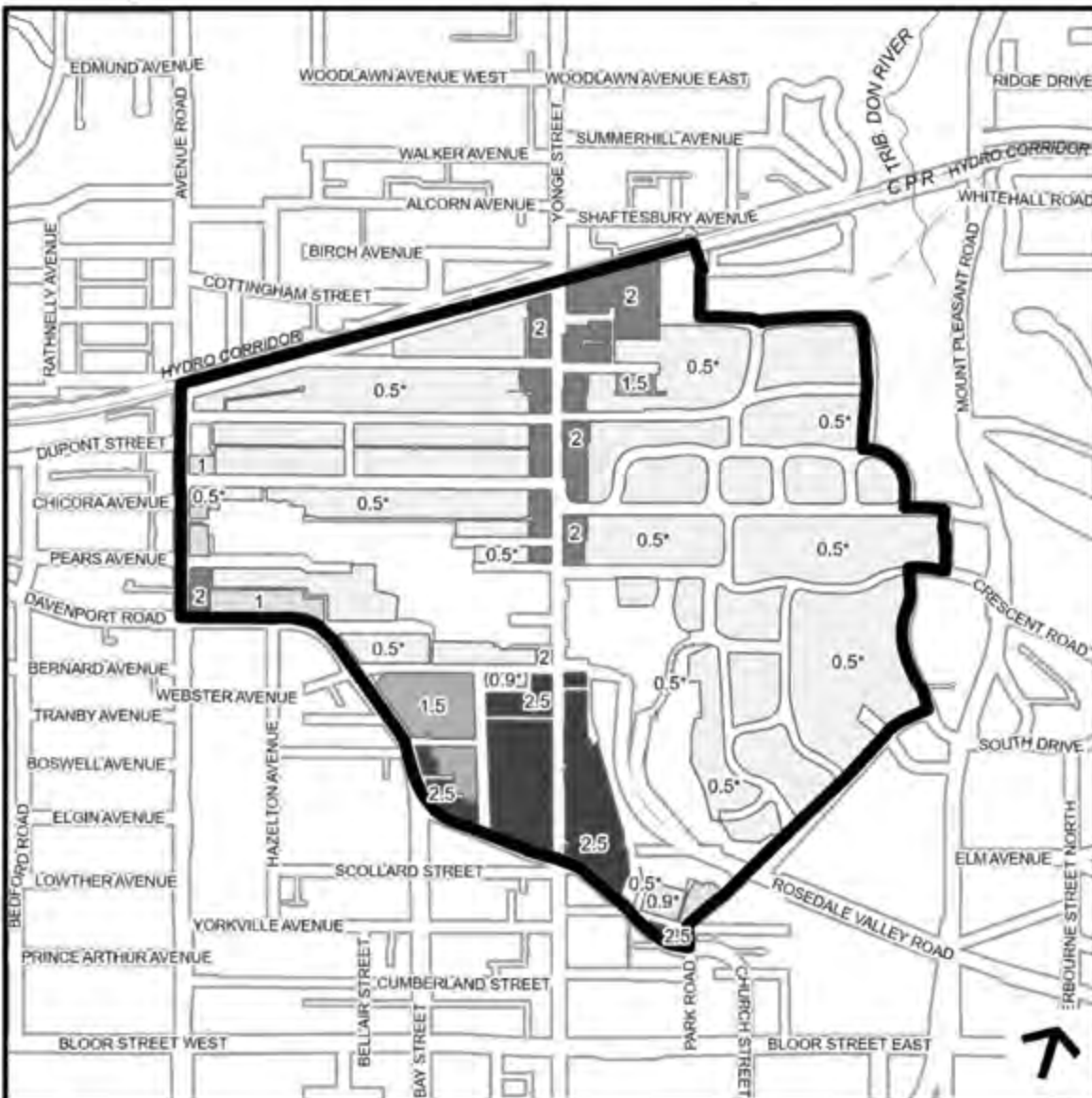
Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – ROSEDALE PROTECTED MAJOR TRANSIT STATION AREA













**MAP 2 – MINIMUM DENSITIES, ROSEDALE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 725. Protected Major Transit Station Area – Sheppard-Yonge Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Sheppard-Yonge Subway Station is a protected major transit station area shown as the Sheppard-Yonge Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Sheppard-Yonge Station is planned for a minimum population and employment target of 350 residents and jobs combined per hectare.

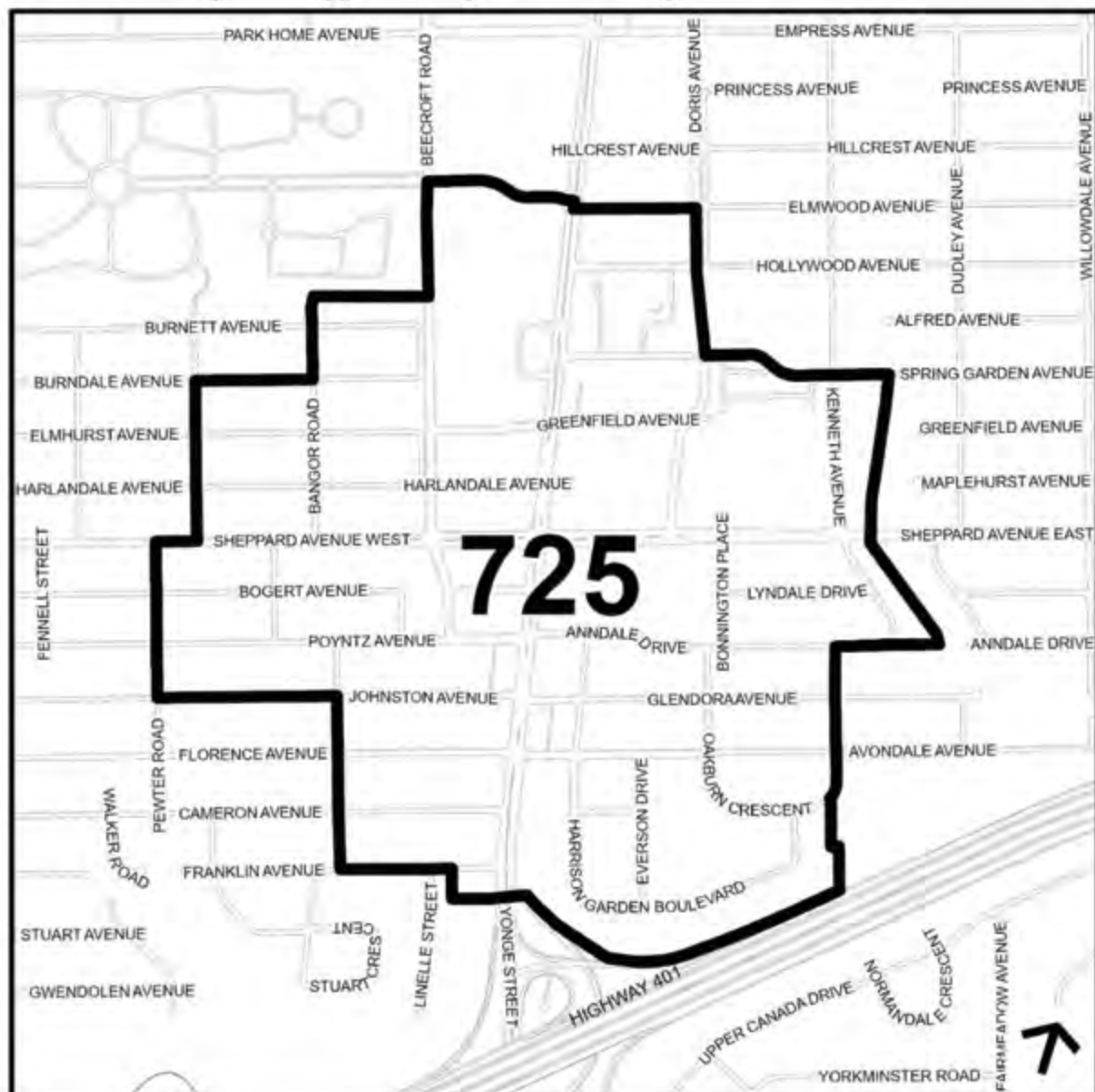
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – SHEPPARD-YONGE PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, SHEPPARD-YONGE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 700. Protected Major Transit Station Area – Signet Arrow Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the planned Signet Arrow LRT Station is a protected major transit station area shown as the Signet Arrow Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Signet Arrow Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

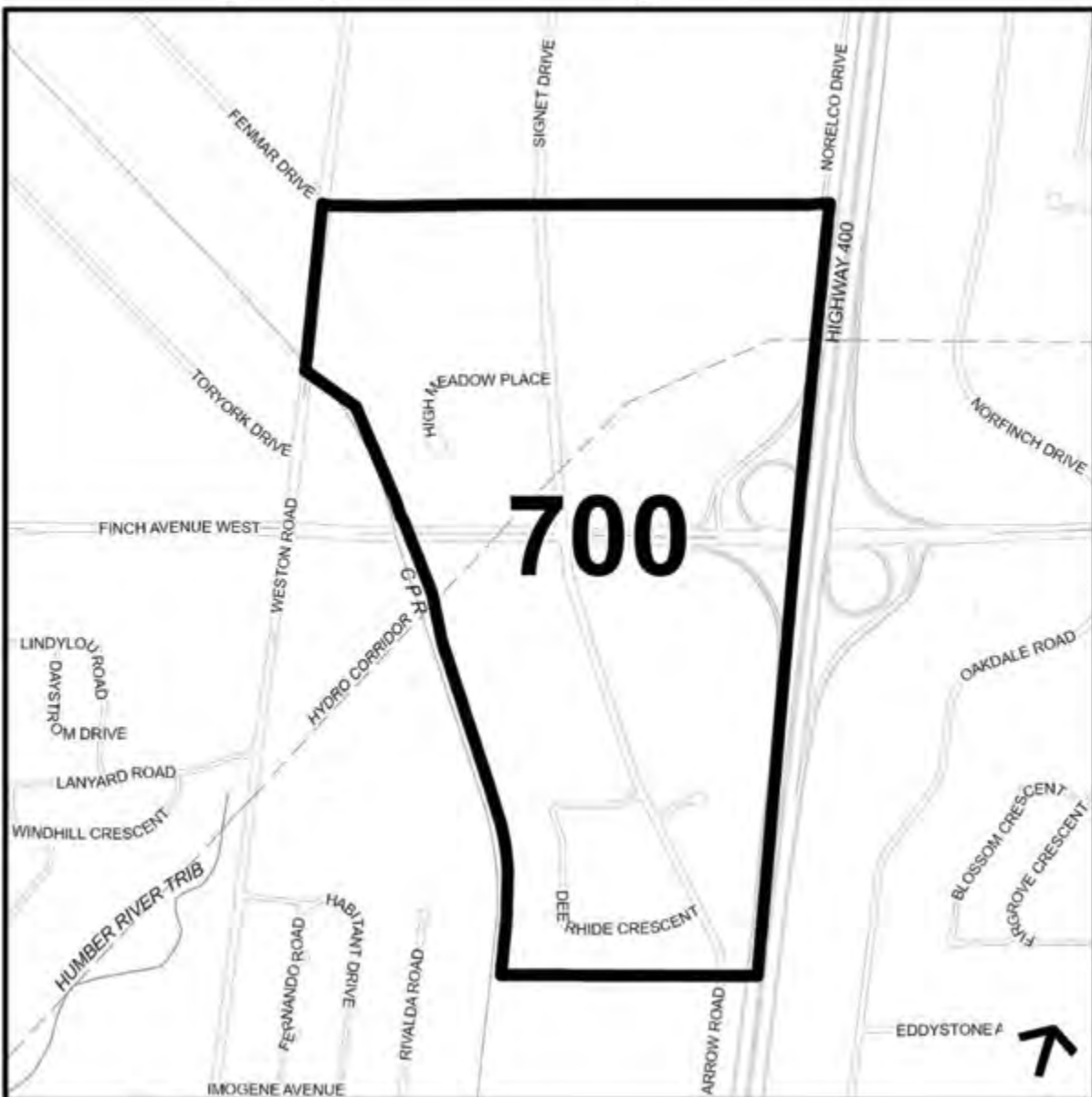
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

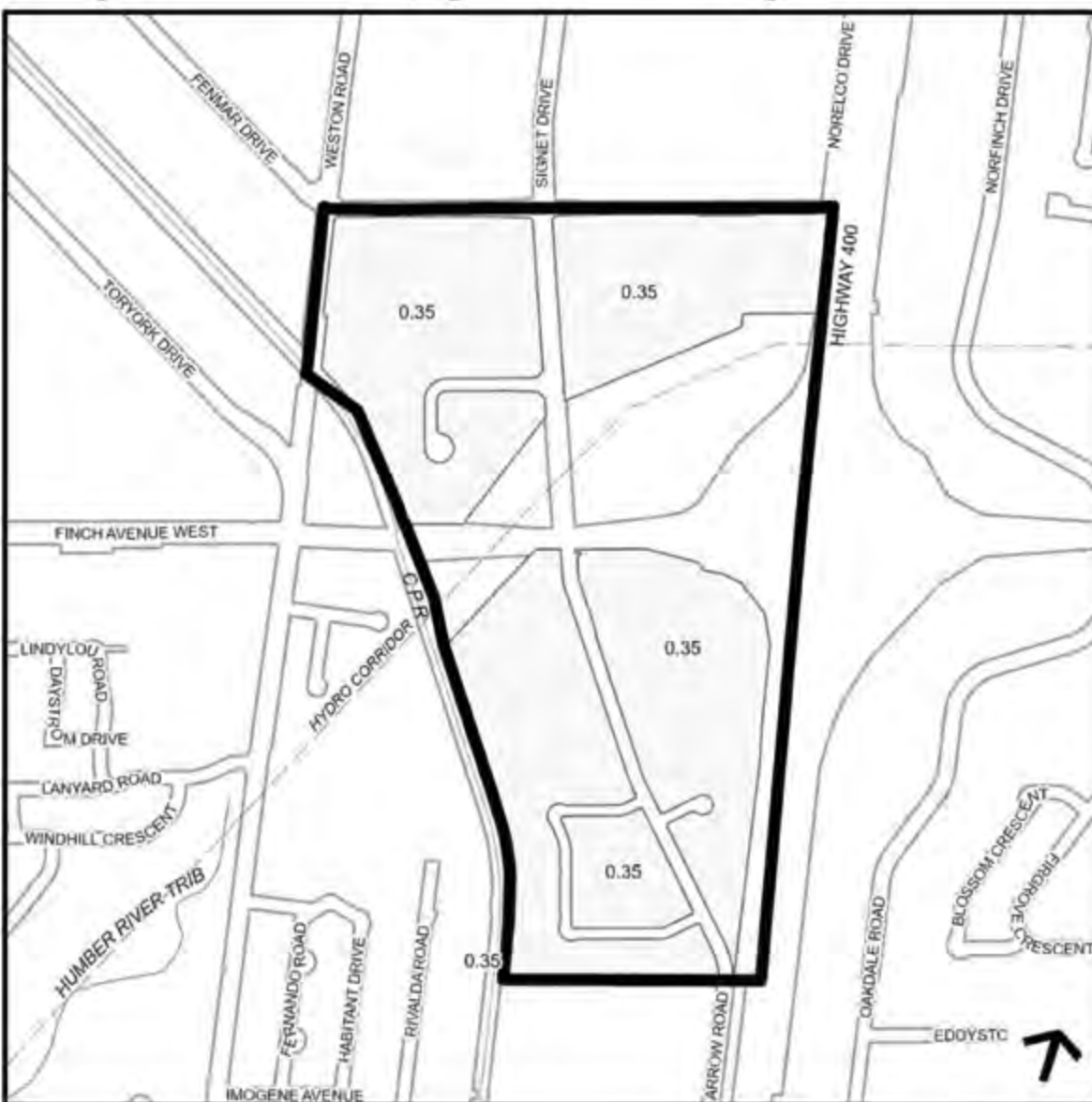
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

