

Issues and Options Report

Town of Arnprior 5-Year Official Plan Review

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1.0 INTRODUCTION

1.1 Report Purpose

This report is part of Phase 2 of the 5-year review to the Town of Arnprior Official Plan. Phase 1 included initial consultation and gathering data for the preparation of the Background Study. All 6 phases for the review of the Official Plan are outlined in the July 2008 Work Program.

The purpose of this report is to describe some of the issues and policy options arising from the information collected in the Background Study. It is intended to start the discussion on planning for land uses in the Town that will lead eventually to an amendment to the Official Plan.

The Official Plan Review is not a process intended to re-write or create a new plan. The existing Official Plan has served the Town well. The Town's Strategic Plan will be used as a guide to provide direction for this Official Plan Review. Another goal of the review is to update the Official Plan policies in a manner that has regard to the (PPS) and principles such as sustainable development, healthy communities, and growth management. This report will:

- Highlight issues that have been identified by residents and key stakeholder groups to date;
- Review the requirements and opportunities provided by new Provincial legislation/policy directives; and,
- Identify potential policy options for addressing these issues, requirements and opportunities in Phase 3 of the Official Plan Review process.

This report is intended to be a "draft" that will be reviewed by the Town Council, Town staff and various stakeholders in the community and be presented to the public for comment. The report will then be finalized to include any additional items introduced by the Town, public or various stakeholders in the community.

Following the "final" Issues and Options Report, work would begin on the amendment to the Official Plan.

1.2 Planning framework

Planning at the official plan level is carried out within a framework established by both Provincial legislation and the primary policy documents prepared by the Province of Ontario. Since the 2000 approval of the current Arnprior Official Plan, there have been changes to the Planning Act and the Provincial Policy Statement 2005 (PPS) that need to be reflected in the Town's Official Plan. This review will ensure that the policies of the Official Plan are consistent with the new Provincial policy directives and utilize the new tools that the new Provincial legislation provides such as requirements for a complete planning application and matters considered through site plan control.

1.3 Strategic plan

Early in 2001, the Council of Arnprior decided to undertake a Community Strategic Plan. Over 500 people took advantage of the opportunity to make their views known on the preparation of a strategic plan for Arnprior. There were a number of themes that became evident during the strategic planning process. The five themes include:

- Revitalization, Development, & Investment
- Housing
- Transportation & Communications Infrastructure
- Activating the Community & Improving Quality of Life
- Promotion & Marketing

The strategic plan contains specific actions that can be carried out to move towards achievement of the vision of Arnprior. These themes and the recommendations of the report will help to steer the Official Plan Review and the issues and options presented in this report.

1.4 Format of the Report

The sections of this report relate to the main land use designations found in the Official Plan (i.e. residential, commercial, environmental protection). Within each of these sections various policy issues are discussed. Some of the policy issues are highlighted in boxes in the margins of the report. Options to deal with the highlighted policy issues are discussed at the end of each section.

2.0 RESIDENTIAL

2.1 Issues

The single largest use of land in the Town is residential. The Background Study contains population and housing projections including demographic data and trends. The Town's total population is projected to slowly increase while demographic trends indicate an aging population and a shift to smaller households. These trends have significance for the community services that are provided, the type of housing stock that is built, the economic growth of the Town and the very nature of the community itself.

Some of the housing goals presented in the Arnprior Strategic Plan include:

- actively encourage housing development;
- encourage the desired housing mix;
- achieve a variety of housing choices for seniors to accommodate the full range of needs;
- achieve a community capable of retaining its "under 40" population;

The 2005 PPS requires a 10 year supply of lands designated and available for residential development with at least a 3 year supply of residential units available through lands zoned appropriately and in draft approved and registered plans of subdivisions. In addition, the Town should provide an appropriate range of housing types and densities to meet projected demand including housing that is affordable to low to moderate income households. Additional PPS policies support housing that efficiently uses land, infrastructure and public service facilities. Through this Official Plan process, standards for residential intensification or redevelopment, which minimizes the cost of housing and facilitates compact form should be reviewed.

