

# **South Frontenac Official Plan Review**



**Special Meeting  
of South Frontenac Council  
under s.26 of the Planning Act**

**August 6, 2019**

# Special Meeting under the Planning Act

- Planning Act requires Council to hold a Special Meeting to discuss revisions that may be required to the South Frontenac Official Plan.
- Council will have regard to any written submissions about what revisions may be required and shall give any person who attends an opportunity to be heard.

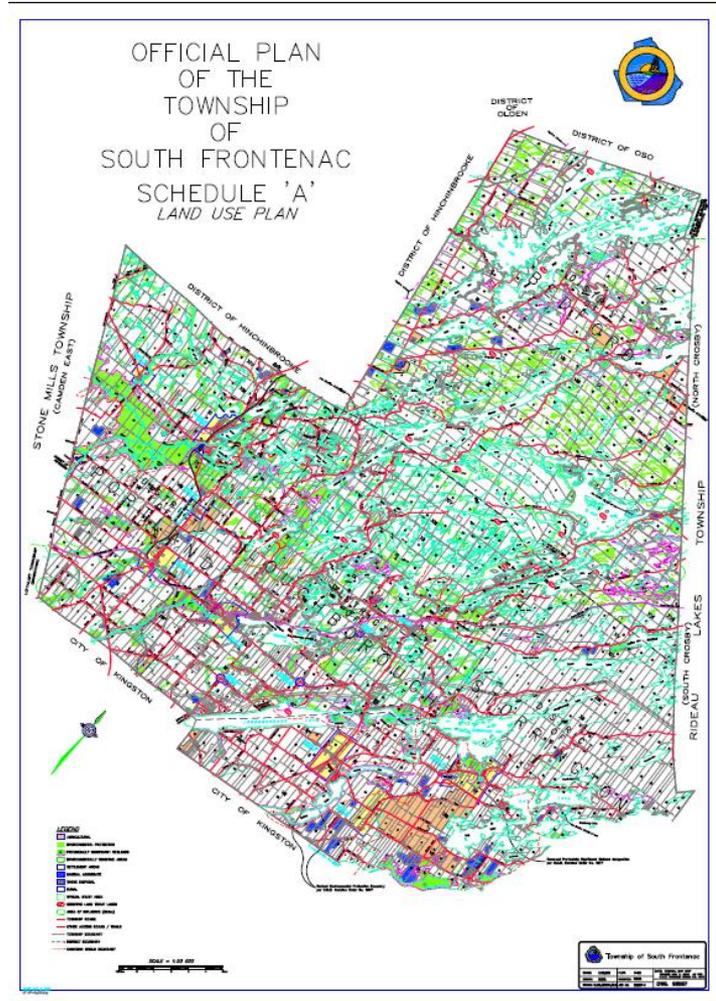
# 2003 South Frontenac Official Plan

## TOWNSHIP OF SOUTH FRONTENAC

### OFFICIAL PLAN

- Adopted by South Frontenac Township Council September 5<sup>th</sup>, 2000
- Approved by Minister of Municipal Affairs & Housing April 30, 2002
- Approved by Ontario Municipal Board, November 25, 2003
- Text Amendments Approved by Ministry of Municipal Affairs & Housing May 23, 2013

MARCH, 2003



# What is an Official Plan?

- A guiding document to manage and direct physical change in the community.
- Is consistent with provincial planning policy and interests.
- Goals, objectives and policies that effect development and its impact on social, economic and environmental conditions in the Township.
- Policies implement the vision of what the community wants to be like in 20 years.