MAP 1 – SIGNET ARROW PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, SIGNET ARROW PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	0.3 FSI or 3 units*	1.0 FSI	2.5 FSI
0.35 FSI	0.5 FSI or 3 units*	1.5 FSI	3.0 FSI
	0.9 FSI or 3 units*	2.0 FSI	3.5 FSI

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 721. Protected Major Transit Station Area – St Clair Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing St Clair Subway Station is a protected major transit station area shown as the St Clair Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – St Clair Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

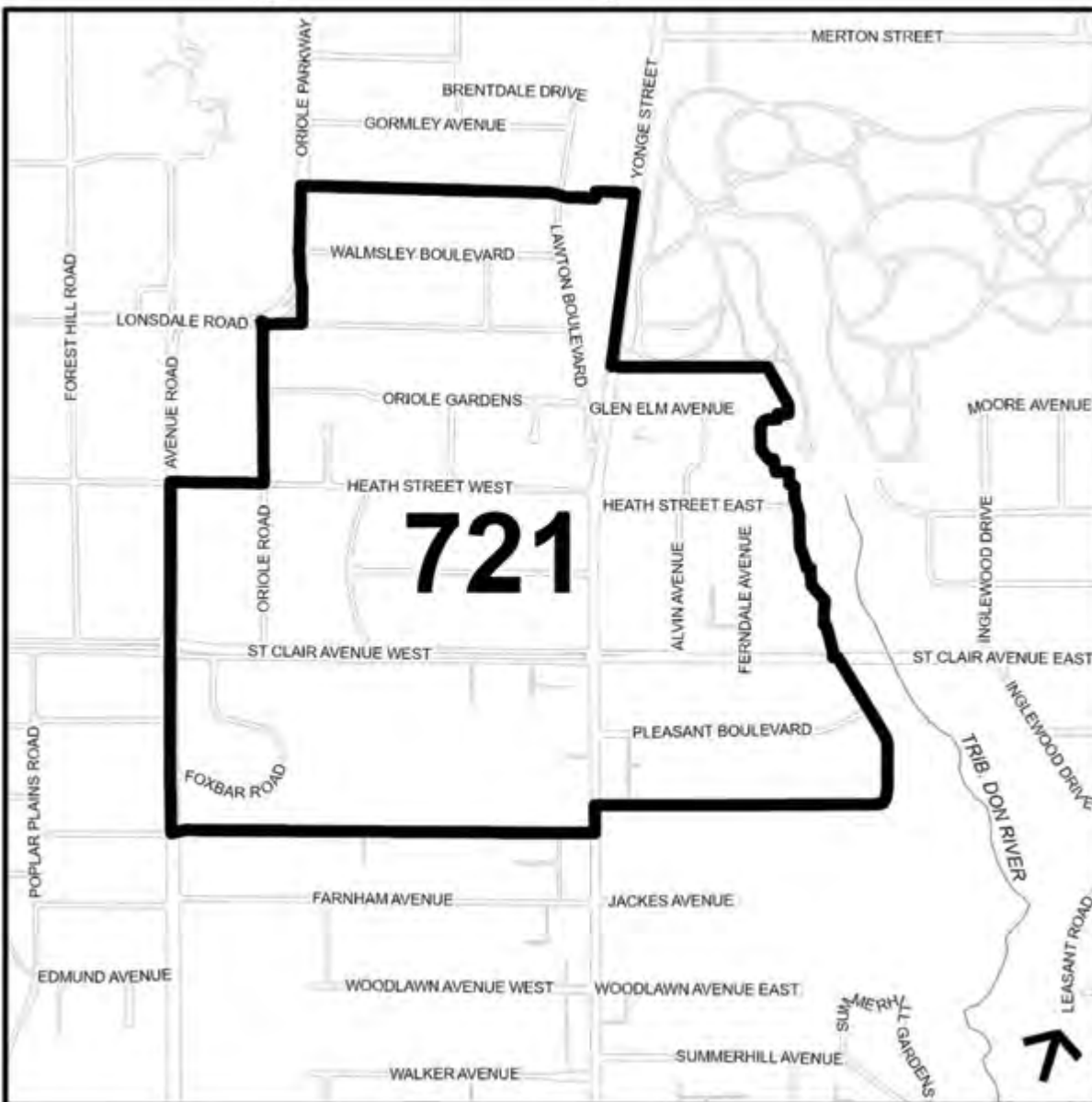
The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

### **d) Minimum Densities**

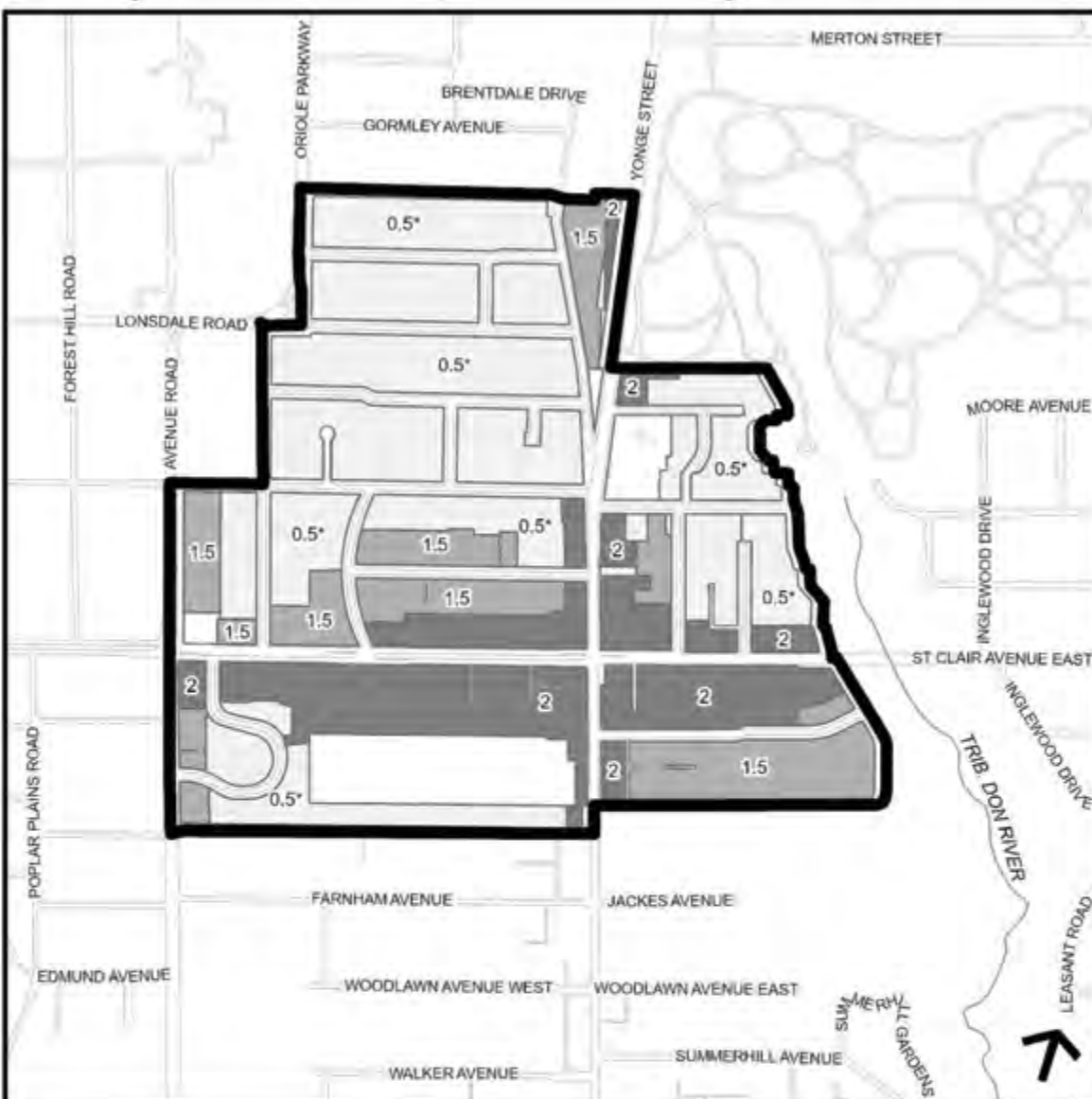
Minimum density requirements are shown on Map 2, represented in Floor Space Index.













MAP 1 – ST CLAIR PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, ST CLAIR PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 717. Protected Major Transit Station Area – St Clair West Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing St Clair West Subway Station is a protected major transit station area shown as the St Clair West Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – St Clair West Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

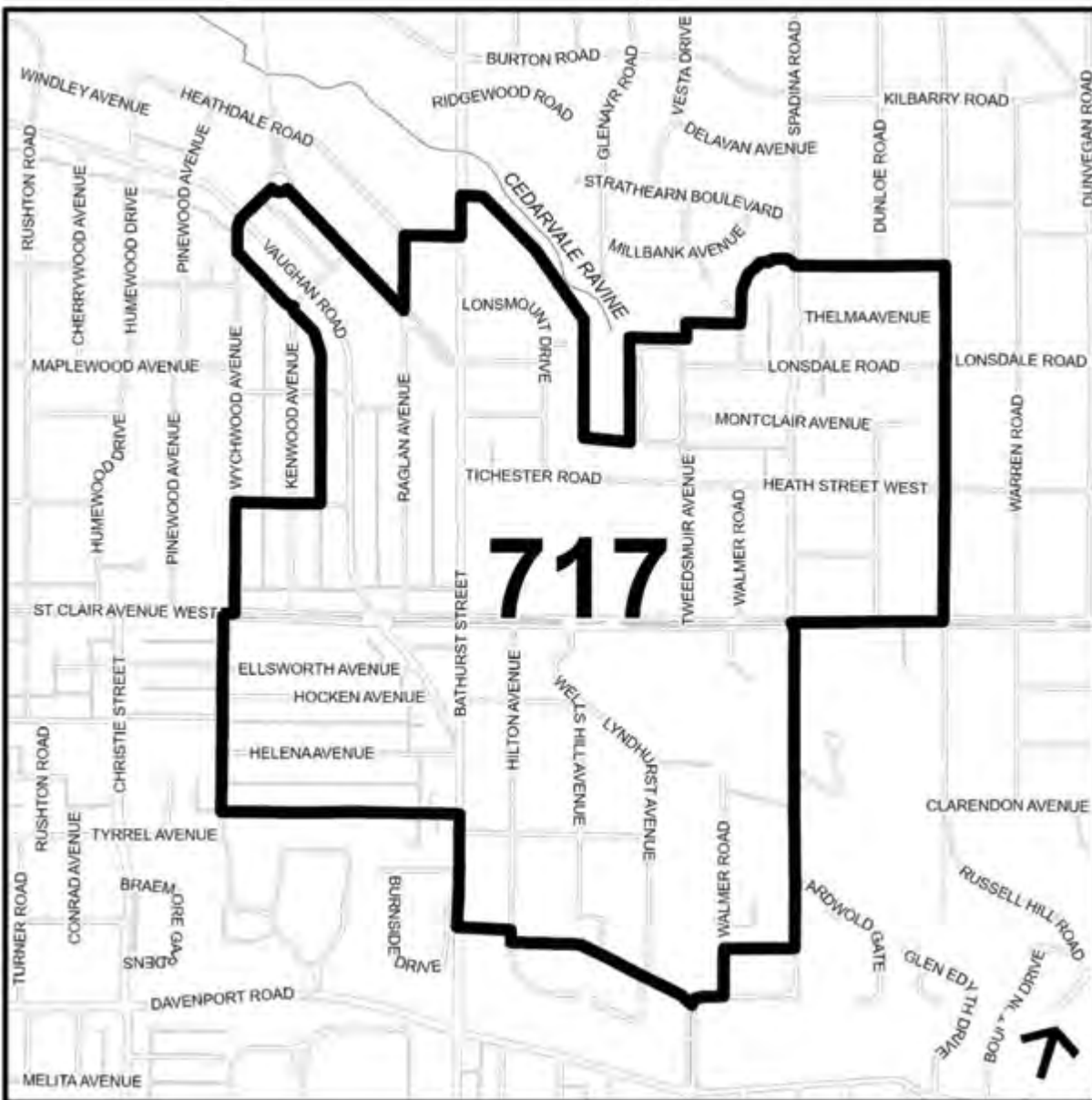
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

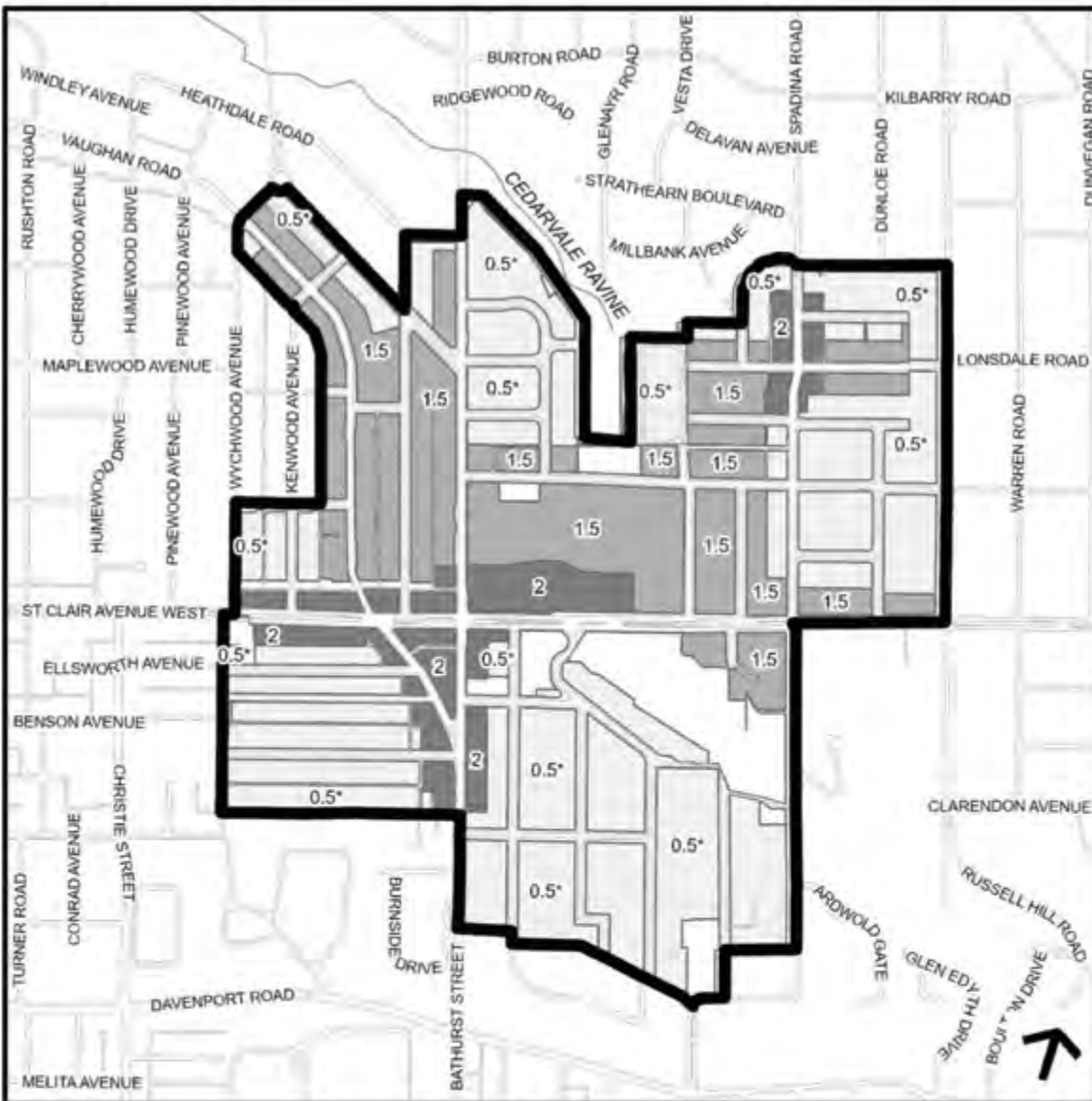
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