The PPS requires a 3-year supply of residential units available in draft approved and registered plans of subdivision. The projected demand for residential units is 164 in 2011, 430 in 2016, and 622 in 2021. Arnprior currently has a total of 516 vacant residential units in draft approved subdivision and an additional 298 vacant units in registered subdivision. These 814

Policy Issue 1:
Affordable housing, housing for an aging population, and an appropriate mix of housing types

Policy Issue 2:
Intensification and redevelopment opportunities

Policy Issue 3:
Secondary Dwelling Units such as apartment in house or garden suites

vacant units meet the Town's projected housing demand beyond 2021 which is considerably in excess of the minimum 3 year supply.

New residential units require the extensions of "hard" and "soft" services. Hard services include infrastructure such as roads, utilities, sewer, and water. Hard services are generally constructed by the developer (to the satisfaction of the Town) and then turned over to the Town or service provider for maintenance. Examples of soft services that are directly required in a new plan of subdivision include garbage pick-up, school busing, emergency services, and park maintenance.

For each subdivision, infrastructure and services must be extended to the development areas. Until a subdivision is built-out, and all units constructed, the services provided to the new area are underutilized and are not cost effective to operate. Increasing the number of new subdivision developments around the Town increases the time it takes to build-out a plan of subdivision because the demand for new houses is spread over many subdivisions. The result is incomplete subdivision developments for longer periods of time in various locations throughout the Town that require services, which are not cost efficient to provide.

The locations of approved plans of subdivisions are scattered throughout the Town; the policies of the Official Plan can be improved to provide additional direction or coordination for growth. Outside plans of subdivision, there is approximately 83 Hectares (over 200 acres) of land designated for future residential purposes. There is adequate land available for residential purposes to meet the 10-year supply target contained in the PPS.

2.2 Options for Residential Policy Issues

Policy Issue 1 – The PPS policies regarding affordable housing have been revised since the implementation of the 2000 Arnprior Official Plan. The existing Official Plan policies should be reviewed and updated to ensure they are consistent with the PPS. New developments should continue to incorporate multiple-attached units to accommodate an ageing population.

Policy Issue 4:
Design new subdivisions to efficiently use services.

Policy Issue 5:
Oversupply of approved residential lands resulting in underutilization of services and infrastructure

Policy Issue 2 – Review the existing intensification policies in the Official Plan. Include policies in the plan to continue to promote intensification and redevelopment. Identify specific areas in the Town where intensification may or may not be appropriate.

Policy Issue 3 – The Official Plan does contain policies for temporary garden suites in the General Development section of the Plan. Policies for the erection and use of secondary dwelling units such as apartment in houses and garden suites can be reviewed to ensure they are up-to date with the Town’s current and projected needs.

Policy Issue 4 – The Official Plan contains general design guidelines for residential development that should be reviewed. Changes to the policies may be required to improve the quality of urban design in order to meet desired goals for efficient use of infrastructure and services.

Policy Issue 5 – Options to deal with an oversupply of approved lots may include establishing maximum targets for vacant lots within plans of subdivisions or ensuring that a percentage of subdivisions are built out prior to draft approval of a new subdivision. An additional option may be to incorporate policies into the plan that allow Council to require a developer to justify a proposed residential plan of subdivision through a housing study to determine demand.

3.0 COMMERCIAL

3.1 Issues

The Town offers a full range of shopping and services to both its residents and visitors. There are over 400 businesses located in the Town of Arnprior.

Commercial development has primarily occurred in established nodes in the Town. There are 3 discernible nodes in the Town. These nodes are: the Madawaska Boulevard area east of the Madawaska River; the downtown centre located between Daniel Street North; Madawaska Street and the former CN rail line; and lastly the Hwy 17/White Lake Road/Baskin Drive node at the southwest end of Town where the Arnprior Shopping Centre and various highway commercial uses are located.