# Hierarchy of Planning Tools

- Planning Act
- Provincial Policy Statement
- Provincial Policies and Plans
- County Official Plan
- Local Official Plan
- Zoning By-laws
- Land Division
- Site Plan Control
- Minor Variances

Broad Issues

Specific Issues



**Overview of Revisions  
that May be Required to the  
South Frontenac Official Plan**

# **Four Major Influences on Revisions that May be Required to the South Frontenac Official Plan**

1. Public Input – Community Vision
2. Frontenac County Official Plan
3. Provincial Policy Statement
4. Planning Act

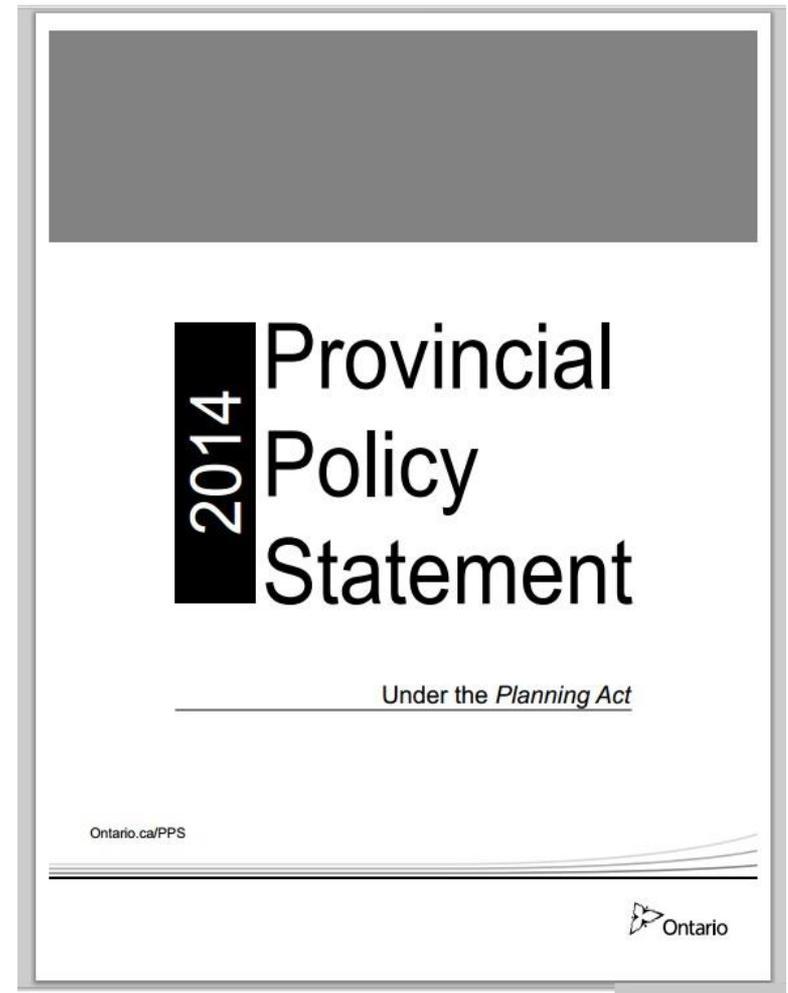
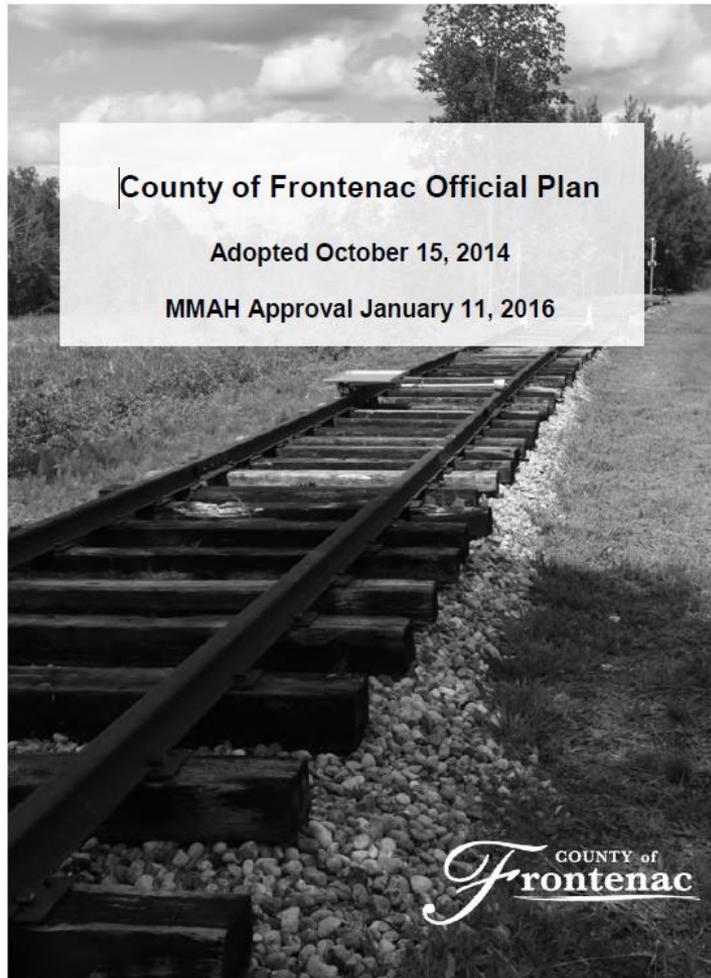
# Public Input – Community Vision