MAP 1 – ST CLAIR WEST PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, ST CLAIR WEST PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 720. Protected Major Transit Station Area – Summerhill Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Summerhill Subway Station is a protected major transit station area shown as the Summerhill Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Summerhill Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

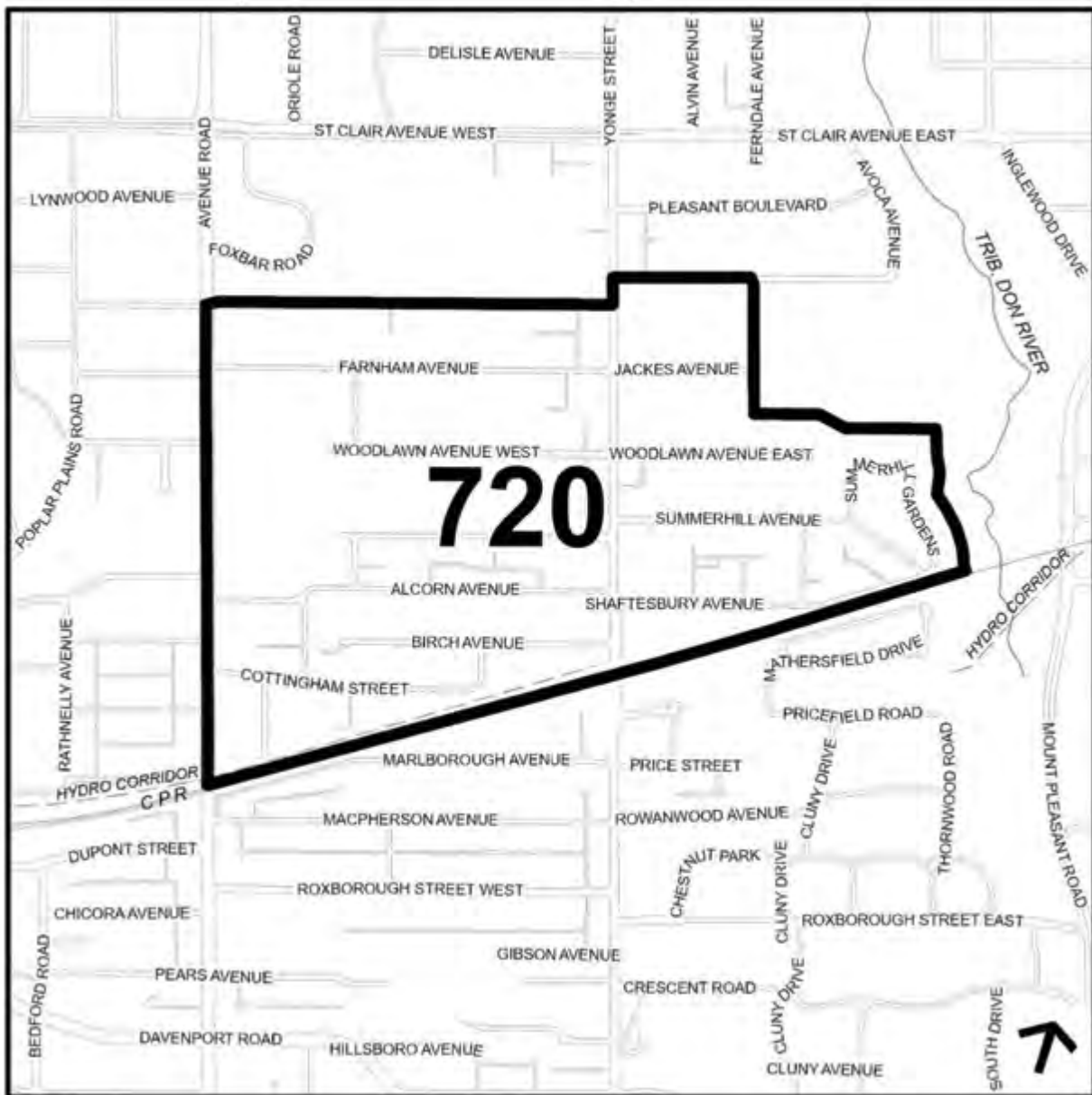
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

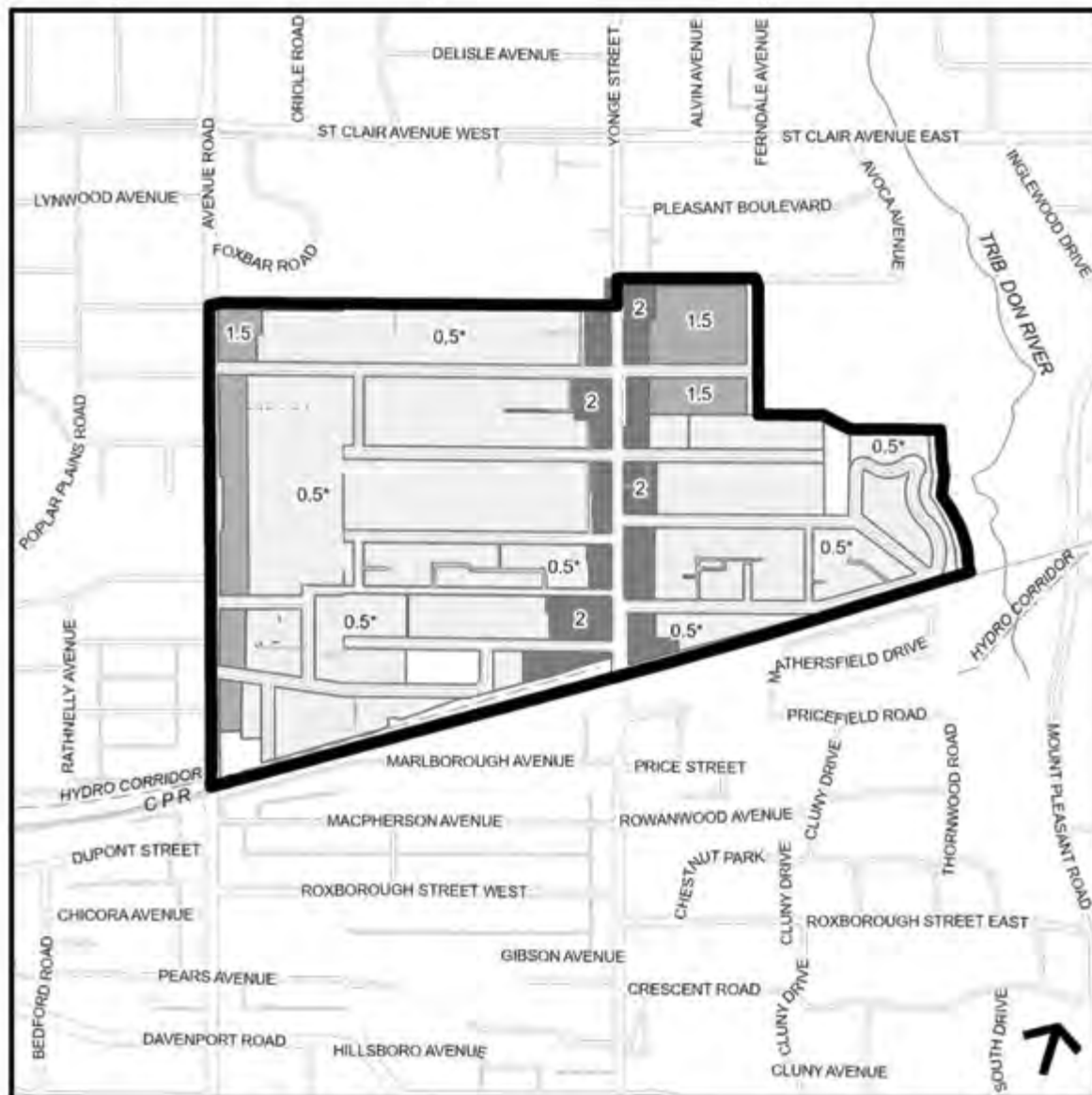
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











## MAP 1 – SUMMERHILL PROTECTED MAJOR TRANSIT STATION AREA



**MAP 2 – MINIMUM DENSITIES, SUMMERHILL PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.



## **SASP 648. Protected Major Transit Station Area – Warden Station**

### **a) Protected Major Transit Station Area Delineation**

The area surrounding and including the existing Warden Subway Station is a protected major transit station area shown as the Warden Protected Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Protected Major Transit Station Area – Warden Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

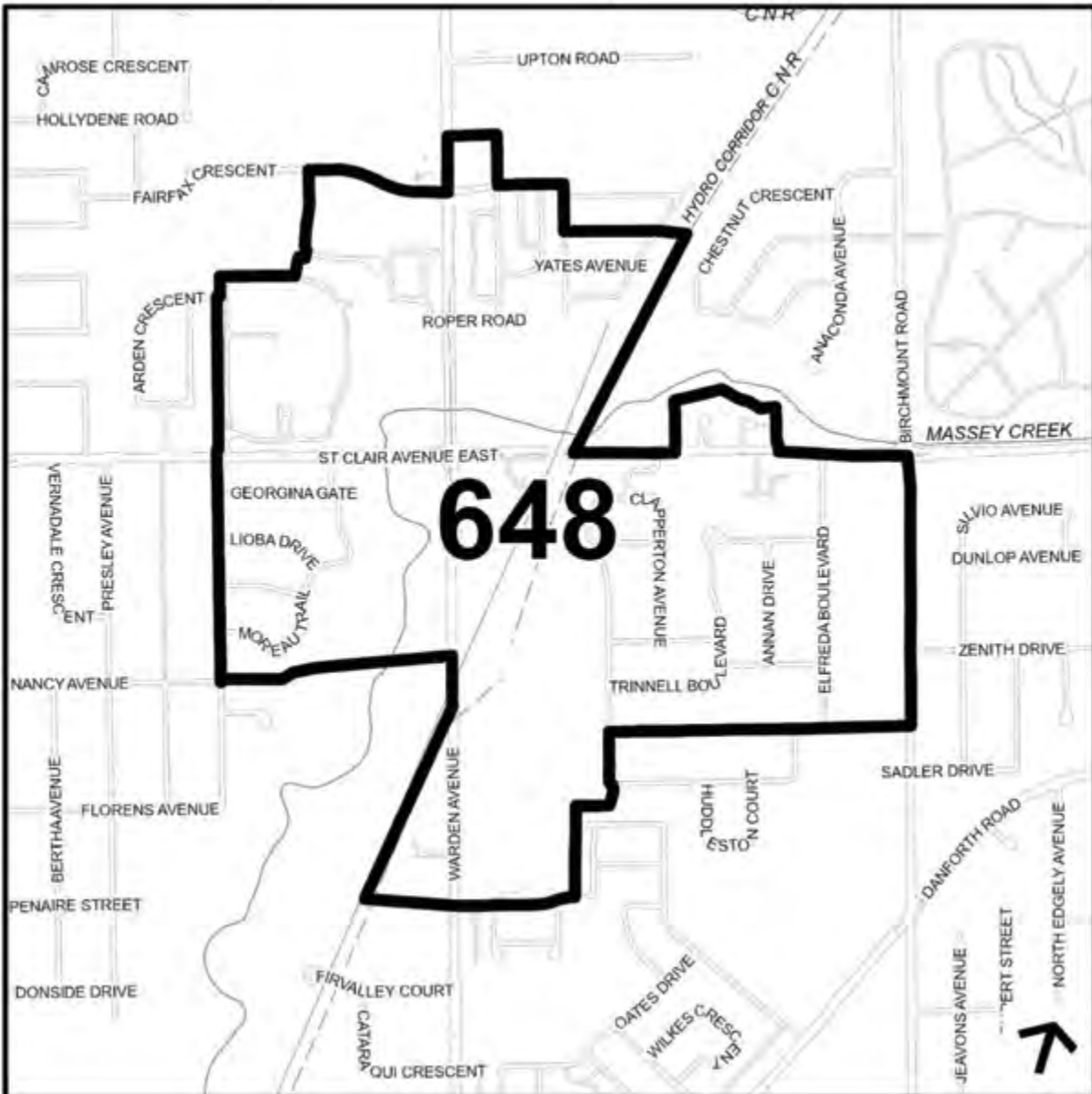
### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

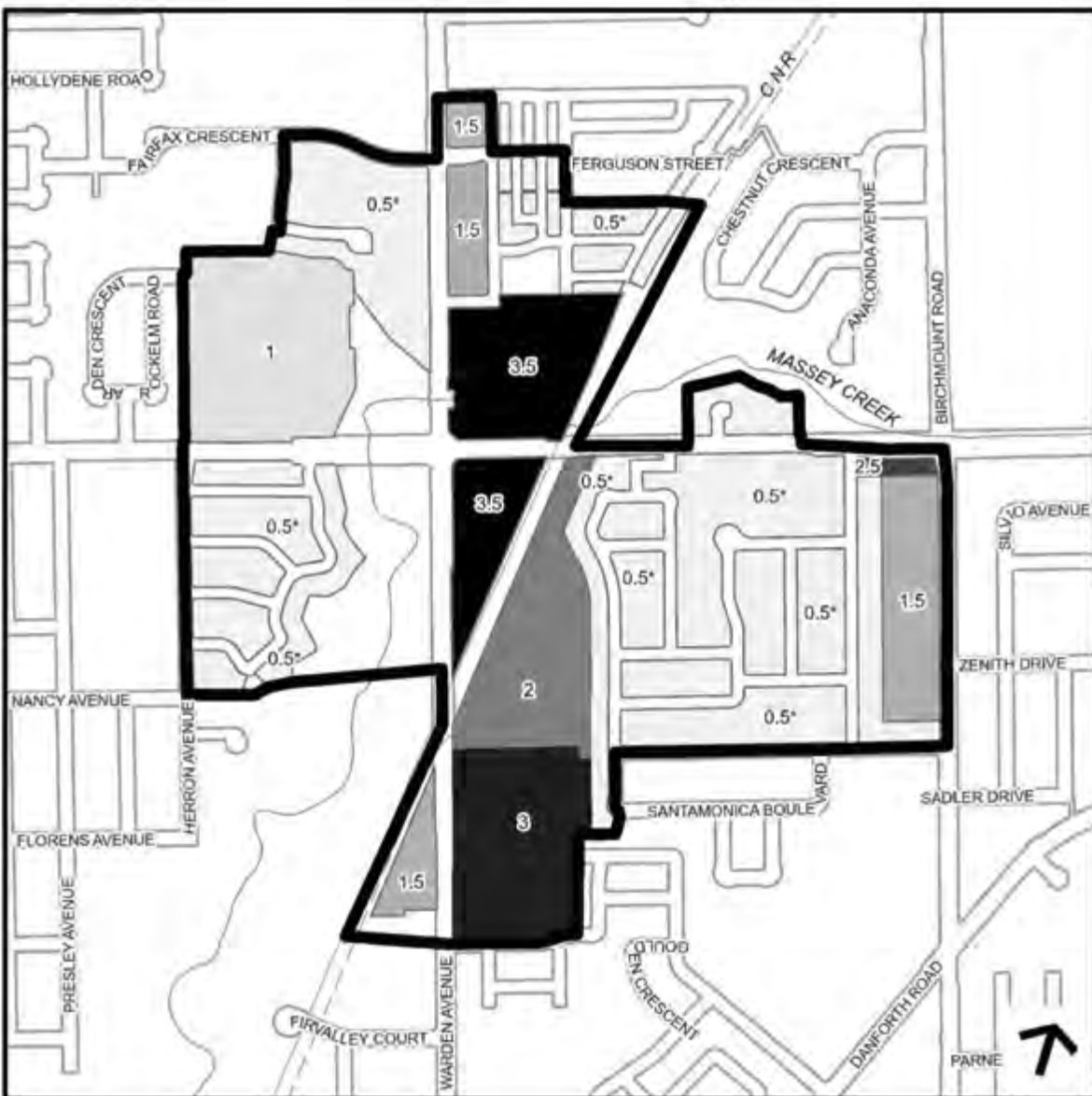
### **d) Minimum Densities**

Minimum density requirements are shown on Map 2, represented in Floor Space Index.