There are three commercial designations in the Town of Arnprior Official Plan. The “Mixed Use Commercial” (MUC) designation comprises the downtown core and is the focal point of commercial activity. The “Highway Commercial” (HC) designation is intended to provide lands for the development of retail and business establishments that are dependent on automobile transportation and are primarily oriented to serving the needs of the traveling public. Retail uses which require larger areas of land and which may not be compatible with surrounding uses are also encouraged to locate in the Highway Commercial Designation. The Shopping Centre Commercial (SCC) designation is predominantly utilized for the development and redevelopment of shopping centres and permit uses such as department stores, retail stores, offices, service shops and restaurants.

<p>Policy Issue 6: Maintain the heritage and viability of Downtown Arnprior</p>
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In general the land use planning issues around commercial development are whether there are enough commercial lands to meet the shopping needs of the population, and is municipal infrastructure adequate to service the development (i.e., municipal water and sewer services, transportation)?

The 2010 Arnprior Strategic plan includes the following goals and objectives for commercial development within the Town:

- a downtown that exemplifies the history and heritage of Arnprior;
- develop an overall theme for Arnprior that would thematically link the development of the downtown, waterfronts, and arts/cultural developments;
- establish a Downtown Revitalization Committee to plan and carry out revitalization initiatives to increase private (commercial and residential) and public investments in the downtown;
- designating the downtown as a Community Improvement Area;
- connect the downtown and waterfront through pedestrian linkages, heritage trails, open spaces and signage.

Policy Issue 7:
 Improve the connectivity of the Downtown with the waterfront

The PPS provides policies for municipalities to promote economic development and competitiveness by providing for an appropriate mix and range of commercial uses to meet long-term needs. This includes ensuring there is a range and choice of suitable sites available for commercial development and ensuring the necessary infrastructure is provided to support current and projected needs. In the 2009 Background Study a vacant lot inventory of commercial lands was prepared. The result of the study indicates that within the 3 commercial designations there is approximately 17.5 hectares (43.5 acres) of vacant land available for development. It appears that the Town has adequate vacant land designated for future commercial development; expansions to the commercial areas are not required at this time.

Policy Issue 8:
 Signage and the aesthetic appearance of Arnprior along the highway

The majority of the vacant land (11.8 hectares) is within the Highway Commercial designation. The Ministry of Transportation is in the process of expanding the 417 Highway to 4-lanes through Arnprior. This will likely strengthen the market conditions in the highway commercial area specifically on the south side of the highway. These lands will be the most marketable commercial lands as business desires highway property for the opportunity to increase visibility and attract the traveling public. Arnprior has adopted an Official Plan Amendment to permit a shopping centre on the south side of the highway

Policy Issue 9:
 Encouraging and promoting economic development in the highway commercial areas without compromising the viability of downtown businesses

Two of the goals stated in the Arnprior Strategic Plan are to establish a Downtown Revitalization Committee

and to designate the downtown area as a community improvement area. If desired, Council can form a Downtown Revitalization Committee under the Municipal Act. The Official Plan can include policies to clarify the committee's role during the review of planning applications.

Policy Issue 10:
Creation of a Downtown Revitalization Committee

Ontario's *Planning Act* allows municipalities to prepare Community Improvement Plans as a means of planning and financing development activities that effectively use, reuse and restore lands, buildings and infrastructure. Since any community has its own unique opportunities and challenges, there is no predetermined definition of what a community improvement plan must include. For example, some plans include changes to land-use and zoning provisions to encourage desired activities or limit undesirable ones. Others state what grants or loans a municipality is prepared to offer owners as an incentive to build or repair properties to meet aims stated in the plan. All Community Improvement Plans start by setting the boundary of the community that is being studied for improvement. Usually called the "Project Area", it keeps the study focused within a certain territory and can be one way of specifying where any financial incentives that appear in a Community Improvement Plan may be spent.

Policy Issue 11:
Designating Downtown as a Community Improvement Area

3.2 Options for Commercial Policy Issues

Policy Issue 6 – Downtown Arnprior has been designated as a heritage community since the 2000 Arnprior Official Plan was adopted. The heritage policies of the Official Plan should be reviewed and updated accordingly.

