



City of London's New Zoning By-law

Stakeholder Engagement
Sample Zones
For Discussion Purposes

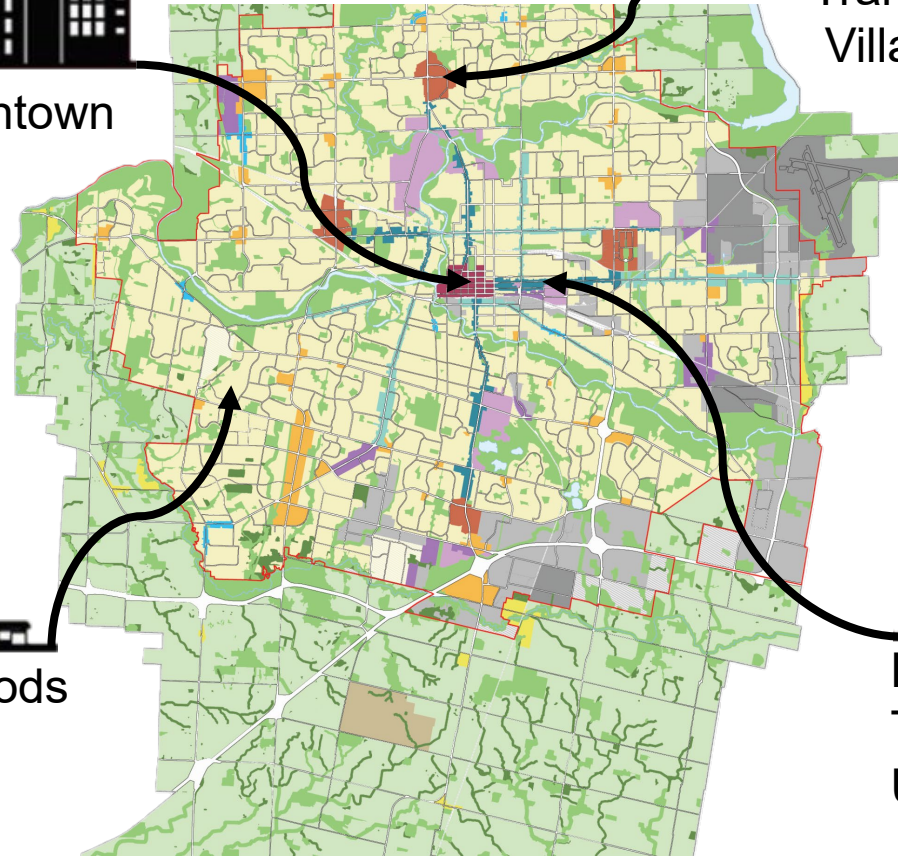




Background: The London Plan

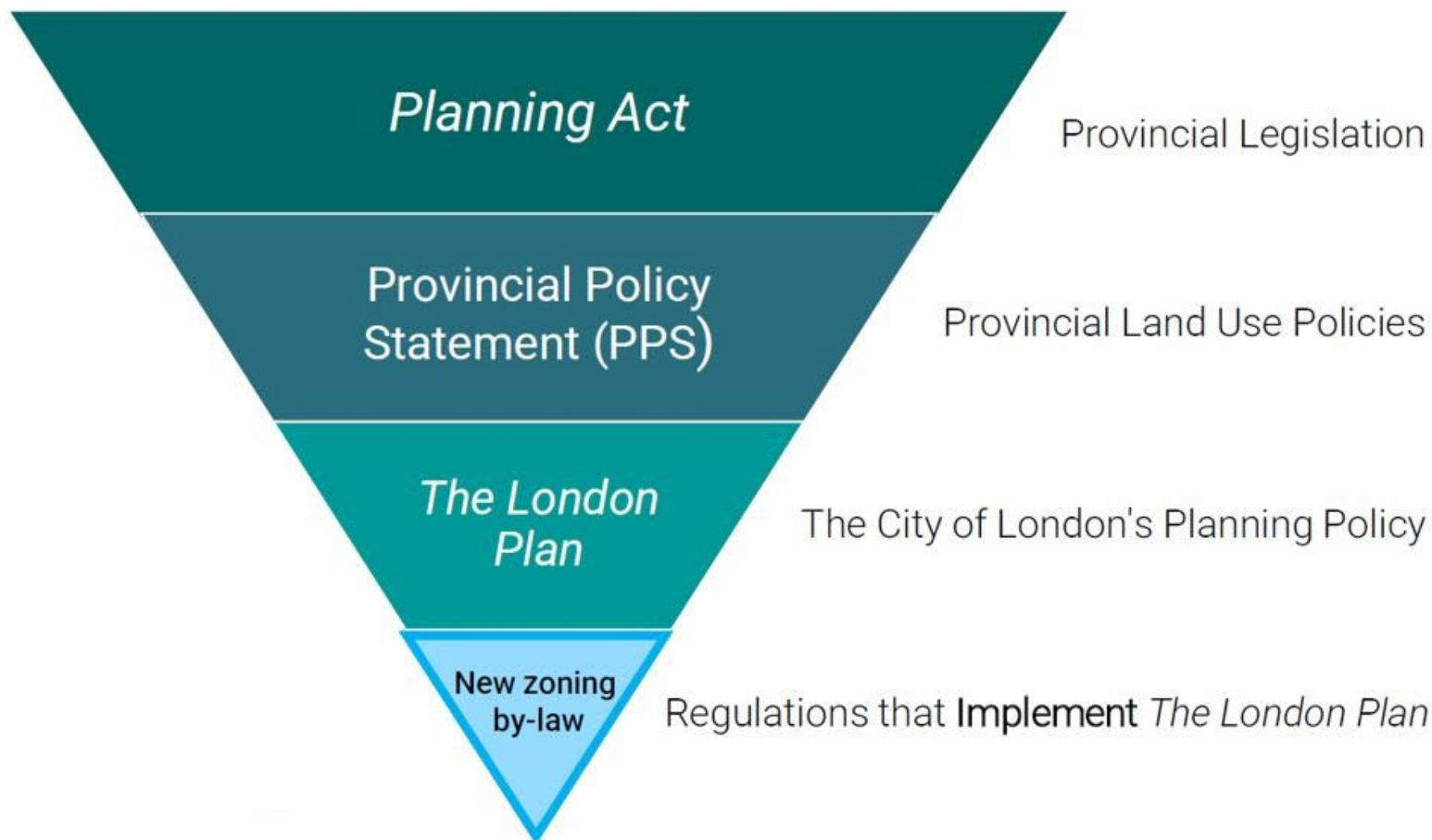


Map 1 Place Types





What is a zoning by-law?





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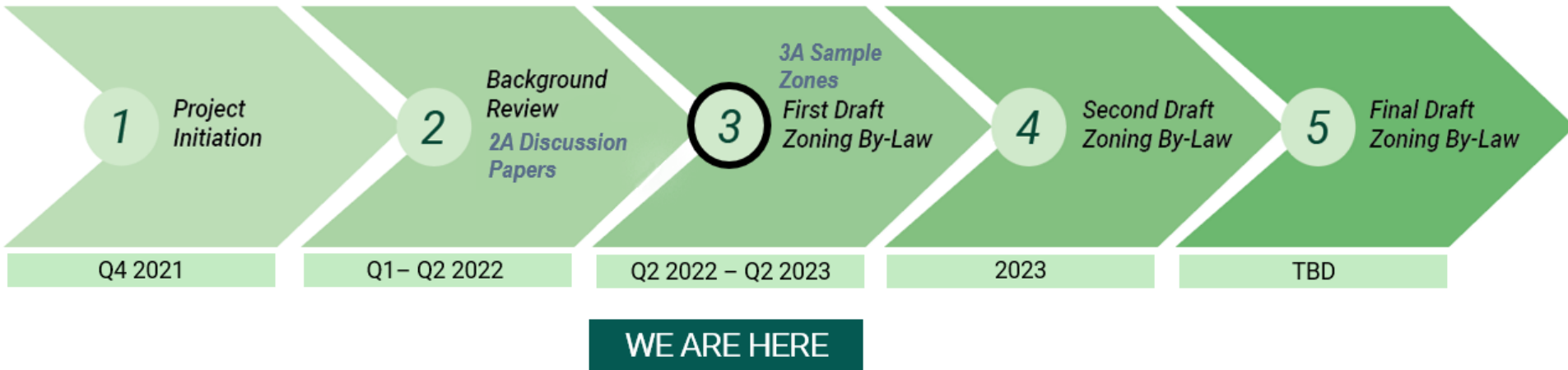
Rules for how properties can develop:

- Use – what is the main purpose of a property or building
- Intensity – how much of a use or the scale of a building
- Form – what shape a building can take





Project Overview



A series of **discussion papers** prepared based on extensive research to help frame the start of the development of a new zoning by-law:

A series of **sample Place Type Zones** to illustrate how policies in The London Plan can be translated into regulation. Are snapshots of the first draft of the new zoning by-law and provide a structure, sample mapping and preliminary regulations.



ReThink Zoning Approach

Project Objectives

Implement The London Plan's Place Types in terms of use, intensity & form

Create a user-friendly & plain language document

Create a tool that allows for efficient planning processes



ReThink Zoning Approach: Simplified Permitted Use

- Uses are to be defined broadly.
- Decoupling the way uses are described from intensity considerations.
- Provide a separate and more specific definition for a use, only when different regulations are needed regulate the land use impacts of the use.
- Provide a definition only when there is not a common understanding.



Questions & Contacts



Time to **RETHINK ZONING**

Help shape the future of London's growth!

getinvolved.london.ca/rethink-zoning

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