

PLANNING COMMITTEE
EXTRACT OF DRAFT MINUTES 28
TUESDAY, 28 JUNE 2016

KANATA NORTH URBAN EXPANSION STUDY AREA - INTEGRATED
OFFICIAL PLAN AMENDMENT AND ENVIRONMENTAL ASSESSMENT

ACS2016-PAI-PGM-0109

WEST CARLETON-MARCH (5)

REPORT RECOMMENDATION

That the Planning Committee recommend Council:

- 1. Approve the Kanata North Community Design Plan in Document 3, the Transportation Master Plan in Document 4, the Environmental Management Plan in Document 5 and the Master Servicing Plan in Document 6, which have been submitted under separate cover; and**
- 2. Approve Official Plan Amendment No. XX of the City of Ottawa Official Plan, as detailed on Document 2, to implement the Community Design Plan.**

Ms. Wendy Tse, Planner, Development Review Suburban Services Unit, Planning and Growth Management (PGM) department, provided a PowerPoint presentation, a copy of which is held on file. She was accompanied by the following PGM staff: Ms. Amy MacPherson, Planner, Land Use and Natural Systems Unit; Mr. Dana Collings, Program Manager, Community Planning and Urban Design; and, Mr. John Smit, Acting Manager, Policy Development and Urban Design.

Messrs. Kevin Wherry, Manager, Recreation Planning and Facility Development, City Operations, and Tim Marc, Senior Legal Counsel, City Clerk and Solicitor department, also responded to questions.

The committee received a memo from Michael Mizzi, Acting General Manager, Planning and Growth Management Department, on 27 June 2016 to share revised documents to the report, along with a proposed motion to replace the

original documents.

The committee heard five delegations on this matter.

- John Horwitz, March Rural Community Association, expressed concern about Old Carp Road becoming a major gateway and collector as development increases, suggesting it is not built to support that volume. He also had concerns about well water quality and monitoring, as well as some apprehension about density abutting rural residential areas.
- Judy Maikin, March Rural Community Association, supported the percentage and location of parkland assigned but requested the Area Parks Plan be revised to have sportsfields located in the large community park but the other parks to be left in their natural state, to be enjoyed by all ages, per the will of the community. She reasoned that research shows the health of a community is closely tied with access to nature and the lack of such access can result in Nature deficit disorder. She suggested this would also be a money-saving option due to reduced maintenance requirements. With respect to the stormwater management pond, she recognize the advantage of the forested area around it being given to public for recreational use, but noted it can only happen if the railway corridor is purchased so the public doesn't have to trespass across the corridor. She also requested the wording in the Community Design Plan be strengthened to indicate that low-impact design for stormwater management will be utilized wherever possible.

Councillor Qadri asked the delegation to provide the Committee Coordinator with the research she referenced on Nature deficit disorder, to be circulated to committee members.

- Murray Chown, John Riddell and Jennifer Luong, Novatech Engineering Consultants Ltd., spoke in support, in representation of the following companies: Brigil Homes, Junic / Multivesco Inc., Metcalfe Reality Company Limited, and Valecraft Homes Ltd. Mr. Chown spoke to the efforts that have gone into the project over the last three years. He indicated that the revised supporting documents, which had been distributed to the committee the day before this meeting, contain changes of a technical nature that were necessary following further input received since they were prepared a few weeks ago. He also spoke to some of the

concerns that had been raised.

- Ted Fobert, FOTENN Consultants Inc, spoke in support on behalf of Metcalfe Reality Company Limited.
- Sheila Perry, Vice-president and Liaison, Planning and Zoning, Federation of Citizens Associations, indicated that recreation space and a community hub is essential for a complete community. She felt that a community centre for this area is needed.

The committee received the following correspondence between 21 June 2016 (the date the report was published in the committee agenda) and the time public delegations were heard on 28 June 2016, a copy of which is held on file:

- Comments received 27 June 2016 from Ravi Kapani
- Comments dated 27 June 2016 from Gary Sealey, President, Federation of Citizens Associations
- Comments dated 26 June 2016 from Dr. S. Jane Bidgood, The Lois Bidgood Family
- Comments dated 27 June 2016 from Erwin Dreessen, Co-Chair, Greenspace Alliance of Canada's Capital
- Comments dated 27 June 2016 from Gillian Armitage
- Comments dated 28 June 2016 from Sheila Perry, Vice-president and Liaison, Planning and Zoning, Federation of Citizens Associations.

Due to the complexity of the item and the revised supporting documentation that had been distributed only the day before the meeting, the committee decided to table consideration and debate on this item until the next meeting in order to receive a full briefing from staff.

Motion N^o. PLC 28/5

Moved by Councillor S. Qadri

That the following motion be TABLED for consideration at the 12 July 2016 Planning Committee meeting:

WHEREAS report ACS2016-PAI-PGM-0109 recommends approval and adoption of the Kanata North Urban Expansion Study Area Community Design Plan (CDP), Transportation Master Plan, Environmental Management Plan, Master Servicing Study and the related Official Plan Amendment; and

WHEREAS a number of editorial or technical amendments were received after the public posting of the studies, which do not alter the intent of the CDP but are required to ensure that technical issues are appropriately addressed as part of future development applications; and

WHEREAS refinements are required to Schedules 2, 4 and 5 of the Official Plan Amendment;

THEREFORE BE IT RESOLVED that the Recommendations be deleted and replaced with the following:

That Planning Committee recommend Council:

- 1. Approve the Kanata North Community Design Plan, the Transportation Master Plan, the Environmental Management Plan and the Master Servicing Plan, which are dated June 28, 2016, and have been submitted under separate cover; and**
- 2. Approve Official Plan Amendment No. XX of the City of Ottawa Official Plan, dated June 24, 2016, to implement the Community Design Plan.**

TABLED

Motion N^o. PLC 28/6

Moved by Councillor S. Qadri

That the public hearing portion of this item (report ACS2016-PAI-PGM-0109 - KANATA NORTH URBAN EXPANSION STUDY AREA - INTEGRATED OFFICIAL PLAN AMENDMENT AND ENVIRONMENTAL ASSESSMENT) be closed on June 28, 2016 and the debate and consideration of the item be tabled to the July 12, 2016 Planning Committee meeting.

CARRIED