Policy Issue 7 – The existing Official Plan does have policies to promote links between Downtown and the Waterfront. These policies can be reviewed to determine if they are adequate or could be strengthened.

Policy Issue 8 – The Official Plan does not contain specific design criteria pertaining to Highway Commercial development. Policies can be included in the Plan to meet any desired goals. Additional site plan tools provided for under the Planning Act (review of exterior design of buildings and structures, including the character, scale, appearance, and

design features) can be utilized provided appropriate policies are within the Official Plan.

Policy Issue 9 – The plan contains policies to protect the viability of the downtown area and to balance the interests of competing development in the Highway Commercial areas. These policies can be reviewed to ensure they meet the objectives and goals of the Town. As an example, to maintain the viability of their downtown, the Town of Collingwood has included a policy in the Official Plan to permit financial institutions and beer or liquor stores only in the downtown core.

The Town can include policies in the Plan to take advantage of provincial programs and grants such as the “Main Street Ontario” provided by the Ministry of Agriculture, Food and Rural Affairs.

Another option is to utilize recommendations from existing market studies to shape policies to protect the Downtown.

Policy Issue 10 – Council can form a Downtown Revitalization Committee under the Municipal Act. If this is a desired objective the Official Plan should include policies to clarify the committee’s role during the review of development applications.

Policy Issue 11 – The 5-year review process is not intended to create a Community Improvement Area. However the review can ensure that the Official Plan contains appropriate enabling provisions for Community Improvement Areas, including:

- the legislative authority for community improvement planning and programs
- guiding principles for goals to be achieved (e.g., improving the physical appearance and environmental condition of the community, fostering community pride, attracting business investment and residents, and increasing public transit usage)
- specific goals (updated infrastructure, streetscape and open space improvements, contaminated properties clean up and redevelopment, and increasing the affordable housing stock)
- enabling policies and criteria for the designation of community improvement project areas

- actions that can be taken to implement the community improvement policies in the official plan (e.g., land acquisition and assembly, site plan control for quality and compatibility of development, and financial assistance to stimulate development)
- determine if policies need updating or if new policy direction is needed. Policies should be detailed enough to provide direction yet flexible enough to allow municipalities to broadly plan for community improvement in ways that meet their stated needs. These policies should be in place prior to designating a community improvement project area and adopting a community improvement plan.

4.0 INDUSTRIAL

4.1 Issues

One of the objectives highlighted in the Town of Arnprior Strategic Plan was to not become a bedroom community of Ottawa. Industrial areas are vital components of any Town as they provide a variety of economic and employment opportunities. The Town of Arnprior has two main industrial nodes that are discussed in the Background Study. The first node is the Sullivan Industrial Park, a long-established industrial area that is home to a number of industrial firms. The second node is the Baskin Drive/Airport, which is smaller in terms of established firms but this node is strategically located with direct access to Hwy 17. Within these areas there are approximately 167.5 hectares (414 acres) of vacant land zoned for industrial uses.

Policy Issue 12:
Appropriate locations for light and heavier industries

The Official Plan has one Industrial designation. Within the Zoning By-law there are two industrial zones, a General Industrial (GM) zone and a Light Industrial (LM) zone. The Official Plan contains policies to guide both light and heavy industrial to appropriate locations within the Industrial Designation.

Across Ontario there has been a wider trend of industrial or employment lands being re-designated to residential or non-employment uses. The 2005 PPS contains stronger policies to protect industrial areas for long-term use and from the encroachment of incompatible sensitive residential development. Because of the large amount of industrial lands available within the Town, Council may eventually receive applications to convert designated industrial lands to non-employment uses. These requests would need to be reviewed in terms of the inventory of residential lots. The protection of employment lands is an important component to a complete community.

Policy Issue 13:
Protection of employment lands

4.2 Options for Industrial Policy Issues

Policy Issue 12 – The Official Plan does contain policies to guide heavier uses away from sensitive uses. These policies should be updated to reference Ministry of the Environment guidelines for compatibility between industrial facilities and sensitive land uses to be consistent with the PPS.

