

Clair-Maltby Secondary Plan

MESP & Community Plan

guelph.ca/clair-maltby



What is a Secondary Plan?

- A Secondary Plan is a land use policy plan for a district or large neighbourhood in a municipality which provides more detailed planning objectives and policies than those found in the municipal official plan.
- Secondary Plans can be for partially developed or undeveloped areas

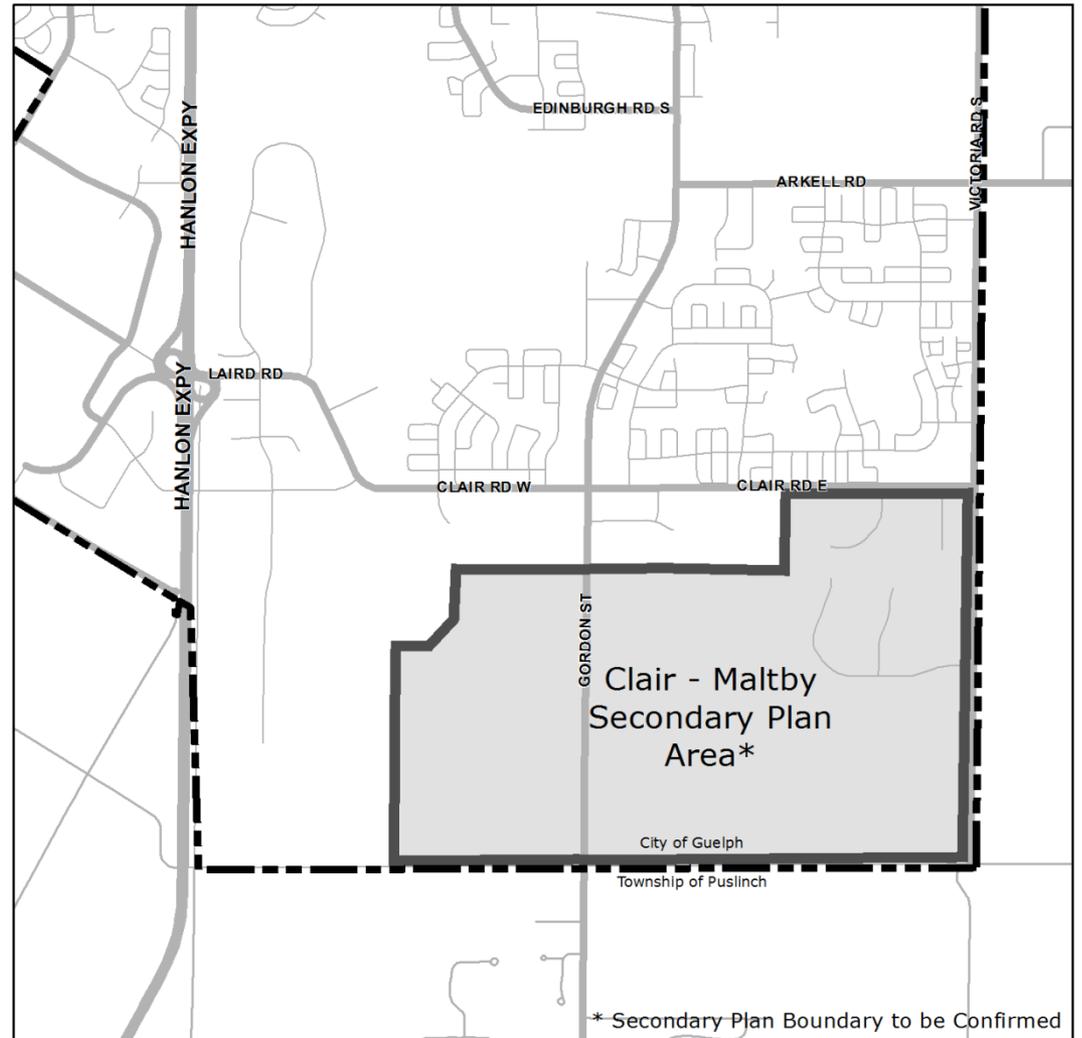


What is an MESP?

