Previous Planning Work

The planning process for this neighbourhood has been under way for many years. Many planning documents and agreements have been completed and approved, as listed below.

Zoning for the neighbourhood has been adopted, and the Park Masterplan and Development Guidelines identify the land and amenities to be included in the regional park. The Phased Development Agreement is the legal mechanism between the RDN and the developer that outlines the strategy for phased dedication and development of parkland in parallel with land development.

Planning Documents

Completed / Approved

- Parks and Open Space Plan for Nanoose Bay, 2001
- The Lakes District Neighbourhood Plan (LDNP), 2011
- The Lakes District and Schooner Cove Integrated Stormwater Management Plan (ISMP), November 2013
- The Lakes District and Schooner Cove Phased Development Agreement (PDA), 2014
- The Lakes District Regional Park Masterplan and Development Guidelines (Park Masterplan), 2014
- Comprehensive Zoning Amendment (ZA), 2014

To be Completed
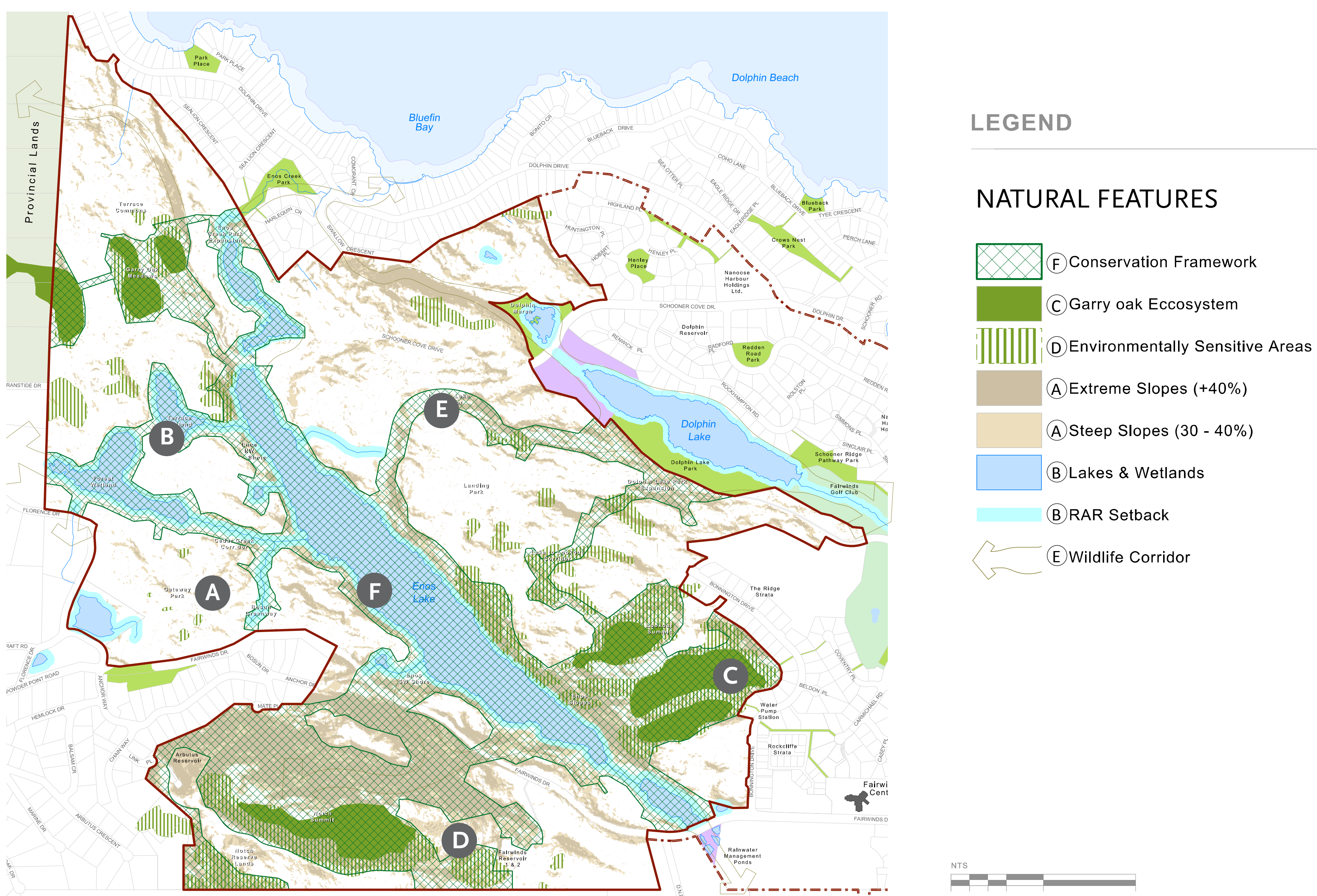(in accordance with the terms of reference in the PDA)

- Enos Lake Protection & Monitoring Plan (March 2015, estimated date of completion)
- Garry Oak Meadows Management Plan (March 2015, estimated date of completion)
- Regional Park Management Plan (June 2015, estimated date of completion)

Background Studies and Reports

- Environmental Impact Assessment: Fairwinds' The Lakes District and Schooner Cove Neighbourhood Plans, February 2010
- Archaeological Overview Assessment: Lakes District and Schooner Cover Neighbourhood Plan Areas, Nanoose Bay, BC., March 2008
- Lakes District Study Area: Fairwinds Development Detailed Biophysical Assessment, February 2009
- Preliminary Geotechnical Terrain Assessment for Proposed Subdivision Fairwinds Neighbourhood 2 Nanoose Bay, BC, June 2008
- The Lakes District and Schooner Cove Integrated Stormwater Management Plan (ISMP), November 2013

Conservation Plan

The following plan from the Lakes District Neighbourhood Plan shows the environmentally sensitive areas identified for conservation as parkland.

LEGEND

NATURAL FEATURES

- (F) Conservation Framework
- (C) Garry oak Eccosystem
- (D) Environmentally Sensitive Areas
- (A) Extreme Slopes (+40%)
- (A) Steep Slopes (30 - 40%)
- (B) Lakes & Wetlands
- (B) RAR Setback
- (E) Wildlife Corridor

WORK TO DATE