**MAP 1 – WARDEN PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, WARDEN PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

 0 FSI	 1.0 FSI	 2.5 FSI
 0.3 FSI or 3 units*	 1.5 FSI	 3.0 FSI
 0.5 FSI or 3 units*	 2.0 FSI	 3.5 FSI
 0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

### **SASP 713. Protected Major Transit Station Area – Yorkdale Station**

a) Protected Major Transit Station Area Delineation

The area surrounding and including the existing Yorkdale Subway Station is a protected major transit station area shown as the Yorkdale Protected Major Transit Station Area on Map 1.

b) Residents and Jobs per Hectare

Existing and permitted development within the Protected Major Transit Station Area – Yorkdale Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

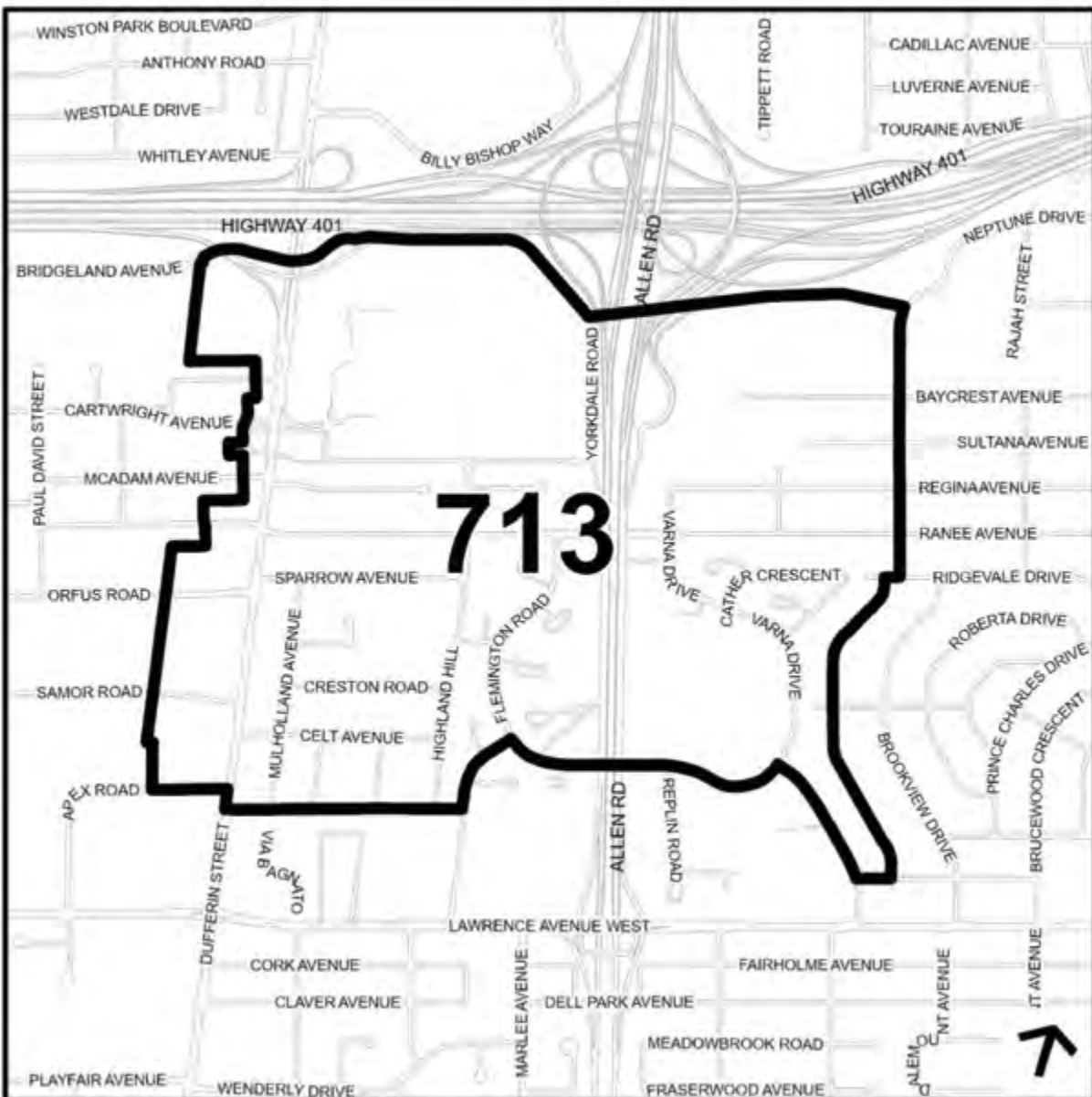
c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Maps 16 and 17 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

d) Minimum Densities

Minimum density requirements are shown on Map 2, represented in Floor Space Index.

**MAP 1 – YORKDALE PROTECTED MAJOR TRANSIT STATION AREA**



**MAP 2 – MINIMUM DENSITIES, YORKDALE PROTECTED MAJOR TRANSIT STATION AREA**



### Minimum Density

0 FSI	1.0 FSI	2.5 FSI
0.3 FSI or 3 units*	1.5 FSI	3.0 FSI
0.5 FSI or 3 units*	2.0 FSI	3.5 FSI
0.9 FSI or 3 units*		

\*Option to provide a minimum of 3 units instead of minimum FSI only applies to lands designated Neighbourhoods in the Official Plan.

## **SASP 684. Major Transit Station Area – Aga Khan Park & Museum Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Aga Khan Park & Museum LRT Station is a major transit station area shown as the Aga Khan Park & Museum Major Transit Station Area on Map 1.

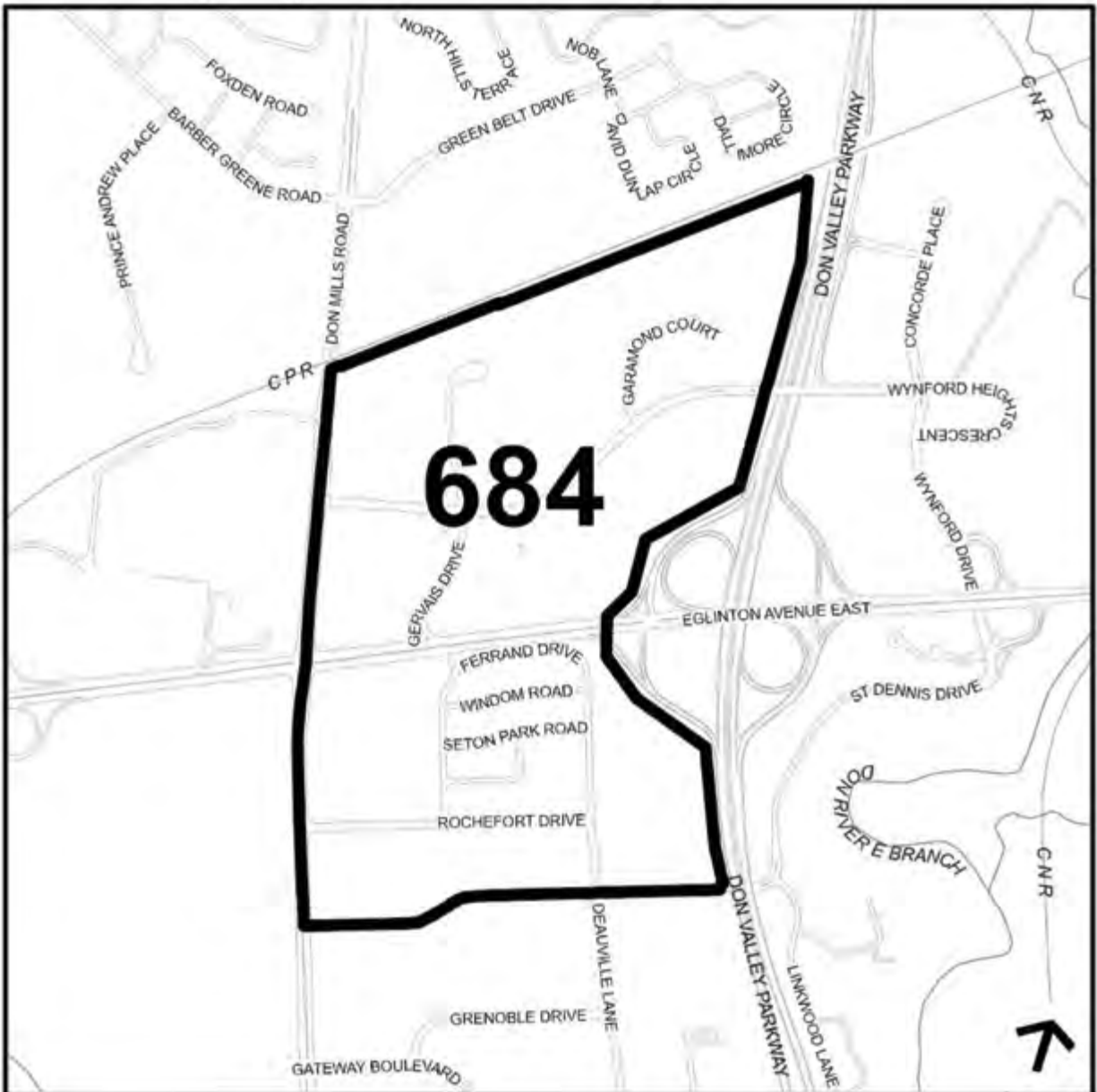
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Aga Khan Park & Museum Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – AGA KHAN PARK & MUSEUM MAJOR TRANSIT STATION AREA





## **SASP 694. Major Transit Station Area – Agincourt Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Agincourt GO Station is a major transit station area shown as the Agincourt Major Transit Station Area on Map 1.

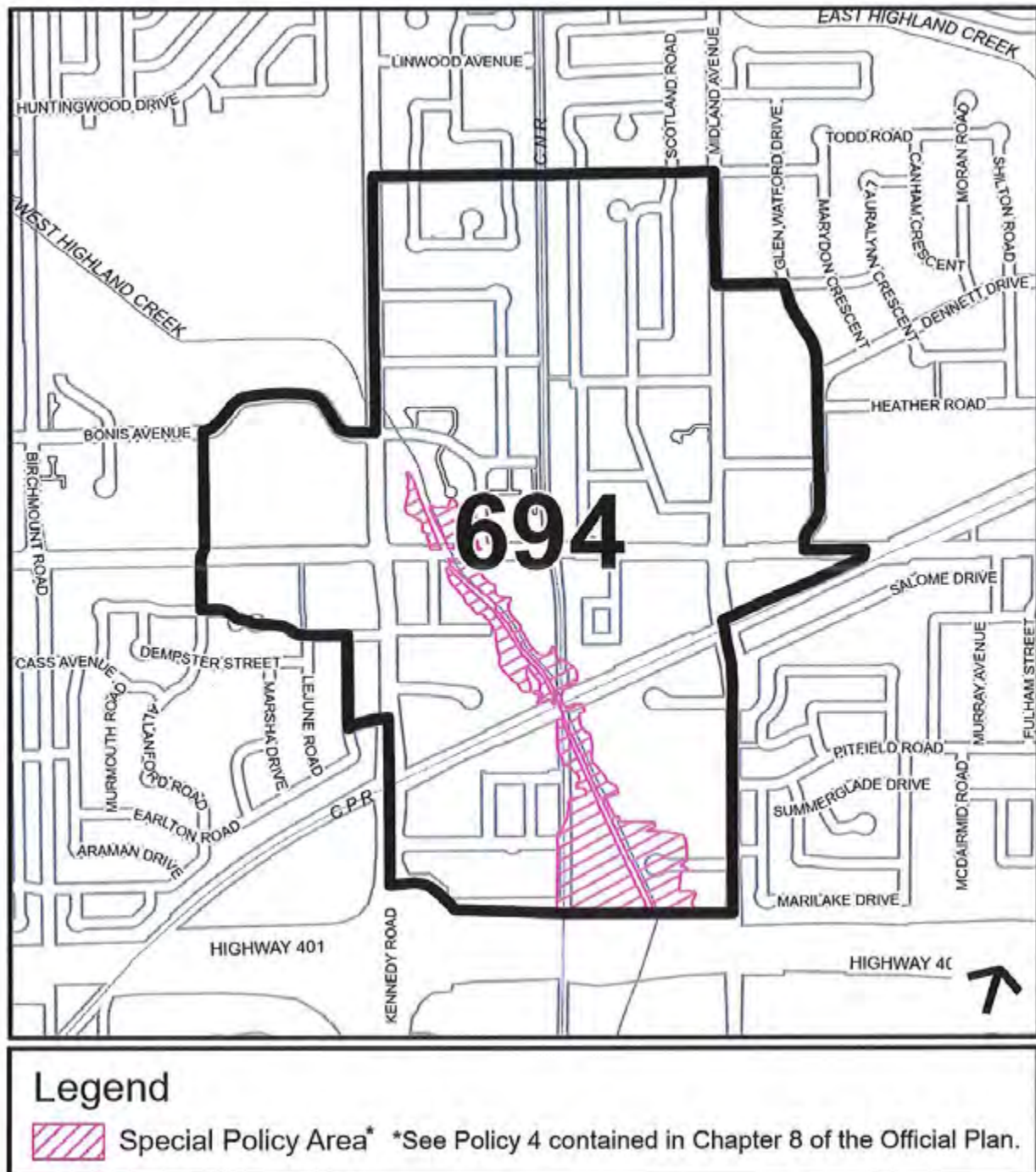
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Agincourt Station is planned for a minimum population and employment target of 150 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 19 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

**MAP 1 – AGINCOURT MAJOR TRANSIT STATION AREA**



## **SASP 707. Major Transit Station Area – Albion Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Albion LRT Station is a major transit station area shown as the Albion Major Transit Station Area on Map 1.