- Public input is critical to develop a vision of how the community of South Frontenac should grow and develop
- Public input will be gathered throughout the OP process at open houses, workshops and surveys.
- Understanding the vision of the community is key to developing local planning policy.

# Section 26 of the Planning Act

- s. 26 requires the municipality to update the Official Plan to ensure it:
1. conforms with provincial plans,
  2. has regard to matters of provincial interest,
  3. is consistent with the Provincial Policy Statement,
  4. has policies regarding removal of employment lands,
  5. establishes criteria for completeness of applications,
  6. is consistent with the Frontenac County Official Plan, and
  7. meets South Frontenac's land use requirements for a 20 year time horizon.

# Direction from the Frontenac County Official Plan and the Provincial Policy Statement





# Private Roads (Lanes) Study: Final Report and Recommendations

County of Frontenac, Ontario, Canada

Prepared for:



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POPULATION, HOUSING AND  
EMPLOYMENT PROJECTIONS  
FOR THE FRONTENACS



Final

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COUNTY OF FRONTENAC

## AGE-FRIENDLY COMMUNITY ACTION PLAN

FEBRUARY 23, 2017



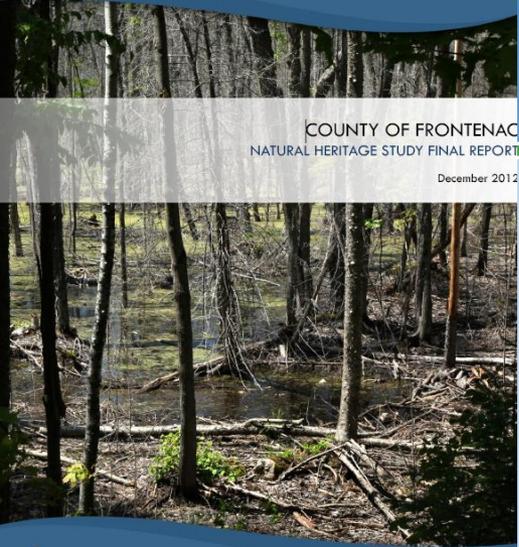
## COUNTY OF FRONTENAC

COMMUNAL SERVICES STUDY  
DRAFT

APRIL 2019

COUNTY OF FRONTENAC  
NATURAL HERITAGE STUDY FINAL REPORT

December 2012



## 10-Year Municipal Housing & Homelessness Plan

in the City of Kingston and the County of Frontenac

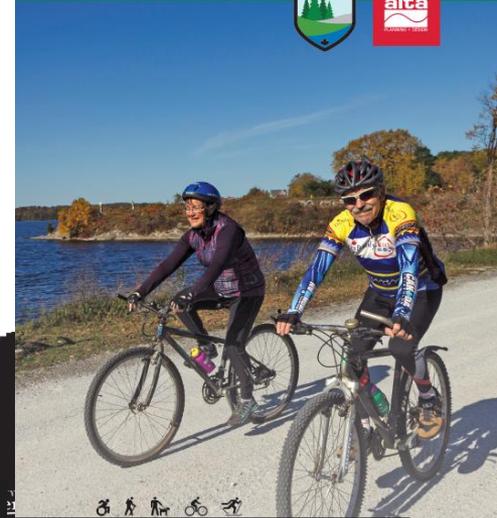


661 QUEEN  
OTTAWA



## Regional Active Transportation Plan

June 2019



Navigation icons and footer text including 'Frontenac Consulting' and '661 Queen Ottawa'.



# Rural

- Agricultural uses and secondary uses
- On-farm diversified agricultural uses and agri-tourism
- Land use related to wineries & breweries
- Growth and production of Cannabis
- Second residential units
- Rural consent policies
- Compatible development with rural landscape

# Extractive Resources

- Identification and protection of mineral aggregates  
Accessory aggregate recycling facilities
- Development in proximity of gas deposits
- Commercial scale water taking
- Aggregate Assessments adjacent to mineral aggregate deposits

# Growth Management

- Forecast population growth and allocation across the Township
- Increasing seniors housing
- Review of settlement area boundaries
- Province permits limited residential development in rural areas and directs majority of growth to settlement areas
- Consider growth relative to servicing and overall available infrastructure