Policy Issue 13 – Under the PPS conversions of employment areas to non-employment uses are only permitted through a comprehensive review where it has been demonstrated that the land is not required for employment purposes over the long term and that there is a need for the conversion. An appropriate policy consistent with the PPS is required in the Official Plan.

5.0 ENVIRONMENTAL PROTECTION

5.1 Issues

One of the goals set out in the 2010 Arnprior Strategic Plan is to achieve a “greater awareness and appreciation for the environment in Arnprior”. The Town is set in a location of natural beauty, at the confluence of two rivers, with a third river (Bonnechere River) nearby. Natural heritage systems support life and health for plants, wildlife and ultimately people. The Environmental Protection Designation should apply to lands that are to be protected because of a hazard (flood plain or unstable slopes) or natural features (wetlands, significant woodlands).

The Provincial Policy Statement (PPS) affects the way we define as well as protect natural heritage features. Through this Official Plan review process the Natural Heritage systems should be re-examined to ensure conformity with Provincial initiatives. While many natural heritage interests focus on those that are provincially significant, the protection of natural heritage interests important to the municipality may go beyond the minimum standards established in the PPS. Areas that are not determined to be provincially significant may be considered regionally or locally significant and important to local residents, community organizations, tourist industry or other sectors.

In the current Official Plan, policies regarding natural features, slip clays/slope stability, and floodplains are found under both the General Development Policies and/or Environmental Protection. For ease of reading the plan these Policies could be combined together into one section. The Natural Heritage Areas appendix to the Official Plan can also be reviewed. Appropriate policies or designations can be included in the amendment to protect the areas identified on the appendix.

Where development is located close or within an Environmental Protection area various studies may be required. Examples include a Slope Stability Assessment in areas that may be affected by slip clays or an Environmental Impact Study (EIS) in areas adjacent to wetlands. The Plan should contain policies detailing when these studies would be

Policy Issue 14:
Identification of natural features not “provincially significant”

Policy Issue 15:
Policies regarding the protection of natural features should be amended to reflect the 2005 PPS

Policy Issue 16:
Combining natural heritage policies and hazard land policies

Policy Issue 17:
Direction for studies in support of planning applications

required and what information is to be included in the required studies.

5.2 Options for Environmental Protection Policy Issues

Policy Issue 14 – If the Town wishes to protect natural features over and beyond the requirements of the Province, appropriate direction should be given to staff. Through this Official Plan review additional features that the Town wishes to protect can be added to the Official Plan with appropriate policies.

Policy Issue 15 – The natural heritage and hazard policies of the Official Plan should be amended to be consistent with the 2005 PPS.

Policy Issue 16 – It is recommended that all natural heritage and hazard policies be combined to improve the way the Plan reads.

Policy Issue 17 – The Plan should contain policies detailing when a study may be required to determine the impact of development on environmentally protected features and what information is to be included in the required studies.

6.0 SERVICES AND FACILITIES

6.1 Municipal Sewer and Water

The Official Plan review needs to examine the capacities of both the Water Filtration Plant (WFP) and Water Pollution Control Centre (WPCC) as it relates to future development and the ability to service the projected needs of the Town over the duration of the Plan.

The Town of Arnprior owns and operates its own water treatment facility, known as the Arnprior Water Filtration Plant (WFP). Water is drawn from the Madawaska River and conveyed to the WFP. The WFP has a rated treatment capacity of 7,300 m³/day. Plant flow data indicates that the treated water flow at the WFP continues to increase and is near the rated capacity of the facility. The plant was constructed in 1968 with minor upgrades and one major upgrade in 2005. The Town undertook and completed an Environmental Assessment and engineering plans for an expansion to meet the projected 20-year water demand for the serviced area. Construction is underway with an anticipated completion date of November 2010.

The Town owns and operates its own Sewage Treatment Facility, known as the Arnprior Water Pollution Control Centre (WPCC). This facility receives wastewater from residential, commercial, industrial and institutional sources within the Town of Arnprior. The WPCC treats wastewater prior to discharging to the Madawaska River, downstream of the water supply intake.

