

By-Law Number 18-029

of

The Regional Municipality of Waterloo

A By-law to Amend By-law Number 09-025, Being the Regional Official Plan for the Regional Municipality of Waterloo Amendment No. 1 – Rationalization of the Boundaries of the Countryside Line, and the Baden and New Hamburg Township Urban Areas, Township of Wilmot

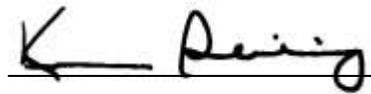
Where as The Council of the Regional Municipality of Waterloo in accordance with Section 5 of the Municipal Act S.O. 2001, c.25 and the provisions of the Planning Act, R.S.O. 1990, c.P. 13, as amended, hereby enacts as follows:

1. The Regional Official Plan is hereby amended in accordance with the contents of Schedule 'A' attached hereto, and is hereby adopted as Amendment Number 1 to the Regional Official Plan.
2. This By-law shall come into force and effect on the day of final passing hereof.

By-law read a first, second and third time and finally passed in the Council Chamber in the Regional Municipality of Waterloo this 6th day of June, A.D., 2018.



Deputy Regional Clerk



Regional Chair

Schedule 'A' to By-law Number 18-029

Amendment No. 1 to the Regional Official Plan

Rationalization of the Boundaries of the Countryside Line and the Baden and New Hamburg Township Urban Areas Township of Wilmot

Part I - Purpose and Effect of the Amendment

The purpose of this amendment is to rationalize the boundaries of the Baden and New Hamburg Township Urban Areas, and the Countryside Line applicable to these areas in accordance Policies 2.B.7 and 2.B.8 of the Regional Official Plan (ROP).

Baden and New Hamburg are currently identified as Township Urban Areas on Map 3c of the ROP. The proposed amendment would finalize/ rationalize the boundaries of these settlement areas to redirect growth to locations that can be developed more efficiently and cost-effectively on full municipal services. The Countryside Line is currently located on Map 7 of the ROP. This line represents the long-term boundary between the existing Baden and New Hamburg Township Urban Area and the countryside. The proposed amendment would rationalize the boundary of the Countryside Line to focus the Township's long-term growth between Baden and New Hamburg. This change is intended to implement Wilmot Township Council's preferred growth management strategy to physically connect Baden and New Hamburg over time.

Part II - Basis of the Amendment

When Regional Council adopted the new Regional Official Plan (ROP) in 2009, it established a policy framework for the four townships to review the boundaries of their respective Township Urban Areas and the Countryside Line identified in the new ROP. This review, referred to as a rationalization exercise, is intended to give the townships an opportunity to more closely evaluate, and if necessary realign these boundaries to redirect growth to areas where servicing is more readily available and that could better accommodate growth.

The policy basis for this amendment is set out in ROP Policies 2.B.7 and 2.B.8. Policy 2.B.7 states that the Townships of North Dumfries, Wellesley, Wilmot and Woolwich may propose a rationalization of the boundaries of their Township Urban Areas and/or the Countryside Line respectively.

In addition, to further focus growth and development in Township Urban Areas, Policy 2.B.8 states that boundary rationalization between Rural Settlement Areas and a Township Urban Area may be permitted.

The above policies are enabling in nature and expressly permit the four townships to propose a rationalization of the boundaries of their respective Township Urban Areas and the Countryside Line. Fundamentally, these policies are intended to redirect growth to locations that can be developed more efficiently and cost-effectively on full municipal services.

In December 2017, the Township of Wilmot completed a review of its Official Plan to bring it into conformity with the new ROP and the Growth Plan for the Greater Golden Horseshoe, 2017, and to ensure it is consistent with the Provincial Policy Statement, 2014. As part of this conformity exercise, the Township also carried out a rationalization exercise in accordance with the ROP policies noted above. These two planning exercises culminated in Amendment

No. 9 to the Township's Official Plan, which Township Council adopted on December 11, 2017 under By-law No. 2017-54.

Approval of Amendment No. 9 would amend various maps in the Township's Official Plan to rationalize the boundaries of the Baden and New Hamburg Township Urban Areas, and the Countryside Line applicable to these areas. However, the boundaries of these areas are also identified in the ROP, therefore, any proposed revisions to them in the Township's Official Plan cannot be approved until they are first amended in the ROP. The proposed ROP amendment will revise Map 3c and Map 7 of the ROP accordingly to provide for the approval of Amendment No. 9 as it relates to the boundary of the Township Urban Area (Baden and New Hamburg).

Overall, this amendment is intended to finalize the boundary of the Township Urban area. This amendment conforms to the policies of the ROP, the Growth Plan for the Greater Golden Horseshoe, 2017, and is consistent with the Provincial Policy Statement, 2014.

Part III - Details of the Amendment

The following changes to Map 3c and Map 7 constitute the amendment to the ROP:

1. Map 3c – Baden and New Hamburg Township Urban Areas

Map 3c is amended to:

- a) designate the areas shown with a diagonal-hatched pattern on Schedule A as "Township Designated Greenfield Areas";
- b) remove the areas shown with a cross-hatched pattern on Schedule A from the "Township Designated Greenfield Areas" designation; and
- c) revise the boundary of the "Township Urban Area" in accordance with paragraphs b) and c) above, and as shown on Schedule A.

2. Map 7 – The Countryside

Map No. 7 is amended to:

- a) remove the areas shown with diagonal-hatched pattern on Schedule B from the "Prime Agricultural Area" designation;
- b) designate the areas shown with cross-hatched pattern on Schedule B as "Prime Agricultural Area"; and
- c) revise the boundary of the "Countryside Line" as shown on Schedule B.

Part IV – Implementation

This amendment will be implemented through the Region's consideration and approval of Amendment No. 9 to the Township's Official Plan, future amendments to the Township's Zoning By-law, and through the review and approval of development applications on the affected lands.