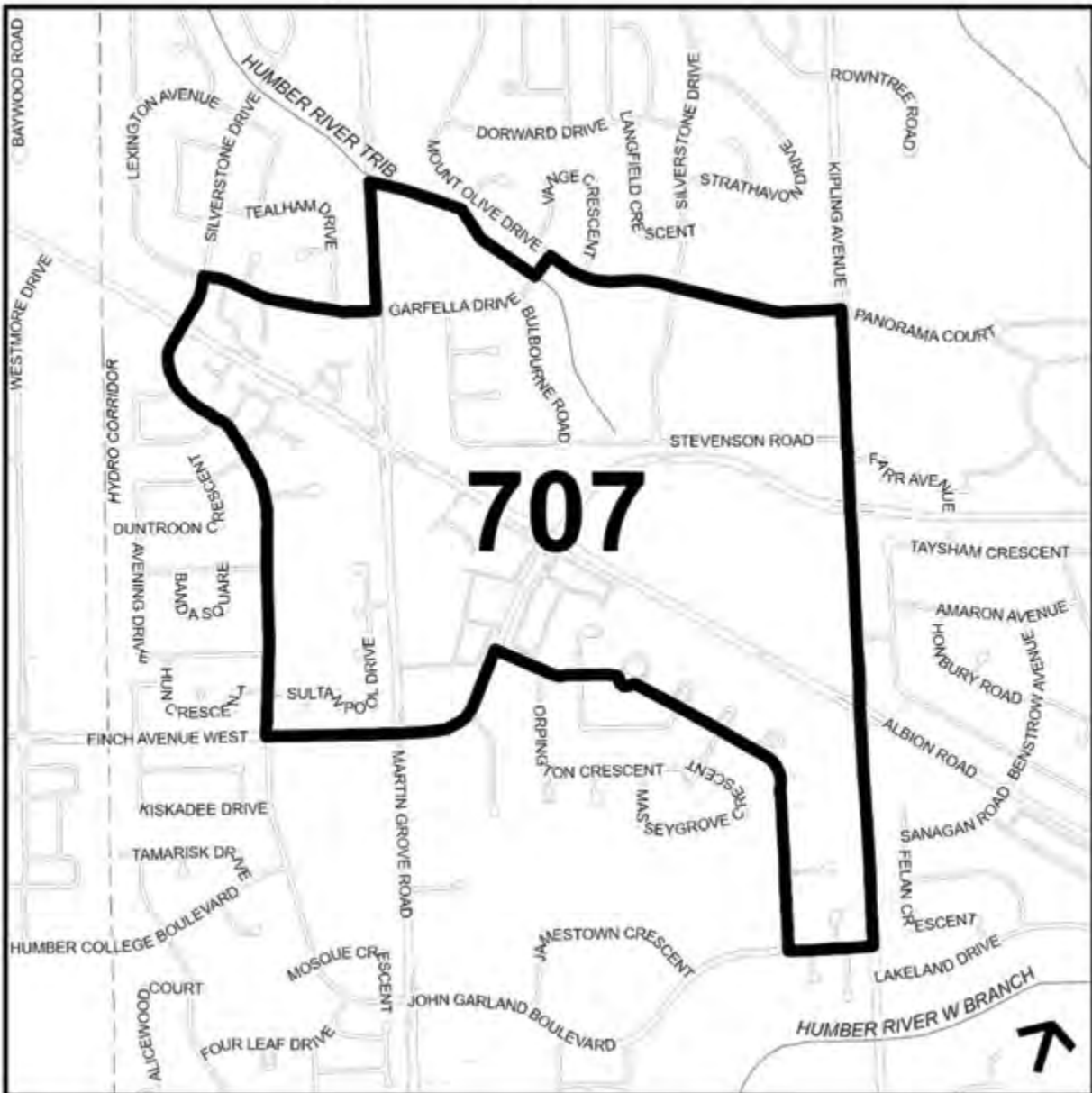
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Albion Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – ALBION MAJOR TRANSIT STATION AREA



## **SASP 728. Major Transit Station Area – Bayview Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Bayview Subway Station is a major transit station area shown as the Bayview Major Transit Station Area on Map 1.

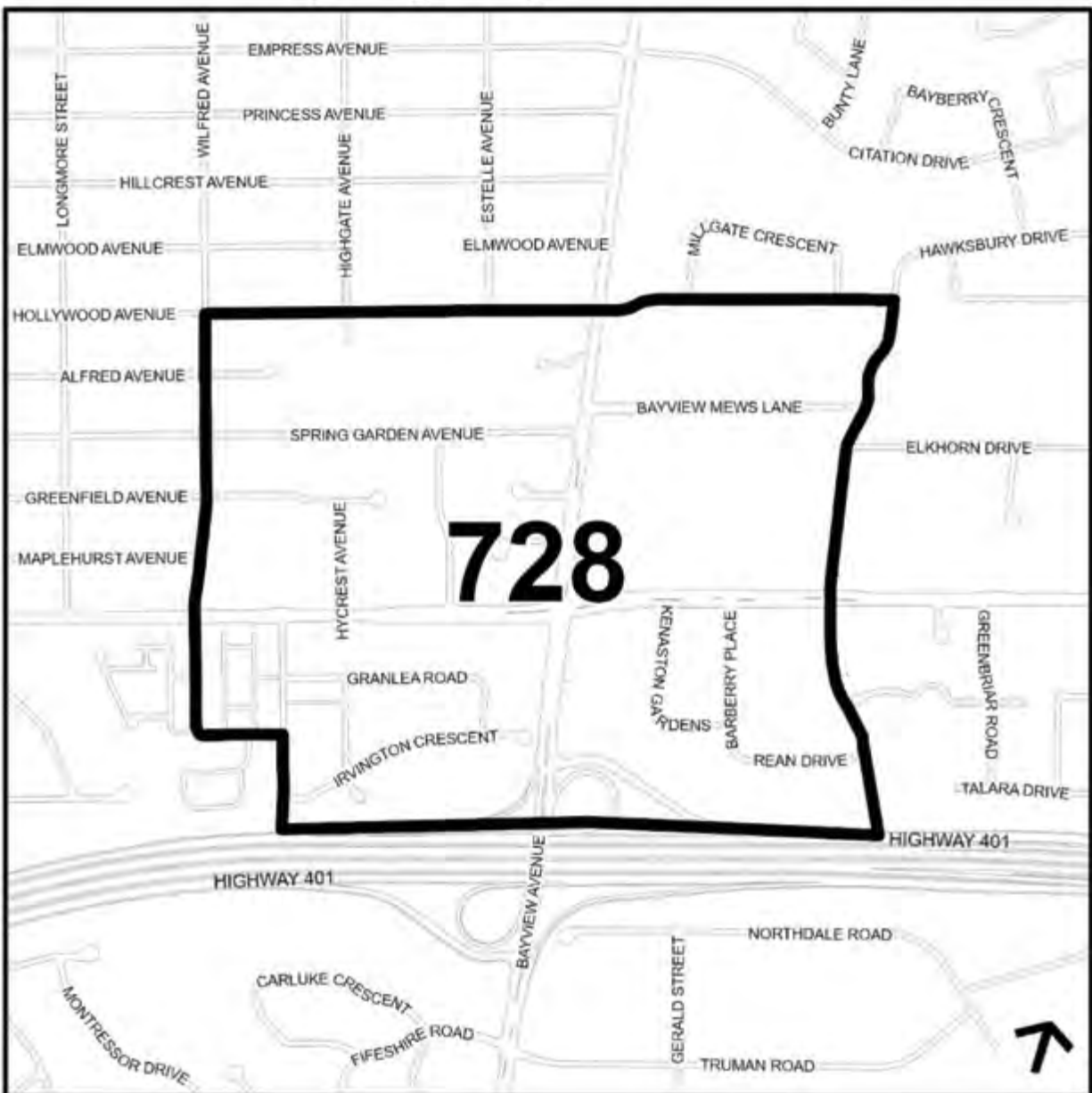
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Bayview Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 16 and 19 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – BAYVIEW MAJOR TRANSIT STATION AREA



### **SASP 730. Major Transit Station Area – Bessarion Station**

a) Major Transit Station Area Delineation

The area surrounding and including the existing Bessarion Subway Station is a major transit station area shown as the Bessarion Major Transit Station Area on Map 1.

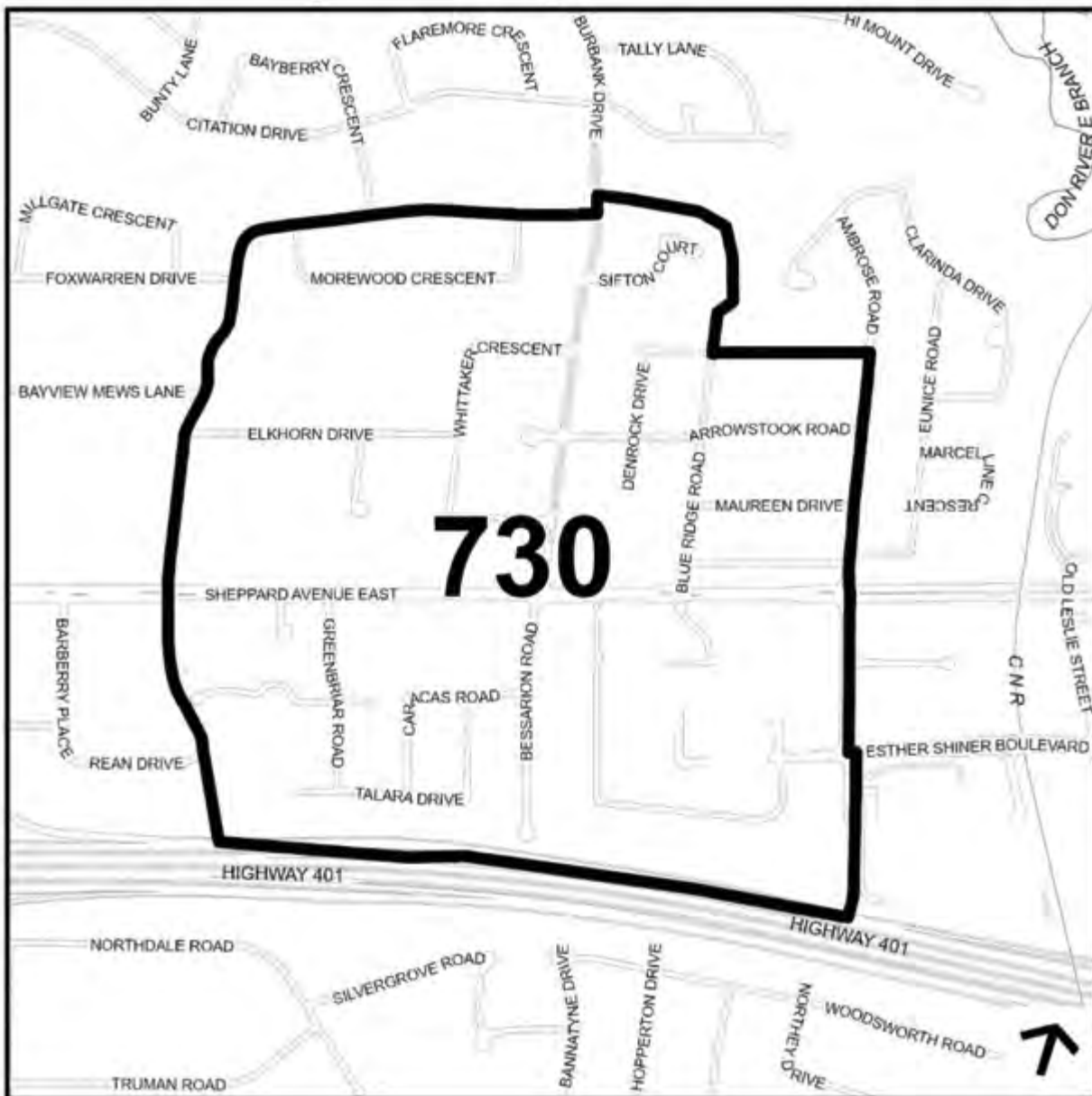
b) Residents and Jobs per Hectare

Existing and permitted development within the Major Transit Station Area – Bessarion Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

c) Authorized Uses of Land

The authorized uses of land are as identified by the land use designations on Maps 16 and 19 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – BESSARION MAJOR TRANSIT STATION AREA





## **SASP 766. Major Transit Station Area – Cosburn Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Cosburn Subway Station is a major transit station area shown as the Cosburn Major Transit Station Area on Map 1.

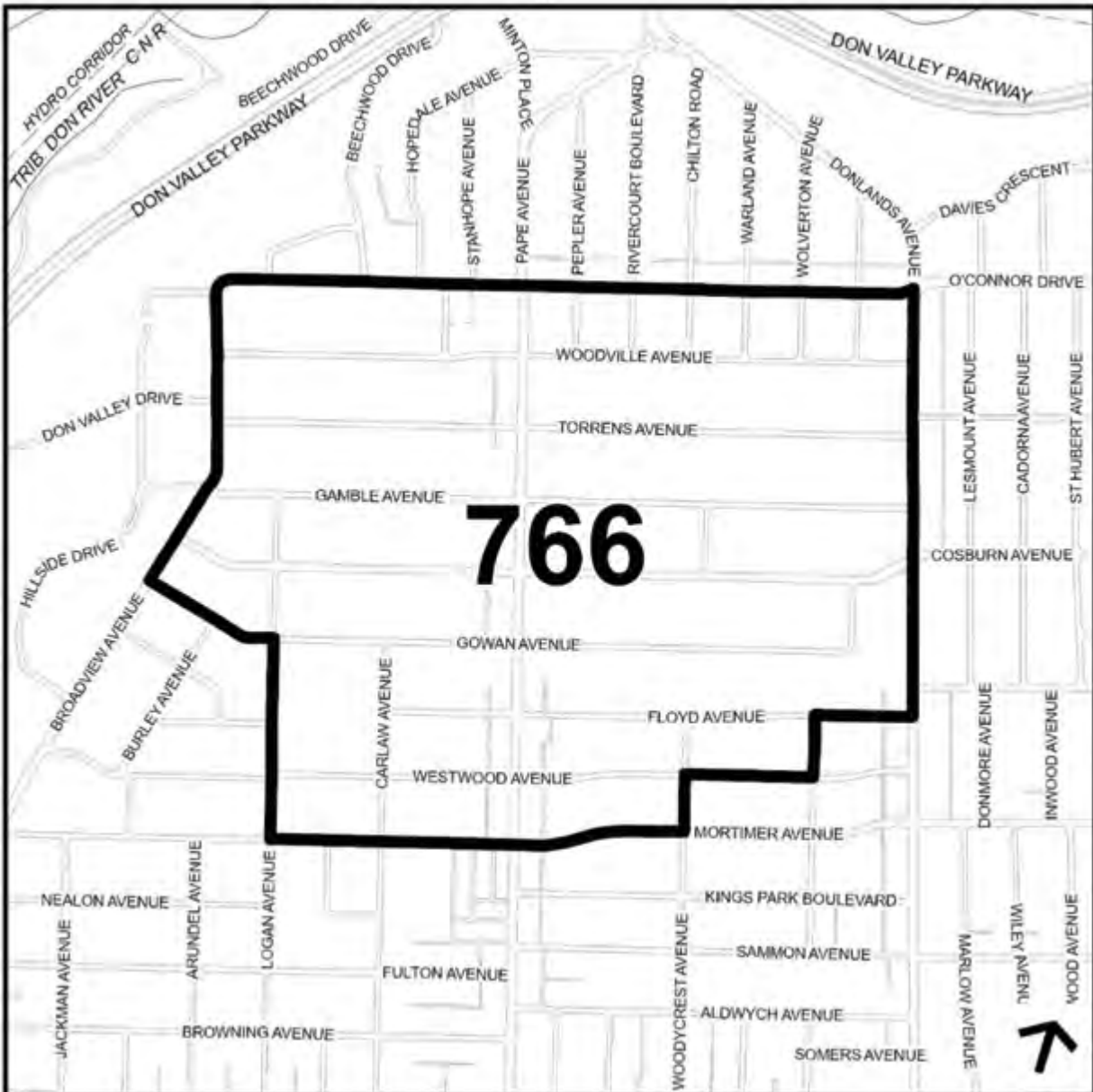
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Cosburn Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – COSBURN MAJOR TRANSIT STATION AREA



## **SASP 731. Major Transit Station Area – Don Mills Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Don Mills Subway Station is a major transit station area shown as the Don Mills Major Transit Station Area on Map 1.