The Arnprior WPCC is rated for an annual average day flow of 7,900 m³/day, and peak hourly flows of 29,000 m³/day (secondary treatment) and 59,200 m³/day (primary treatment). Plant flow data indicates that the average day and peak hourly flows are nearing the rated capacities for the facility.

The Town of Arnprior has completed an Environmental Study Report Addendum to the 1992 Environmental Assessment for the WPCC. This assessment has demonstrated the preferred means to expand the treatment capacity to meet the demands associated with the long-term growth needs of the Town. The Town was successful in security

<p>Policy Issue 18: Capacity to service future growth</p>
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funding for the expansion design and construction, which is anticipated to be completed by March 2011. The WFP and WPCC assessments confirm that the expansions for both plants are required to accommodate this ultimate growth, there is limited capacity set aside for already planned development. New development that may be proposed, or proposals to serve additional lands, will have to be evaluated in this context prior to receiving approval.”

Options for Sewer and Water

Policy Issue 18 – Include a policy in the plan to ensure adequate servicing capacity is identified prior to the consideration of new development, which was previously unidentified, being considered by Council.

6.2 Parks and Community Facilities

There are many community facilities and parks located throughout Arnprior. Section 7 of the Official Plan contains policies regarding Parks and Open Space. The objectives of this section are to:

- 1) Identify and protect significant open space areas;
- 2) To ensure that the use of parks and open space areas are appropriate in terms of benefits to the residents of the Town; and
- 3) To promote improvements to the parks and open space components of Arnprior.

The Official Plan also contains provisions to have new parkland in strategic locations to achieve a usable size or linkages with other parklands as opposed to small, scattered parcels which are inefficient and hard to maintain.

Policy Issue 19:
Parkland and natural
feature linkages

Policy Issue 20:
Protection the Town’s
“Urban Forest”

Options for Parks and Community Facilities

Policy Issue 19 – In light of the existing Official Plan policies, the Town may wish to undertake a study to determine if the existing recreational network is satisfactory. (Are there too many parks? Too few? Are they the right mix of open space versus developed parks? Is the goal of a “comprehensive open space system” being met? How can future developments best be incorporated and linked to the existing park

lands? Can natural features such as valley lands and woodlands be incorporated into the park system?)

Policy Issue 20 – Trees play an important part of our environment. Urban forestry if properly planned and implemented can offer a number of significant benefits to the environment, community and economy. The most obvious benefit for many is that trees provide amenity and aesthetic value. They help to soften the built environment or screen unwanted views.

Trees can be used to stabilize the climate around homes and businesses. Trees provide shade during periods of hot weather, and shelter from winds snow during periods of cold weather. Deciduous trees planted in strategic locations can shade a building during the summer months keeping it cool, and will let sunlight through in the winter when the tree is devoid of leaves. Economically this is beneficial as it can reduce the costs associated with heating and cooling.

These are just a couple of the benefits that an urban forest can provide. The Official Plan can be updated to include policies for the protection of trees through the review of development applications or for the preparation of a tree preservation plan.

6.3 Transportation

CastleGlenn Consultants Inc. recently completed a Master Traffic Study on behalf of the Town of Arnprior. The purpose of the study was to provide the Town of Arnprior Council with a strategic plan that would identify future infrastructure requirements associated with proposed residential, industrial, and commercial growth planned for the community. The identification of existing and future roadway/intersection improvements and their associated costs, would allow the Town of Arnprior to ensure a cohesive, affordable and organized approach to prioritizing future transportation initiatives. In addition, the Master Traffic Study assessed parking-related issues in the downtown core and investigated the potential need and triggers for additional public parking facilities.

