



London
CANADA

Encouraging the Growing of Food in Urban Areas

OZ-9332/City of London

Planning and Environment Committee – November 22, 2021

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What is Urban Agriculture and why is it important?

- Urban agriculture is the practice of growing, processing, sharing and distributing food in the city
- It is an important component of London's social, cultural, educational, economic and ecological systems.
- Supports Council's Strategic Plan goals of Strengthening Our Community, Building a Sustainable City and Growing Our Economy.

The Urban Agriculture Strategy





Review Process

- Letter from London Food Bank in August, 2020 regarding greenhouse – prompted Council’s direction to review Urban Agriculture policies and regulations
- The City initiated the London Plan and Zoning By-law Amendments and reviewed the Site Plan process.
- John Fleming, acting on behalf of the London Food Bank, prepared a Background Study with draft London Plan and Zoning By-law amendments for consideration.
- PEC reviewed the Planning cover report and Mr. Flemings recommendations in June 2021 and directed that they be circulated for comments



Review Process

The Urban Agriculture community, the public, other City Departments and Agencies were all consulted which included;

- Presentations to Urban Agriculture Steering Committee, Friends of Urban Agriculture, Middlesex-London Food Policy Council, and Agriculture Advisory Committee.
- Notices Sent to City Departments and Agencies and Londoner Notice provided
- Individual meetings with Site Plan, Building, Parks and Recreation, Neighbourhood Fire and Children Services; Engineering, and Zoning.
- Middlesex London Food Policy Council Public Forum



Recommended Amendments

Three Key Issues Identified that are addressed in London Plan and Zoning By-law Amendments:

1. Amendments to permit growing of food
2. Amendments to permit greenhouses in association with urban agriculture
3. Amendments to permit shipping containers used for growing of food in association with urban agriculture



Nature of Amendments

London Plan Amendment:

- Add a New Section in the London Plan Food Systems Chapter for Growing Food in Urban Areas which allows the growing of food everywhere and in greenhouses and shipping containers specifically.
- Allow for greenhouses in urban areas to be exempt from Site Plan Approval where there are not anticipated impacts, and allow a Scoped Site Plan Approval Process to be applied for Urban Agriculture
- Allow for shipping containers to be used for urban agriculture, subject to site plan approval and a zoning by-law amendment in residential areas



Nature of Amendments (cont.)

Zoning By-law Amendment:

- Add Urban Agriculture as a permitted use in most zones inside the urban growth boundary
 - Limited to growing, harvesting, cleaning, packaging, and storing of the food that is grown on site.
- Add new definition and regulations for greenhouses.
 - May be permitted in association with urban agriculture
 - Not permitted in front or exterior side yard.
 - Only 50% of the floor area counts towards maximum lot coverage.
- Add new regulations for shipping containers used for growing of food
 - May be permitted in association with urban agriculture, except for Residential Zones
 - No permitted in the front or exterior side yard



Recommendation and Rationale

The London Plan and Zoning By-law Amendments be approved as they:

1. Are consistent with the Provincial Policy Statement (2020).
2. Are consistent with three of Council's goals in the 2019-2023 Strategic Plan.
3. Will work to achieve the goals and objectives of the Urban Agriculture Strategy
4. Provide more opportunities to allow for the growing of food within the City's Urban Growth boundary (UGB).