

## 7TH REPORT OF THE

### PLANNING AND ENVIRONMENT COMMITTEE

Special Meeting held on March 20, 2012, commencing at 3:10 PM, in the Committee Room No. 4, London City Hall.

**PRESENT:** Councillor B. Polhill (Chair), Councillors J.P. Bryant, D.G. Henderson, J.B. Swan and S. White and H. Lysynski (Secretary).

**ABSENT:** Councillor J. Swan

**ALSO PRESENT:** Councillor P. Hubert, J.P. Barber, J. M. Fleming, G. Kotsifas, E. Lalande and J. Leunissen.

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#### I. DISCLOSURES OF PECUNIARY INTEREST

1. No pecuniary interests are disclosed

#### II. CONSENT ITEMS

#### III. SCHEDULED ITEMS

#### IV. ITEMS FOR DIRECTION

2. Amendments to the Official Plan and Zoning By-law to Provide Appropriate Opportunities for the Siting of Methadone Clinics and Methadone Pharmacies within the City of London

That, the following actions be taken with respect to the request to amend the Zoning By-law to provide appropriate opportunities for the siting of methadone clinics and methadone pharmacies within the City of London:

- a) the zoning by-law amendment considered at the February 27, 2012 meeting of the Planning and Environment Committee **BE REVISED** to permit pharmacies to dispense methadone to up to 40 clients per day as an ancillary function, without being defined as a methadone pharmacy; and,
- b) the City Solicitor's Report relating to proposed amendments to the Official Plan and Zoning By-law to provide appropriate opportunities for the siting of methadone clinics and methadone pharmacies within the City of London **BE RECEIVED**.

3. 1551 Blackwell Boulevard

That, at the request of Sifton Properties Limited and A.R.Patton, Patton, Cormier & Associates, on behalf of North Park Church, the consideration of the application of Sifton Properties Limited, relating to the property located at 1551 Blackwell Boulevard, **BE REFERRED** to the April 16, 2012 Planning and Environment Committee meeting.

#### V. DEFERRED MATTERS/ADDITIONAL BUSINESS

#### VI. ADJOURNMENT

The meeting adjourned at 4:00 p.m.

## REVISED

Bill No. 132  
2012

By-law No. Z.-1-122090

A by-law to amend By-law No. Z.-1 to apply to all lands within the City of London for the purpose of regulating methadone clinics and methadone pharmacies.

WHEREAS The Corporation of the City of London has applied to add new provisions within By-law No. Z.-1 which may be applied to all lands within the City of London.

AND WHEREAS upon approval of Official Plan Amendment Number 521 this rezoning will conform to the Official Plan;

THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Section 2, Definitions, to By-law No. Z.-1 is amended by adding, in the appropriate alphabetical order, the following definitions:

"CLINIC, METHADONE" means a clinic or medical dental office that wholly, or in part, is used for the prescription of methadone as more than an ancillary activity and may include other support services such as, but not limited to, a methadone pharmacy, the provision of counselling services, and/or laboratories, but does not include a HOSPITAL. For the purposes of this definition, an ancillary activity shall mean prescribing methadone to a maximum of 40 clients per day.

"PHARMACY, METHADONE" means a pharmacy which wholly, or in part, is used for the dispensing of methadone as more than an ancillary activity, but does not include a HOSPITAL. For the purposes of this definition, an ancillary activity shall mean dispensing methadone to a maximum of 40 clients per day.

2. Section 2 Definitions to By-law No. Z.-1 is amended by modifying the definition "OFFICE, MEDICAL/DENTAL" to include the following words at the end of the existing definition

"but does not include a CLINIC, METHADONE."

3. Section 2 Definitions to By-law No. Z.1 is amended by modifying the definition "CLINIC" to include the following words at the end of the existing definition

"and does not include a CLINIC, METHADONE."

4. Section 2 Definitions to By-law No. Z.1 is amended by modifying the definition "PHARMACY" to include the following words at the end of the existing definition

"but does not include a PHARMACY, METHADONE."

5. Section 4.36 Clinic, Methadone and Pharmacy, Methadone is added to Section 4 General Provisions as follows:

#### **"4.36 Clinic, Methadone and Pharmacy, Methadone**

Notwithstanding any other provision of this by-law, CLINIC, METHADONE or PHARMACY, METHADONE uses shall be permitted solely through amendment to this by-law.

CLINIC, METHADONE or PHARMACY, METHADONE uses shall not be permitted within 300.0 metres (984.3 ft.) of an elementary school, secondary school, municipal library, municipal arena, municipal pool, the Western Fairgrounds or the Boys and Girls Club. This measure shall be taken from property boundary to property boundary."

CLINIC, METHADONE uses shall require a waiting room area of no less than 15% of the clinic's total gross floor area."

6. Section 4.19. 10) a) i) "Non-Residential Development" shall be amended by adding the following text in a separate paragraph at the end of the existing subsection:

"Notwithstanding this section, CLINIC, METHADONE and PHARMACY, METHADONE shall be calculated at the ratio provided for in Section 4.19. 10) b)."

7. Section 4.19. 10) b) "Parking Standard Areas 2 and 3 parking requirements are as follows:" shall be amended by adding, in the appropriate alphabetical order, the following uses:

	<b>PARKING STANDARD AREA 2</b>	<b>PARKING STANDARD AREA 3</b>
CLINIC, METHADONE	1 space per 15 m <sup>2</sup> (161 sq. ft.)	1 per 15 m <sup>2</sup> (161 sq. ft.)
PHARMACY, METHADONE	1 per 15 m <sup>2</sup> (161 sq. ft.)	1 per 15 m <sup>2</sup> (161 sq. ft.)

8. Section 4.19. 16) 5) e) "Non-Residential Development Exemptions" shall be amended by adding, in the appropriate alphabetical order, the following uses:

"e) For CLINIC, METHADONE or PHARMACY, METHADONE uses, notwithstanding any provisions of this by-law, the number of bicycle parking spaces provided shall be no less than 5 spaces."

9. Section 4.19. 16) 7) "Bicycle Parking Incentives" shall be amended by adding the following sentence at the end of this subsection:

"This incentive shall not apply to CLINIC, METHADONE or PHARMACY, METHADONE uses."

The inclusion in this By-law of imperial measure along with metric measure is for the purpose of convenience only and the metric measure governs in case of any discrepancy between the two measures.

10. This By-law shall come into force and be deemed to come into force in accordance with subsection 34(21) of the *Planning Act, R.S.O. 1990, c. P.13*, either upon the date of the passage of this by-law or as otherwise provided by the said subsection.

PASSED in Open Council on March 20, 2012.

Joe Fontana  
Mayor

Catharine Saunders  
City Clerk

First Reading - March 20, 2012  
Second Reading - March 20, 2012  
Third Reading - March 20, 2012