- What is an MESP?
 - Integrated approach – coordinates the requirements of both the *Environmental Assessment* and the *Planning Act*
 - Allows us to better examine the combined impacts of alternatives, leading to the development of other options and better solutions

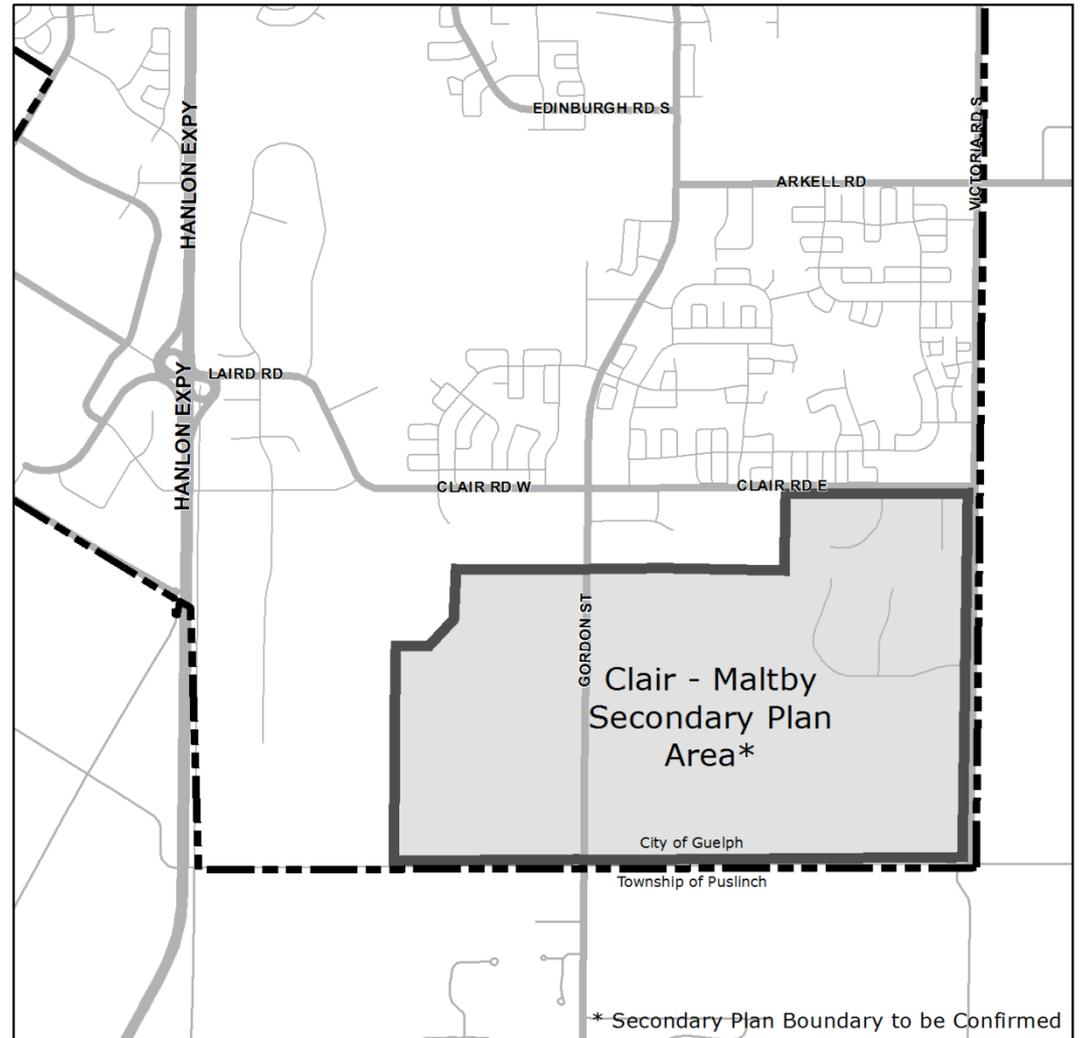
Study Area

- Approx 520 ha
- Rural in nature
- Dominated by Agricultural uses
- Estate Residential
- Some commercial uses on Gordon
- No municipal services
- Very few roads