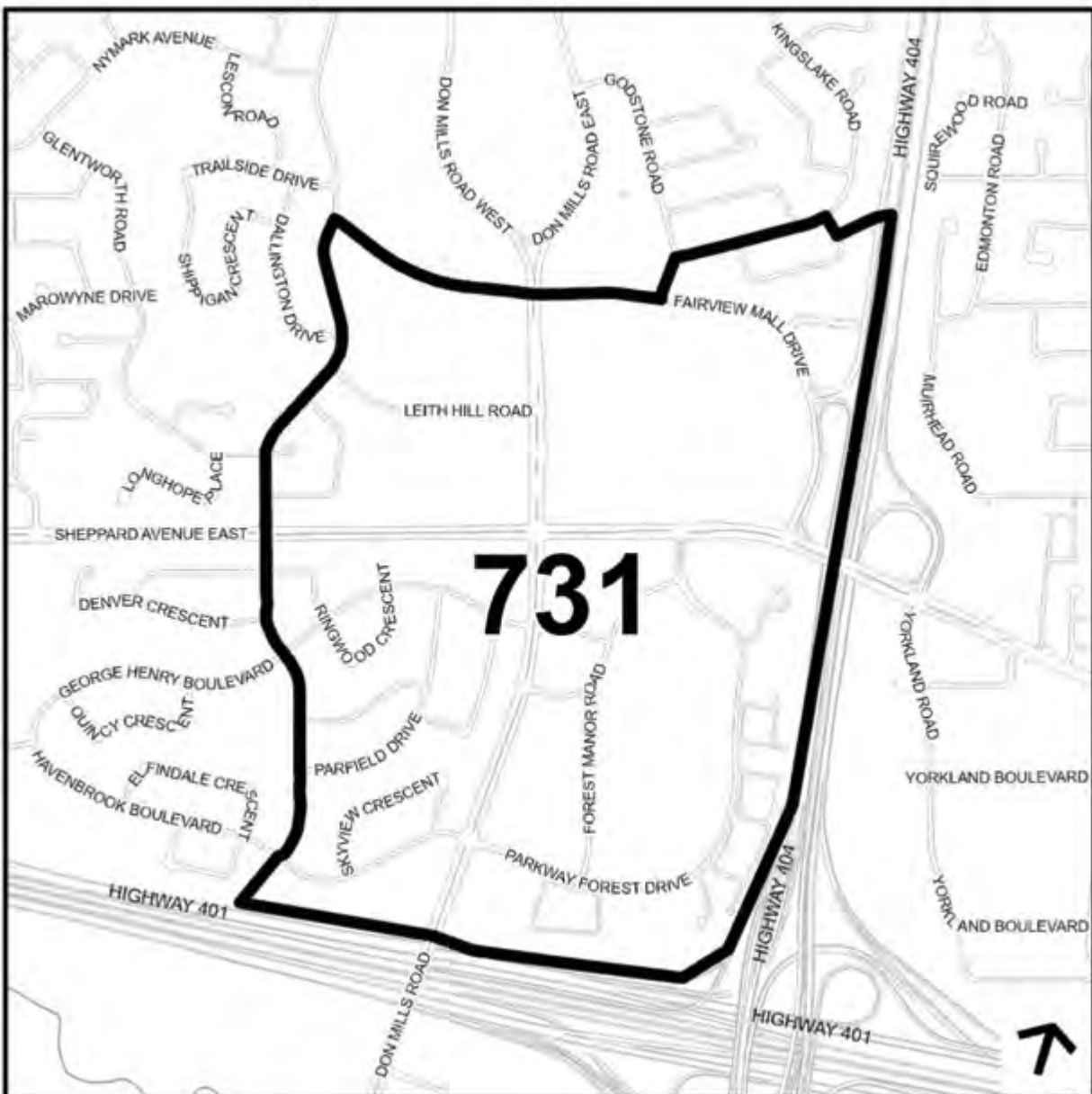
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Don Mills Station is planned for a minimum population and employment target of 250 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 19 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – DON MILLS MAJOR TRANSIT STATION AREA



## **SASP 732. Major Transit Station Area – Downsview Park Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Downsview Park Subway Station is a major transit station area shown as the Downsview Park Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Downsview Park Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

**MAP 1 – DOWNSVIEW PARK MAJOR TRANSIT STATION AREA**



## **SASP 696. Major Transit Station Area – Etobicoke North Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Etobicoke North GO Station is a major transit station area shown as the Etobicoke North Major Transit Station Area on Map 1.

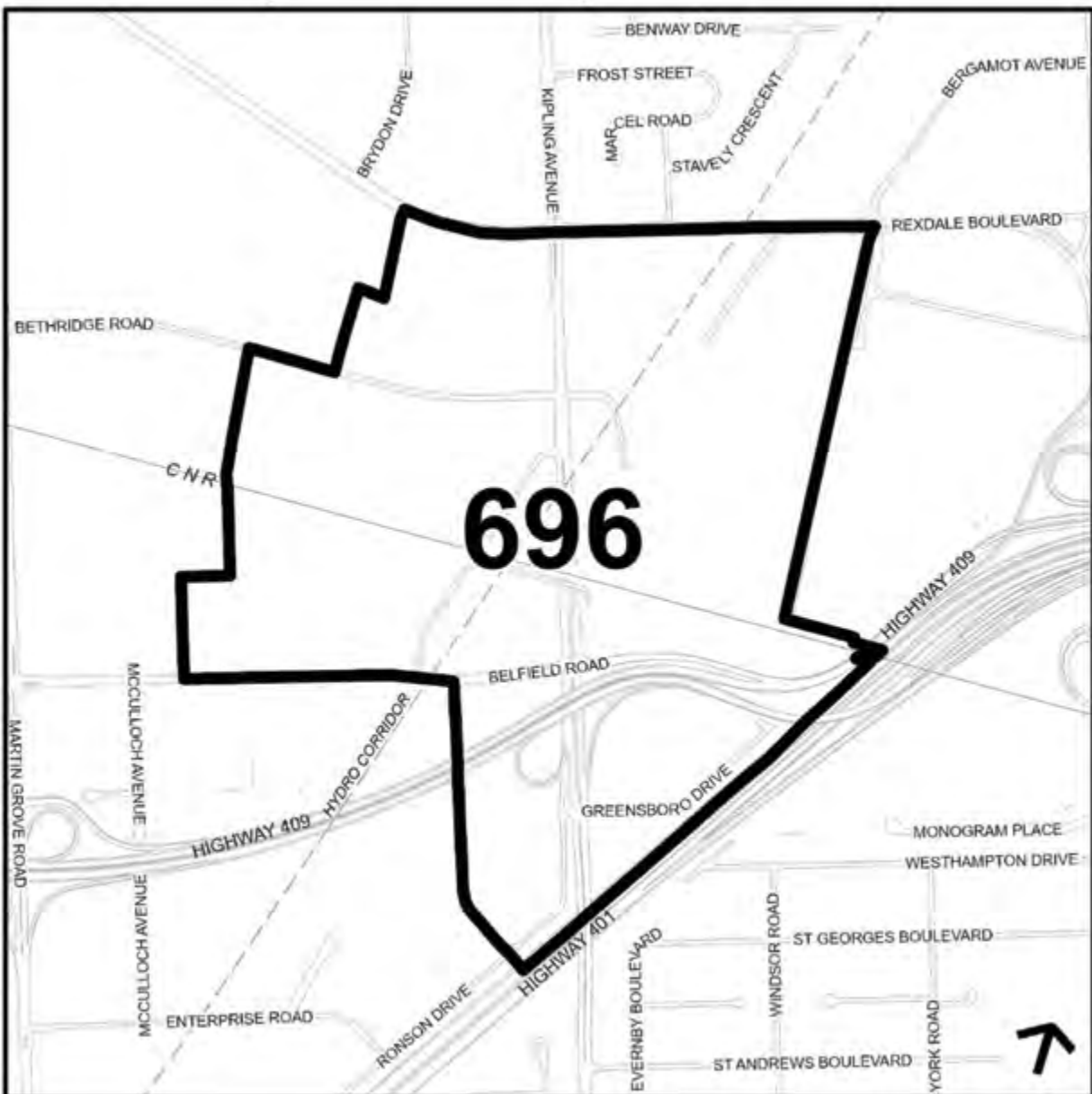
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Etobicoke North Station is planned for a minimum population and employment target of 150 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 13 and 14 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – ETOBICOKE NORTH MAJOR TRANSIT STATION AREA





## **SASP 768. Major Transit Station Area – Flemington Park Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Flemington Park Subway Station is a major transit station area shown as the Flemington Park Major Transit Station Area on Map 1.

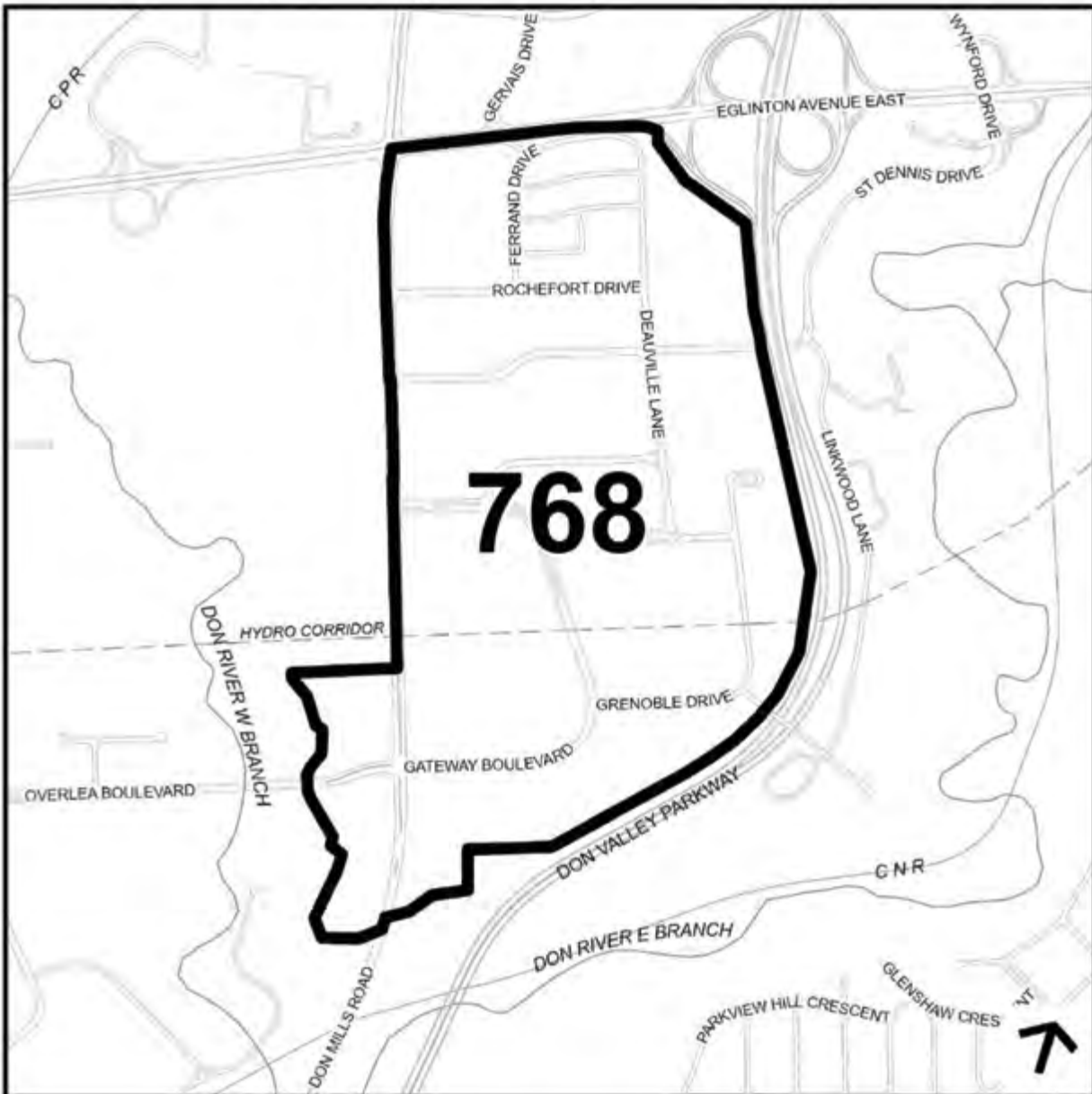
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Flemington Park Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – FLEMINGDON PARK MAJOR TRANSIT STATION AREA



## **SASP 682. Major Transit Station Area – Laird Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Laird LRT Station is a major transit station area shown as the Laird Major Transit Station Area on Map 1.

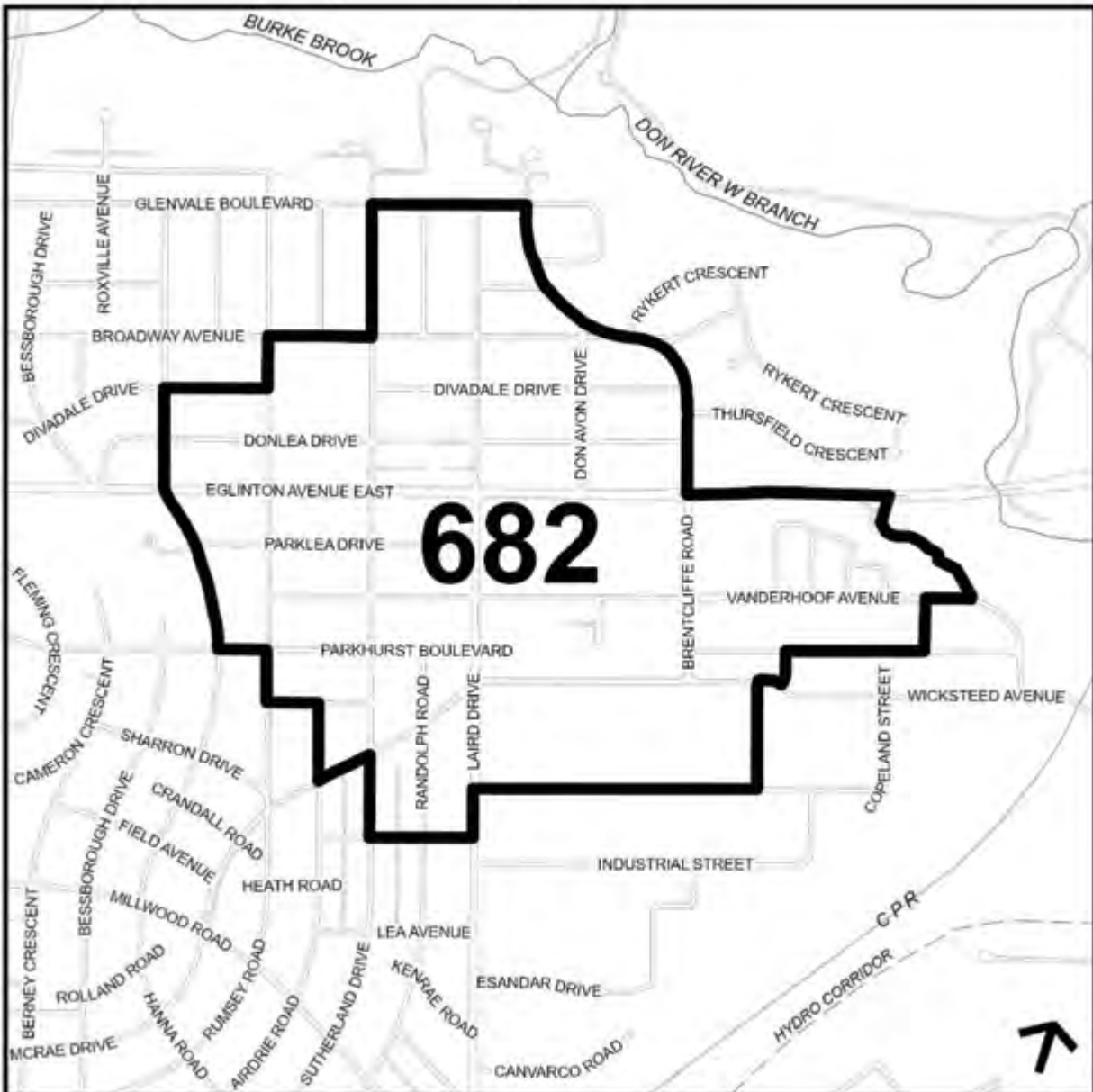
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Laird Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – LAIRD MAJOR TRANSIT STATION AREA



## **SASP 729. Major Transit Station Area – Leslie Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Leslie Subway Station is a major transit station area shown as the Leslie Major Transit Station Area on Map 1.

