

**TO:** Paul Thompson  
Manager, Long Range Planning

**DATE:** September 2, 2016

**FROM:** Courtney Simpson  
Senior Planner

**MEETING:** EASC - September 13, 2016

**FILE:** 6480 00 EAH

**SUBJECT:** Electoral Area 'H' Official Community Plan Review

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### **RECOMMENDATION**

That this report on the Electoral Area 'H' Official Community Plan Review is received for information.

### **PURPOSE**

To present a summary of the public input received on the Electoral Area 'H' Official Community Plan (OCP) Review project in the "Initiate" and "Explore Issues" phases, prior to drafting a revised OCP.

### **BACKGROUND**

An OCP describes a long-term vision for the future of a community and a course of action to achieve it. The course of action is described in objectives and policies to guide land use, servicing, and physical, social and economic changes in the community over the long term. An OCP has legal status which requires that all development and use of land be consistent with the policies of the Plan. Implementation of the OCP occurs through land use zoning and other development-related tools.

The first two phases of community engagement on the OCP Update for Electoral Area 'H' are complete with the exception of a workshop on planning for the Deep Bay area scheduled for September 17, 2016 and a developers forum in October. Engagement and outreach events both live and online occurred between January and July, 2016. The "Community Engagement Summary" provided as Attachment 1 to this report summarizes the events and input received and outlines possible changes to the OCP based on the community and stakeholder input. The next phase of community engagement will occur when draft changes to the OCP are available in October.

### **ALTERNATIVES**

1. Receive this report for information.
2. Provide alternate direction.

### **FINANCIAL IMPLICATIONS**

The budget for this project is \$127,000 with the majority of expenditures occurring in the 2016 calendar year. The Long Range Planning budget is contributing \$67,000, and an additional \$60,000 has been allocated from the Community Works Fund for background studies. One full-time staff equivalent and mapping resources will be assigned to the project through to completion.

**STRATEGIC PLAN IMPLICATIONS**

Since the Terms of Reference for this project were endorsed, the RDN Board has adopted the 2016-2020 Strategic Plan. Development of OCP's is one of the ways in which the RDN achieves its vision as stated in the 2016-2020 Strategic Plan. The objectives and policies in an OCP address all five of the Strategic Plan's strategic priorities: focus on governance, focus on service and organizational excellence, focus on relationships, focus on economic health, and focus on the environment.

**PUBLIC CONSULTATION IMPLICATIONS**

Public consultation for this project follows the Engagement Plan endorsed by the Board on November 24, 2015 with the exception of three live events that were added: an Open House in conjunction with the Bowser Parents Advisory Council in May, a Deep Bay Workshop in September, and a Developers Forum in October. As a result, consultation on the draft will begin in October or November instead of September.

Two additional public consultation processes are occurring alongside the OCP Review as part of additional studies described in the Terms of Reference: the Active Transportation Plan and the Agricultural Land Reserve (ALR) Boundary Analysis. Initial consultation on the Active Transportation Plan is complete and the next step is an open house on the draft plan in October. The ALR Boundary Analysis project is beginning targeted consultation with property owners.

**SUMMARY/CONCLUSIONS**

The first phase of community engagement on the OCP Update for Electoral Area 'H' is complete with the exception of a workshop on planning for the Deep Bay area scheduled for September 17, 2016. A summary of the community input and possible changes to the OCP is provided as Attachment 1. The next phase of community engagement will begin in October or November after draft changes to the OCP are available.

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Report Writer

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Manager Concurrence

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General Manager Concurrence

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CAO Concurrence

**Attachment 1**