<p>Policy Issue 21: Updating the Official Plan to include recommendations from the Master Traffic Study</p>
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Options for Transportation

Policy Issue 21 – The recommendations of the Master Study included many policy suggestions that could be included in the Official Plan. Some of the recommended policies include:

- Incorporating into the Official Plan the Roadway Classification and Roadway Widening Policy and the Traffic Impact Study Guidelines;
- To ensure that development applications are accompanied by a traffic impact assessment as described within the Town's Traffic Impact Assessment Guidelines;
- To implement "cash-in-lieu of parking" arrangements;
- New development be required to provide sufficient off-street parking;
- Include provisions for shared-parking arrangements to encourage complimentary joint use of off-street parking stalls.

7.0 ADDITIONAL POLICY ISSUES

7.1 Urban Design

Urban design policies and guidelines can be used to positively manage the built environment for creating better living spaces. As densities increase and private outdoor amenity space becomes smaller, the quality of the public realm becomes increasingly important. The current trends of land use planning and growth management techniques such as Smart Growth and New Urbanism elevate urban design practice. The Official Plan already includes policies that deal with the design of the built environment; through this process these existing policies will be reviewed to determine if they can be improved to put a greater emphasis on the “sense of place” to meet the goals of the Arnprior Strategic Plan such as creating “a greater awareness and appreciation for the development of a unique “small town” cultural life in Arnprior.”

7.2 Healthy Community

There is growing research regarding the relationship between where we live and our health. The quality of air, soil and water, opportunities for exercise and recreation, the availability of jobs, and the existence of social networks have an impact on public health. The manner that Arnprior is planned and developed can have either a positive or negative impact on the above-mentioned factors and therefore have an effect on public health.

Throughout Ontario, Municipalities are attempting to design complete, sustainable and healthy communities. If this is a desired goal by Council and the Town of Arnprior, through this Official Plan Review, policies and guidelines can be drafted that would encourage healthy community development.

Healthy community policies and guidelines will help to ensure that Arnprior is a place where everyone can live in safety and be involved in the activities they enjoy. People who live in a healthy community have an improved quality of life and place less of a demand on the healthcare system. Residents feel more connected to their community and have a greater appreciation for their environment and heritage.

Healthy communities offer inviting and affordable trails, public playgrounds, swimming pools, arenas, sidewalks and libraries. Low cost, healthy food is also available in local stores and schools.

According to the Ontario Healthy Communities Coalition, healthy communities are based on the following principles:

- Health is a state of complete physical, mental and social well-being.
- Social, environmental and economic factors are important determinants of human health are inter-related.
- All sectors of the community are inter-related and share their knowledge, expertise and perspectives, working together to create a healthy community.

7.3 Heritage

Section 2.6 of the Provincial Policy Statement (PPS) contains policies for the preservation of cultural heritage and archaeology. Section 2.6.1 states, “significant built heritage resources and significant cultural heritage landscapes shall be conserved.” These resources are defined by the PPS as being “valued for the important contribution they make to our understanding of the history of a place, an event or a people.”

The Background Study provides a brief history of the Town of Arnprior and lists several heritage significant buildings within the Town. In 2001 the Council passed a by-law creating a LACAC (Local Architectural Conservation Advisory Committee), which is now known as the Municipal Heritage Committee to provide advice to Council on Heritage matters. In 2008, Council adopted a by-law placing much of downtown Arnprior into a Heritage Conservation District.

The Official Plan should be updated to reference the 2005 PPS and the Ontario Heritage Act. In addition the plan should identify the portion of downtown within the heritage district.

8.0 FUTURE STEPS

Following the public information session the Town and Public are given one month to provide comments and input. This input period concludes phase three of the 5-year Official Plan Update.

Phase four is the preparation of the draft Official Plan Amendment. County staff will meet with Town staff to establish goals and objectives based on the review of the previous phases and the comments received from Council and the public from phase three.

Phase five will be the review of the draft amendment by Town staff, Council, and the public. At least one more public open house and a public meeting are required by the Planning Act to review the draft amendment. Council will consider modifications resulting from the public meetings, and discussions with provincial ministries, agencies etc. Any final revisions considered necessary by Council will be made at this time.

Phase 6 of the process is the approval of the amendment. Council will formally adopt the Official Plan Amendment by by-law and submit it to the County of Renfrew for approval.