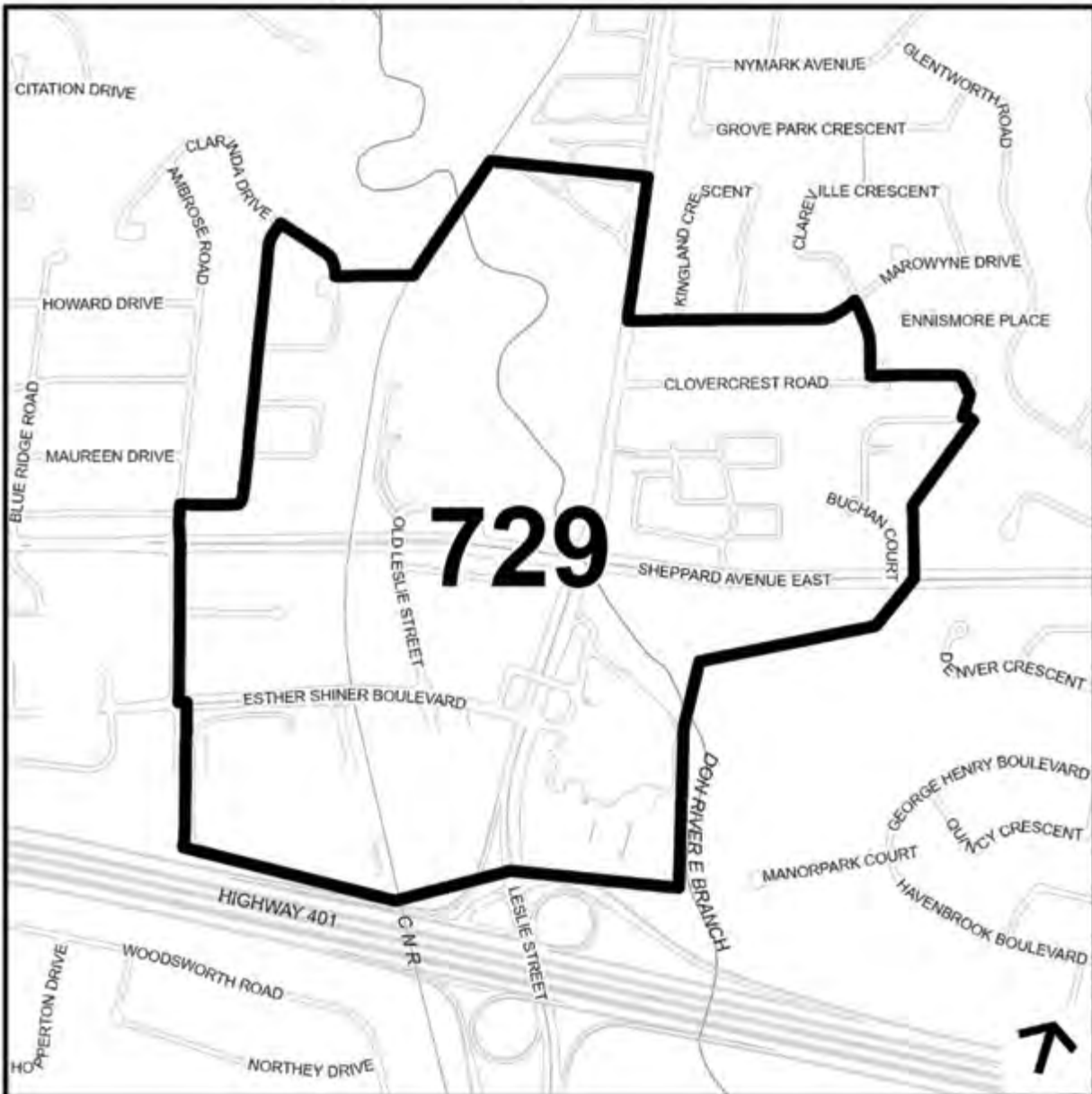
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Leslie Station is planned for a minimum population and employment target of 300 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 19 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – LESLIE MAJOR TRANSIT STATION AREA



## **SASP 705. Major Transit Station Area – Mount Olive Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Mount Olive LRT Station is a major transit station area shown as the Mount Olive Major Transit Station Area on Map 1.

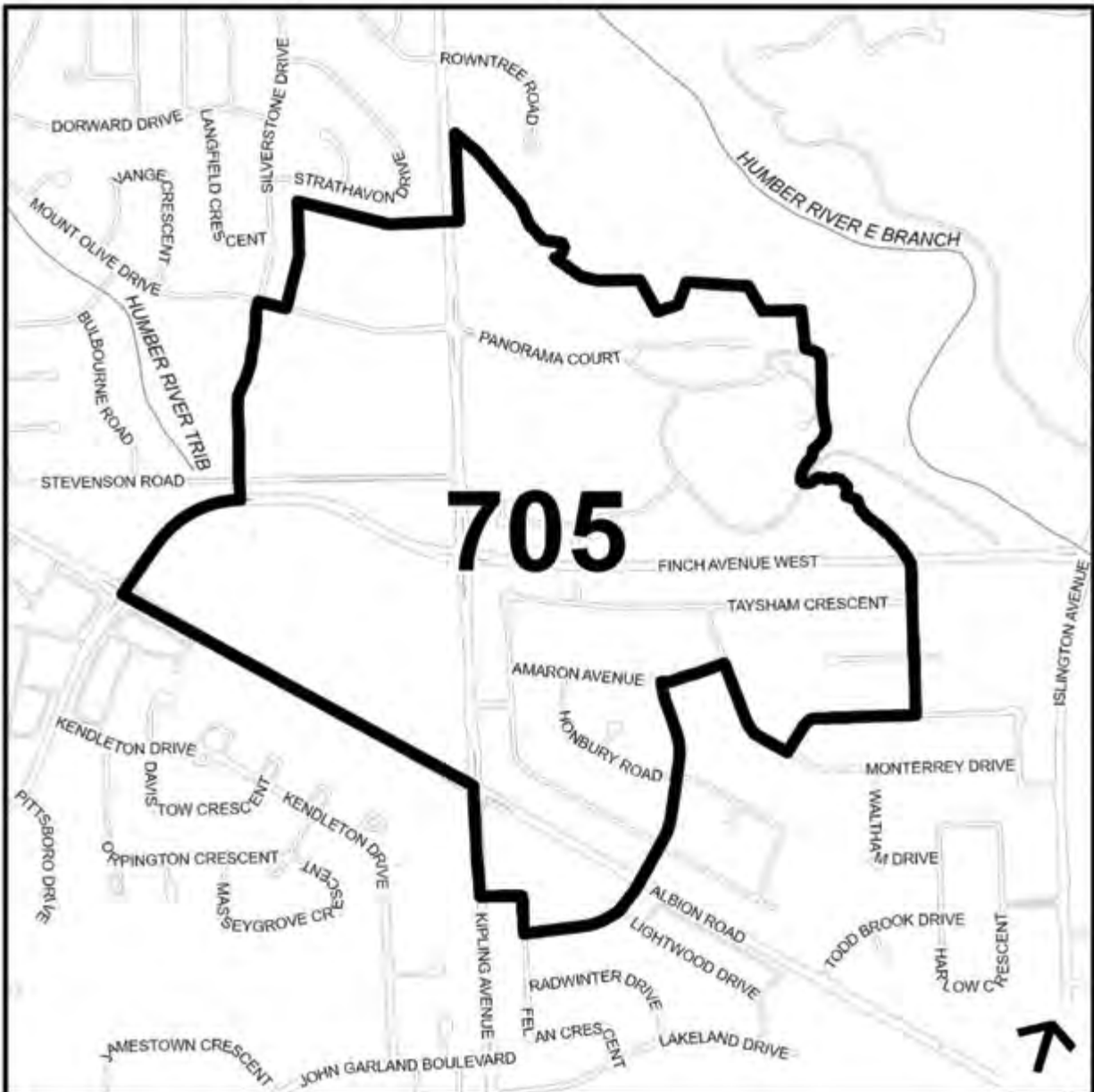
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Mount Olive Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – MOUNT OLIVE MAJOR TRANSIT STATION AREA





## **SASP 711. Major Transit Station Area – Sheppard West Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Sheppard West Subway Station is a major transit station area shown as the Sheppard West Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Sheppard West Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – SHEPPARD WEST MAJOR TRANSIT STATION AREA



## **SASP 686. Major Transit Station Area – Sloane Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Sloane LRT Station is a major transit station area shown as the Sloane Major Transit Station Area on Map 1.

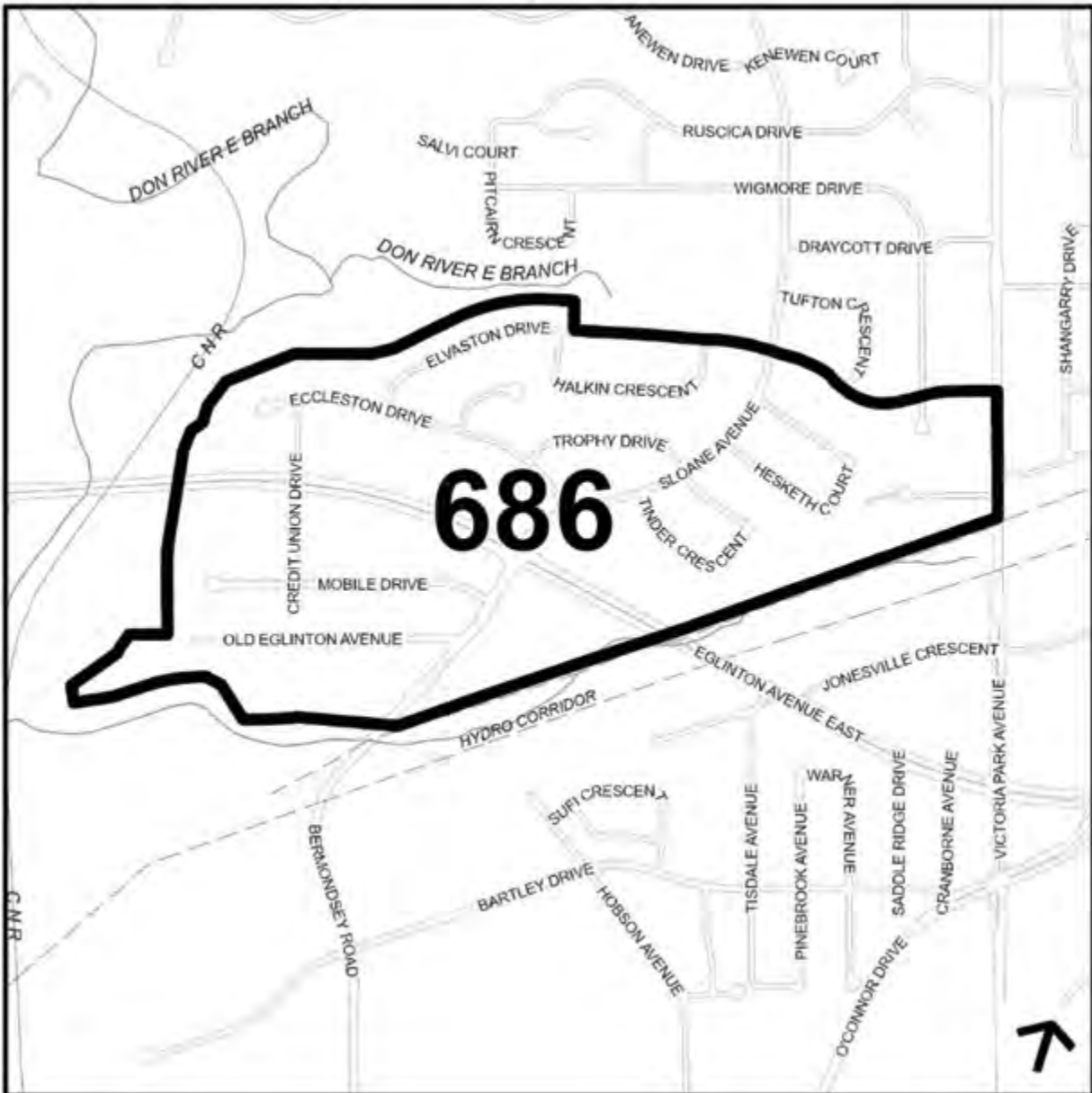
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Sloane Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – SLOANE MAJOR TRANSIT STATION AREA



## **SASP 706. Major Transit Station Area – Stevenson Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Stevenson LRT Station is a major transit station area shown as the Stevenson Major Transit Station Area on Map 1.

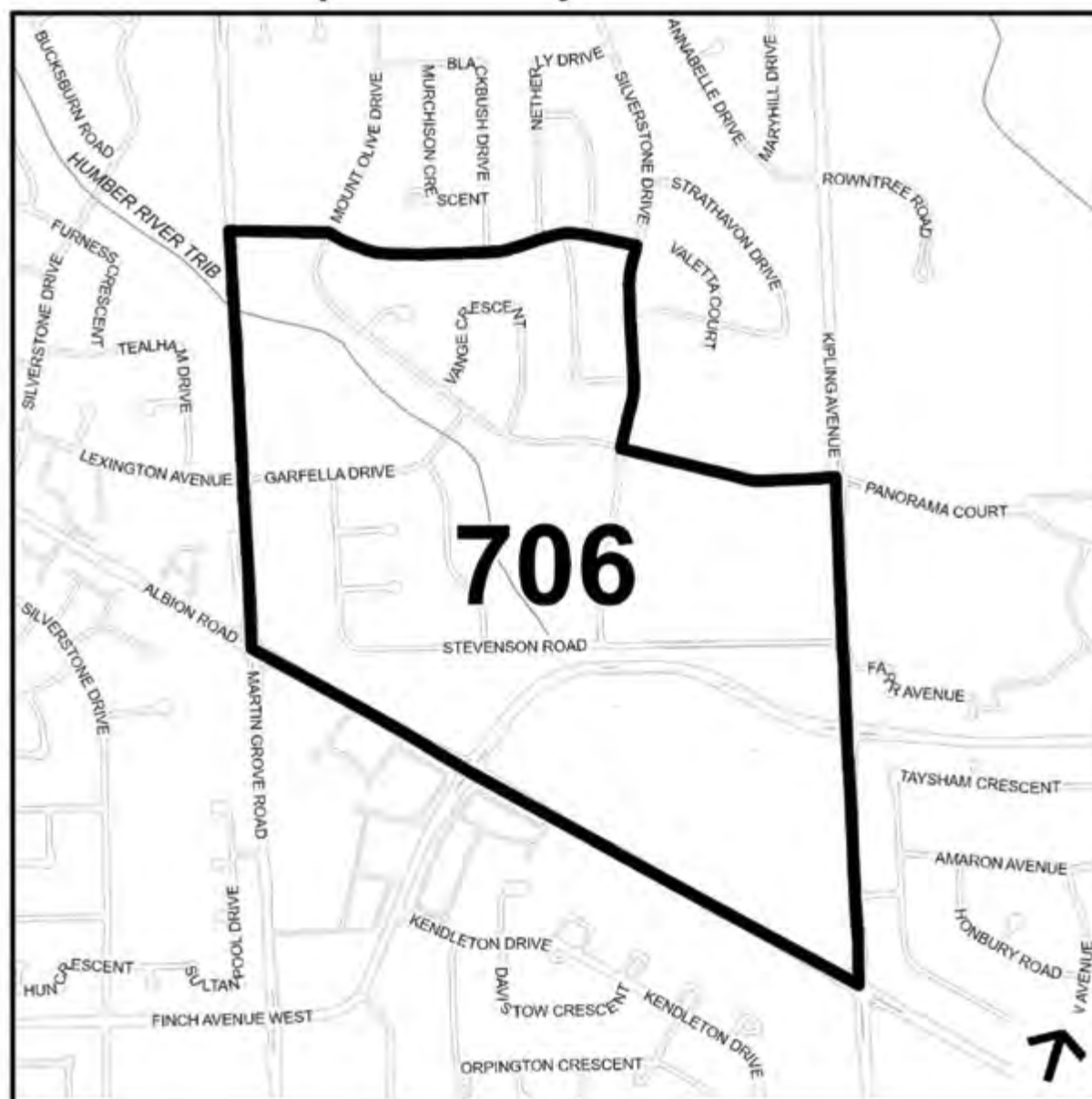
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Stevenson Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

## MAP 1 – STEVENSON MAJOR TRANSIT STATION AREA



## **SASP 767. Major Transit Station Area – Thorncliffe Park Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Thorncliffe Park Subway Station is a major transit station area shown as the Thorncliffe Park Major Transit Station Area on Map 1.

