

**NOTICE OF PUBLIC MEETING AND
COMMUNITY VISIONING WORKSHOP
FOR THE OFFICIAL PLAN REVIEW
TOWN OF WASAGA BEACH**

The Town of Wasaga Beach has initiated a review of its Official Plan. You are invited to participate by attending any of the following events:

PUBLIC MEETING:

Date: June 27, 2017
Time: 7:00 pm
Location: Council Chambers, Town of Wasaga Beach Municipal Office,
30 Lewis Street, Wasaga Beach

DROP-IN INFORMATION CENTRE AND VISIONING WORKSHOP:

Date: June 28, 2017
Time: Drop-in between 10:00 am - 12:00 pm and 1:00pm - 2:00pm
Presentation and Workshop from 2:00pm - 4:00pm
Location: Oakview Room – Wasaga Beach RecPlex
1724 Mosley Street, Wasaga Beach

What is an Official Plan?

The Official Plan is a statement of goals, objectives and policies to guide future growth, land use and development within the Town of Wasaga Beach for the next 15 years and beyond. The Town's current Official Plan was approved in 2004 and has been subject to several amendments. A new Official Plan will be prepared to replace the 2004 Official Plan and related amendments through this Official Plan Review.

Why are we reviewing our Official Plan?

The purpose of the Official Plan Review is to fulfill the requirements of the Planning Act, which requires municipalities to conduct a review every five years and to update local Official Plans to conform to provincial plans, policies and matters of provincial interest. The Official Plan Review is a Town-wide initiative affecting all land within the Town of Wasaga Beach. A consulting team led by GSP Group Inc. has been retained by the Town to conduct the Official Plan Review with Town Planning staff.

Why your feedback is important:

The purpose of these events is to provide members of the public with information about the Official Plan Review process and how to participate. This is also an initial opportunity for public input to areas of the current Official Plan that should be changed or addressed differently in the new Official Plan, and to participate in shaping the future vision and direction for Wasaga Beach.

At the **Public Meeting**, an overview presentation about the Official Plan Review will be provided, followed by an opportunity for the public to provide comments and ask questions. Anyone wishing to address Council with respect to the Official Plan Review will be given an opportunity to do so at the Public Meeting. You may provide written comments to Council up until the time of the Public Meeting.

At the **Drop-in Information Centre**, information and mapping will be on display to illustrate how land in the Town is currently designated and planned for future development. The consulting team and Town Planning staff will be on hand to discuss the Official Plan Review and respond to any comments or questions through informal individual or small group discussions.

The **Community Visioning Workshop** will begin with a presentation at 2:00pm, followed by a roundtable discussion to brainstorm about the long term vision and identity of Wasaga Beach, as well as core strengths, opportunities and directions to consider in the Official Plan.

There will be a number of other opportunities to participate and submit comments in this process. If you are submitting letters, faxes, e-mails, or other communications to the Town concerning the Official Plan Review, please be aware that your name and your comments will become part of the public record. The Town will also make your communication and any personal information in it available to the public, unless you expressly request the Town to remove it.

For additional information or to be added to the project mailing list, please contact:
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Dated at the Town of Wasaga Beach this 15th day of June, 2017.



Town of Wasaga Beach

Official Plan Review

Project Newsletter No. 1 | June 2017

The Town of Wasaga Beach invites you to participate in the Official Plan Review. By providing your input and ideas, you can help to shape the future of your community.

What is an Official Plan?

An Official Plan is a forward-looking document that describes the community's long term vision and sets out related goals and policies for directing land use and development and guiding decision-making by Town Council. The Plan sets out the criteria to be considered for all development proposals within the Town to promote positive community growth and improvement. It provides direction related to the location and density of housing, business and industry, tourism and economic development, protection of the natural environment, managing population and growth, planning of roads and infrastructure, the provision of parks and community facilities, urban design and other matters. All by-laws passed and all public works undertaken by the Town must conform to the Official Plan.

Why is the Town reviewing the Official Plan?

The Town's current Official Plan was approved in 2004. Under the Planning Act, an Official Plan must be reviewed and updated periodically to ensure that it is consistent with provincial plans and policies. The Town's Official Plan must also conform with the Simcoe County Official Plan, which received final approval in December 2016.

In addition, the Town wants to ensure that the Official Plan remains reflective of community goals and priorities. Over the past 25 years, the population of Wasaga Beach has more than tripled to reach a 2016 census population of 20,675. About one in three residents arrived after the current Official Plan was prepared.

A renewed community discussion about the future of Wasaga Beach has begun. A new focal point for future community development has emerged from the recently completed Downtown Master Plan. The time is right to continue the momentum of the Downtown Master Plan and pro-actively lead and guide future growth in a new direction for the entire Town.

The **Town of Wasaga Beach** is reviewing its **Official Plan** to:

- Ensure it is consistent with the Provincial Policy Statement (2014)
- Bring it into conformity with the Provincial Growth Plan for the Greater Golden Horseshoe (2017), and the Simcoe County Official Plan (2016)
- Build on related initiatives such as the Downtown Master Plan (2017), Age Friendly Community Plan (2016), Housing Strategy (2012), transportation and infrastructure studies, etc.
- Direct growth and development to contribute to a complete, healthy, walkable and sustainable community
- Reflect the future vision and priorities of the community, building on the community discussion that produced the Downtown Master Plan process and other initiatives to create a new community-wide plan



Images above from Downtown Master Plan, FORREC Limited, 2017.



How does the Official Plan affect you?

The Official Plan is the guiding document for land use and development in your community. It directs where new development will occur, what services will be needed and how they will be provided, and when and in what order parts of your community will grow and change. Policies of the Official Plan are implemented by a Zoning By-law which regulates the use of land and the form of buildings and structures on each property in the Town. The Zoning By-law must conform to the Official Plan.

What is being considered?

The process of creating a new Official Plan is just underway. It begins with a series of consultation initiatives and preparing topic-specific discussion papers in 2017 to set the stage for preparing the draft Official Plan and reviewing it with the community in 2018. Some of the key topics include:

- The overall **community structure** and distribution of planned future growth and development among existing built-up areas and new development areas;
- Appropriate areas of focus for higher density and mixed use development such as **nodes and corridors**;
- Future **housing** needs based on planned population growth, demographics, affordability and market factors including the mix of housing types, sizes and densities;
- Future **employment** growth, economic development, market sectors, opportunities, and land requirements;
- **Commercial, retail and tourism** opportunities and the role and function of areas designated for related land uses;
- **Transportation** within the Town and connections beyond, options and choices including walking, cycling and transit;
- **Infrastructure and public services**, energy and utilities, community facilities, parks and open space;
- **Natural heritage, resource conservation**, protection of **water resources**, climate change and community resiliency;
- **Cultural heritage** resources and conservation;
- **Public health and safety**, natural and human-made hazards.

How can you participate?

There are several opportunities to provide your input to the Town's Official Plan Review. Upcoming consultation events include:

- A **Public Meeting** will be held on **June 27, 2017** at **7:00 p.m.** at the **Town of Wasaga Beach Municipal Office, Council Chambers, 30 Lewis Street, Wasaga Beach**
 - A **Community Visioning Workshop and Drop-in Info Centre** and will be held on **June 28, 2017** at the **RecPlex in the Oakview Room (1724 Mosley Street)**, **drop-in between 10:00 a.m. to 12:00 p.m. and 1:00 p.m. to 2:00 p.m., presentation and workshop from 2:00 p.m. until 4:00 p.m.**
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For further information or to submit comments in writing, contact:

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