# Settlement Areas- Villages and Hamlets

- Define the function and boundaries of settlement areas
- Identify intensification and affordable housing targets
- Policies to support settlement areas as commercial and recreation centres
- Review servicing policies & opportunities for communal servicing in settlement areas

# Heritage & Infrastructure

## Heritage

- Heritage buildings and inventory of heritage resources
- Develop guidelines for building adjacent to heritage resources
- Policies for Archeological assessments
- Implement the Rideau Corridor Landscape Strategy

## Infrastructure

- Identify open and closed landfills
- Implement Source Water Protection Policies
- Communal & Private Servicing Policies
- Private Lane Standards
- Green Infrastructure

# **Economy & Community Improvement Plan**

## **Economy**

- Update to be consistent with initiatives being undertaken by Frontenac County Economic Development Initiatives, Frontenac CFDC & South Frontenac Strategic Plan
- Employment areas within the Township

## **Community Improvement Plan**

- Update Community Improvement Policies

# Natural Heritage & Lakes

- Identify and protect Natural Heritage Features
- Update policies to direct development out of Natural Hazards (floodplains)
- Wetland protection
- Review standards for waterfront development
- Shoreline protection
- Recognize the value of the Frontenac Arch UNESCO Biosphere Reserve
- Identify at capacity lakes and update policies to protect Lake Trout Lakes
- Protect species at risk

# Implementation Policies

- Complete application
- Policies to guide review of subdivisions and condominiums

# Provincial Policy Statement Review

- On July 22<sup>nd</sup>, 2019 the Province issued a proposed updated PPS
- 5 key considerations:
  - Increase in planning horizon for municipalities from 20 to 25 years
  - Fast tracking development applications for housing proposals
  - Flexibility by clarifying perceived barriers to sewage and water servicing policies in rural settlement areas
  - Requiring alignment with Housing and Homelessness Plans to support municipalities in achieving affordable housing targets
  - Municipalities to assess locally-identified employment areas
- Staff will provide comments to the Province by the October 21, 2019 deadline

# Recommendations

- Staff recommend a new OP be developed to address the following:
  - to establish a community vision, goals, and objectives to guide development in South Frontenac over the next 20 + years; and
  - to develop policies consistent with the County and Provincial policy framework
- Staff recommend Council engage a planning consultant to work with Township staff to prepare a new Official Plan