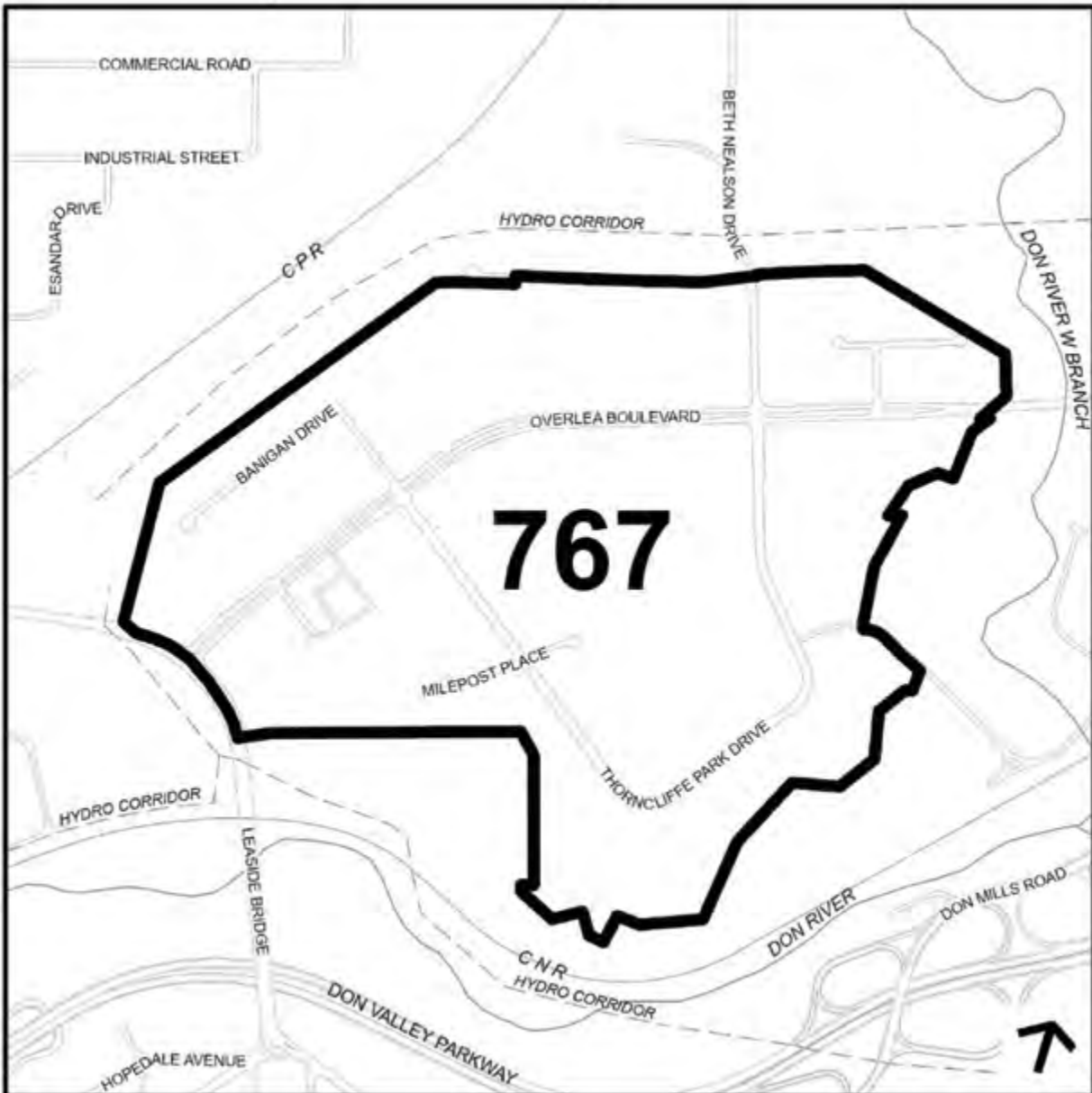
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Thorncliffe Park Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Maps 17 and 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – THORNCLIFFE PARK MAJOR TRANSIT STATION AREA





## **SASP 708. Major Transit Station Area – Westmore Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Westmore LRT Station is a major transit station area shown as the Westmore Major Transit Station Area on Map 1.

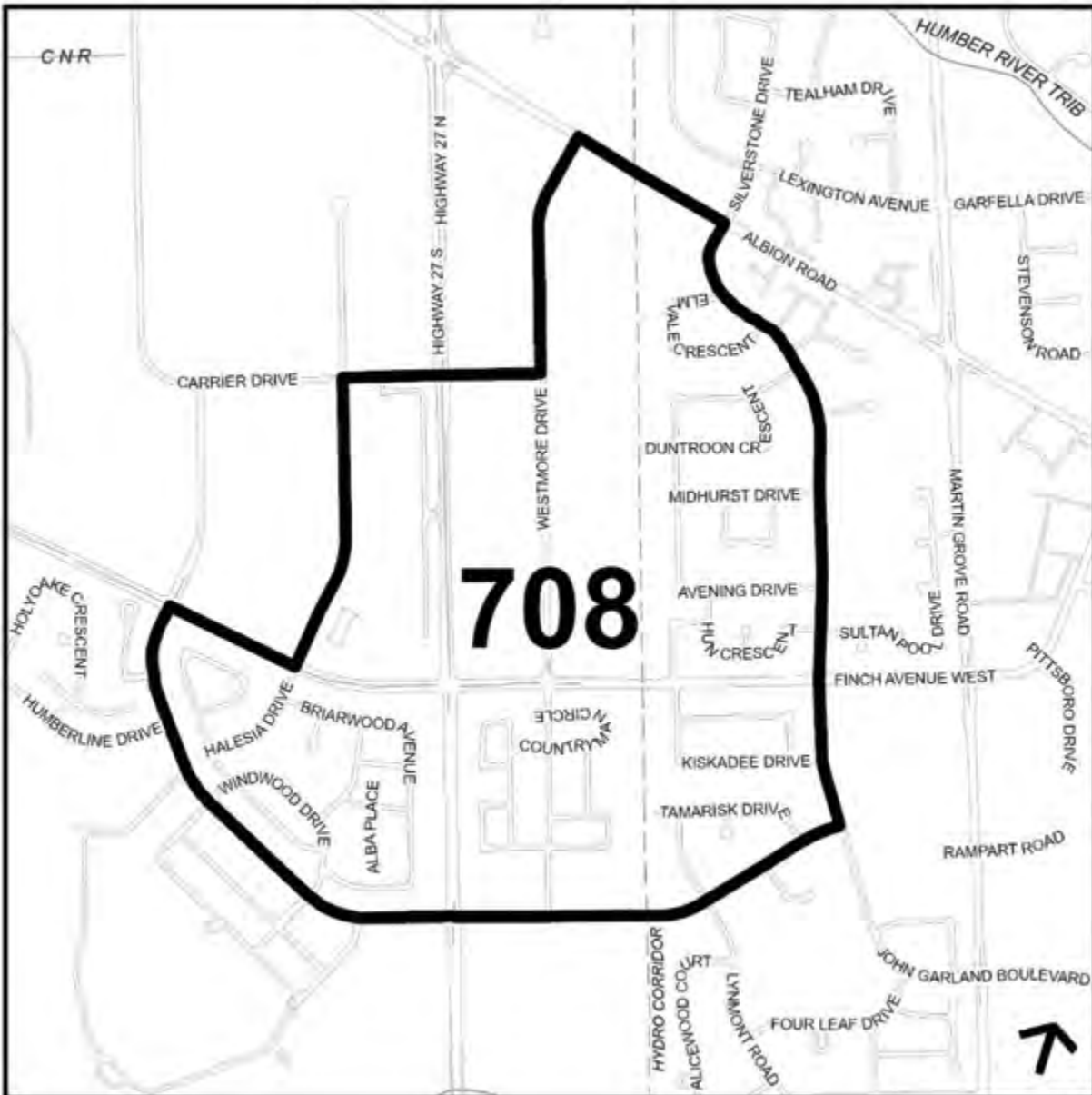
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Westmore Station is planned for a minimum population and employment target of 160 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – WESTMORE MAJOR TRANSIT STATION AREA



## **SASP 695. Major Transit Station Area – Weston Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Weston GO Station is a major transit station area shown as the Weston Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Weston Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 14 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

A detailed map of Ward 695, which is outlined in a thick black border. The ward is situated along the Humber River, which flows through its western and southern portions. The map shows a network of streets, including Coulter Avenue, Cross Street, Robert Street, Church Street, King Street, Queen's Drive, John Street, William Street, Patika Avenue, Merrill Avenue, Vimy Avenue, Ellis Avenue, Gibson Avenue, Wright Avenue, Plainfield Road, John Best Avenue, Denison Road East, Jane Street, Clouston Avenue, Lippincott Street West, Sykes Avenue, Wilby Crescent, Sam Frustaglio Drive, GNR/CPR, Raymore Drive, Tilden Crescent, Kingdom Street, Brownlea Avenue, Leggett Avenue, Crane Avenue, Alma Drive, La Rush Drive, Freeman Avenue, The Elms, Scarlet Road, Riverlea Road, Weston Road, John Street, Lawrence Avenue West, Boyd Avenue, Macdonald Avenue, and Pine Street. The number 695 is prominently displayed in the center of the ward. An arrow in the bottom right corner points towards the northeast.

## **SASP 712. Major Transit Station Area – Wilson Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the existing Wilson Subway Station is a major transit station area shown as the Wilson Major Transit Station Area on Map 1.

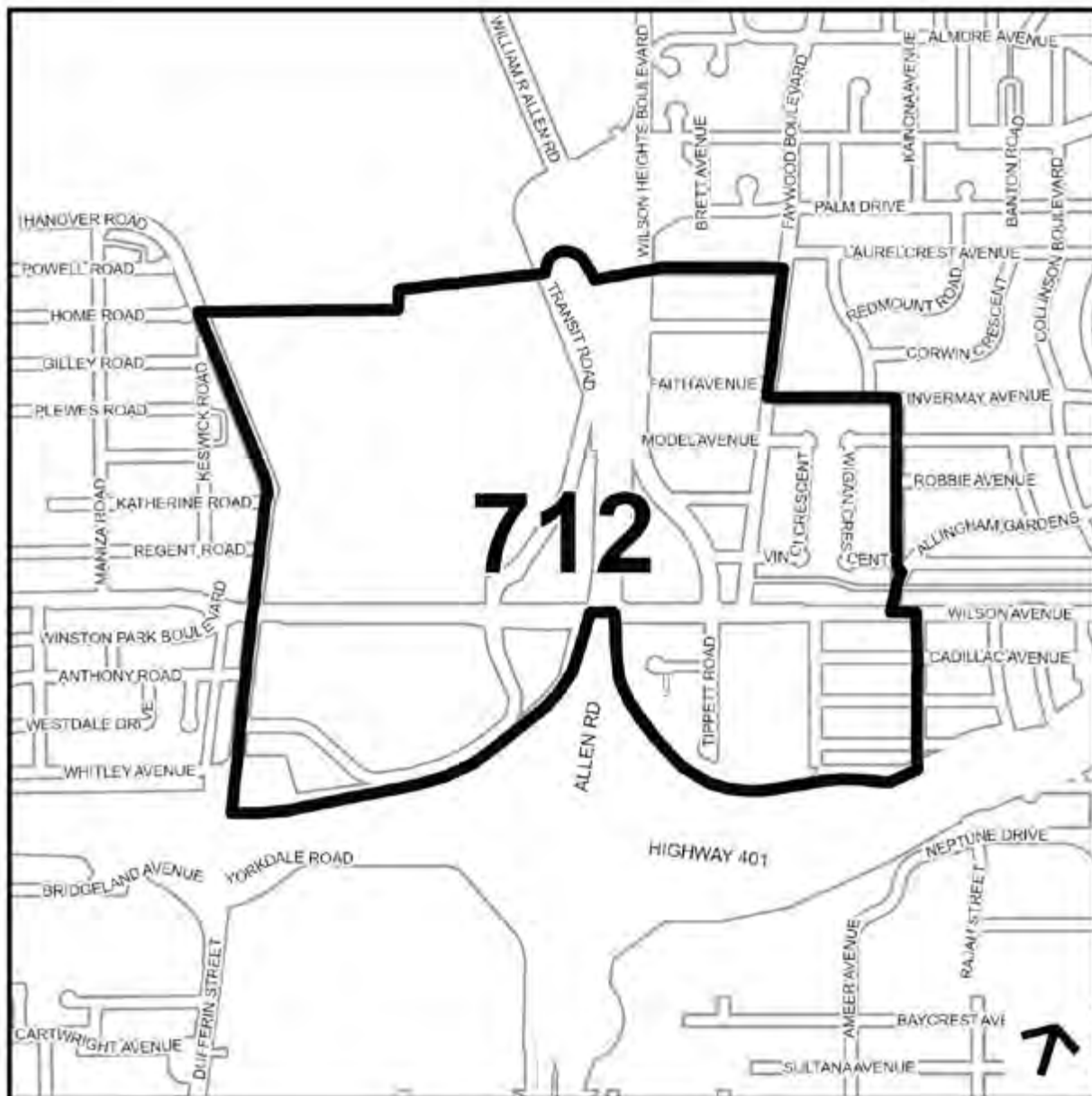
### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Wilson Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 16 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – WILSON MAJOR TRANSIT STATION AREA



## **SASP 758. Major Transit Station Area – Woodbine Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Woodbine GO Station is a major transit station area shown as the Woodbine Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Woodbine Station is planned for a minimum population and employment target of 150 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 13 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – WOODBINE MAJOR TRANSIT STATION AREA





## **SASP 685. Major Transit Station Area – Wynford Station**

### **a) Major Transit Station Area Delineation**

The area surrounding and including the planned Wynford LRT Station is a major transit station area shown as the Wynford Major Transit Station Area on Map 1.

### **b) Residents and Jobs per Hectare**

Existing and permitted development within the Major Transit Station Area – Wynford Station is planned for a minimum population and employment target of 200 residents and jobs combined per hectare.

### **c) Authorized Uses of Land**

The authorized uses of land are as identified by the land use designations on Map 20 and associated land use permissions in Chapter 4 of the Official Plan, applicable Secondary Plans and Site and Area Specific policies.

MAP 1 – WYNFORD MAJOR TRANSIT STATION AREA