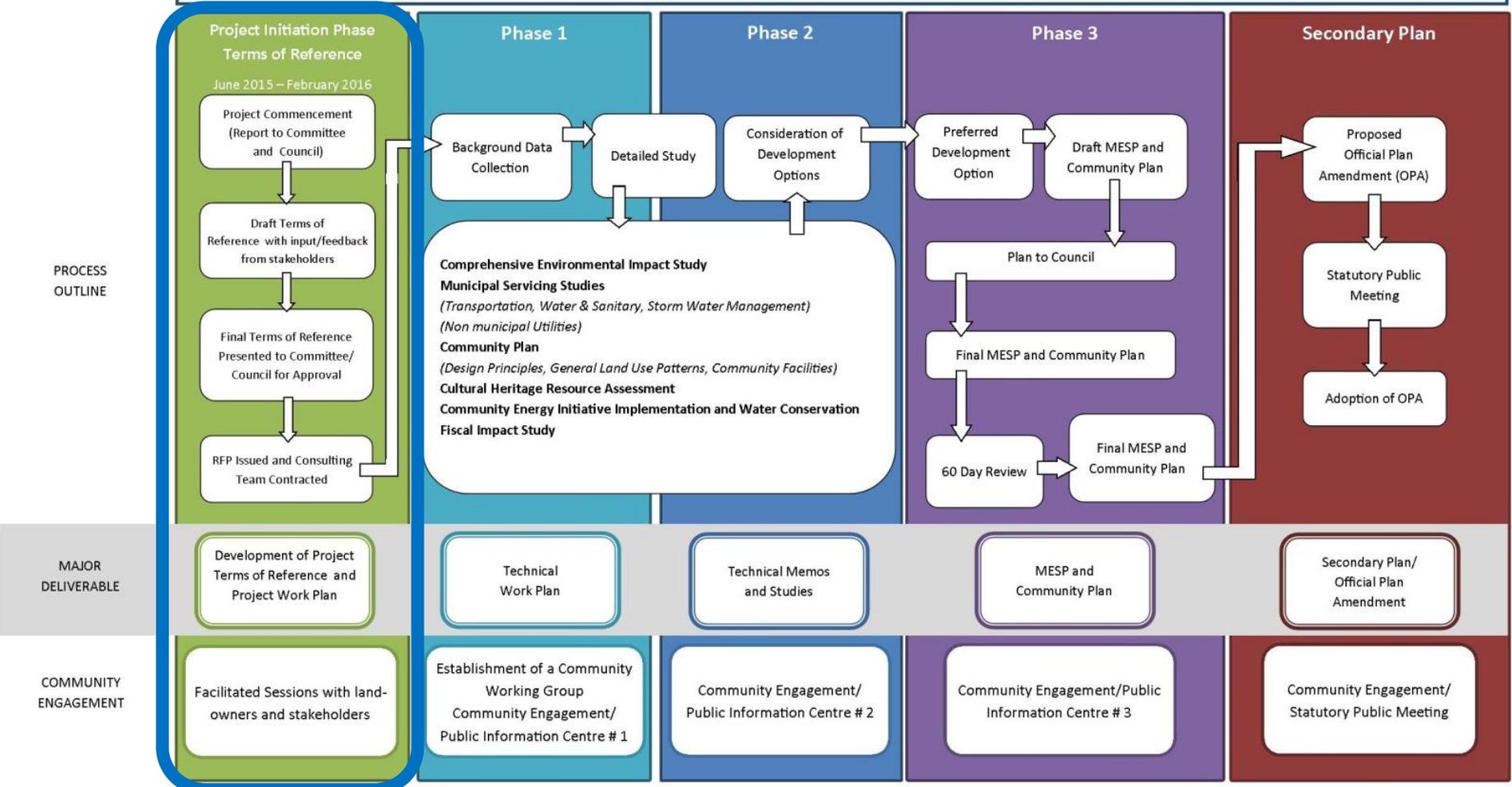


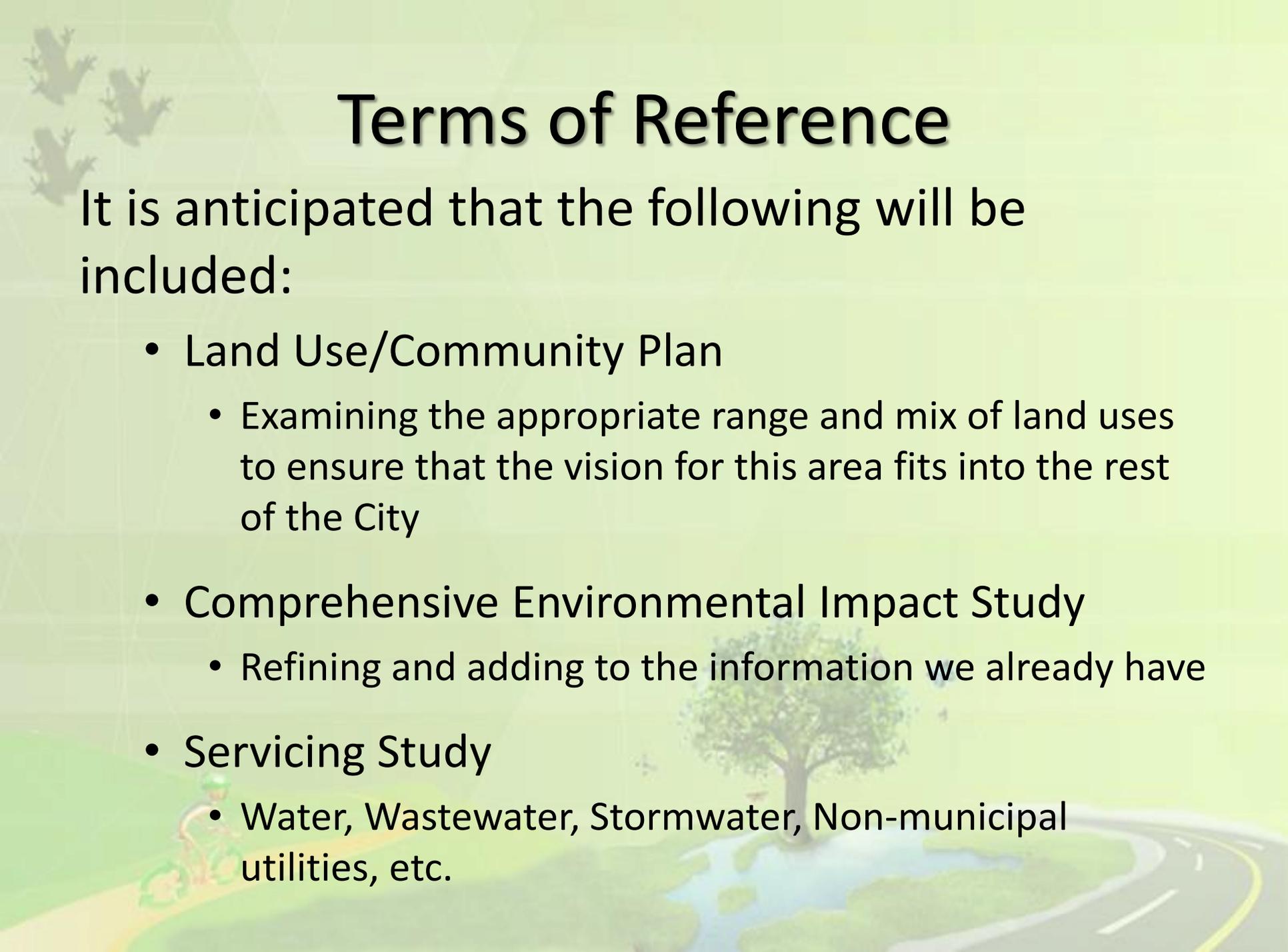
Study Area

- NHS is prominent
- Rolling & hummocky topography
- 3 subwatersheds
- Significant woodland features
- Groundwater recharge area



Clair - Maltby Secondary Plan - Preliminary Process Outline

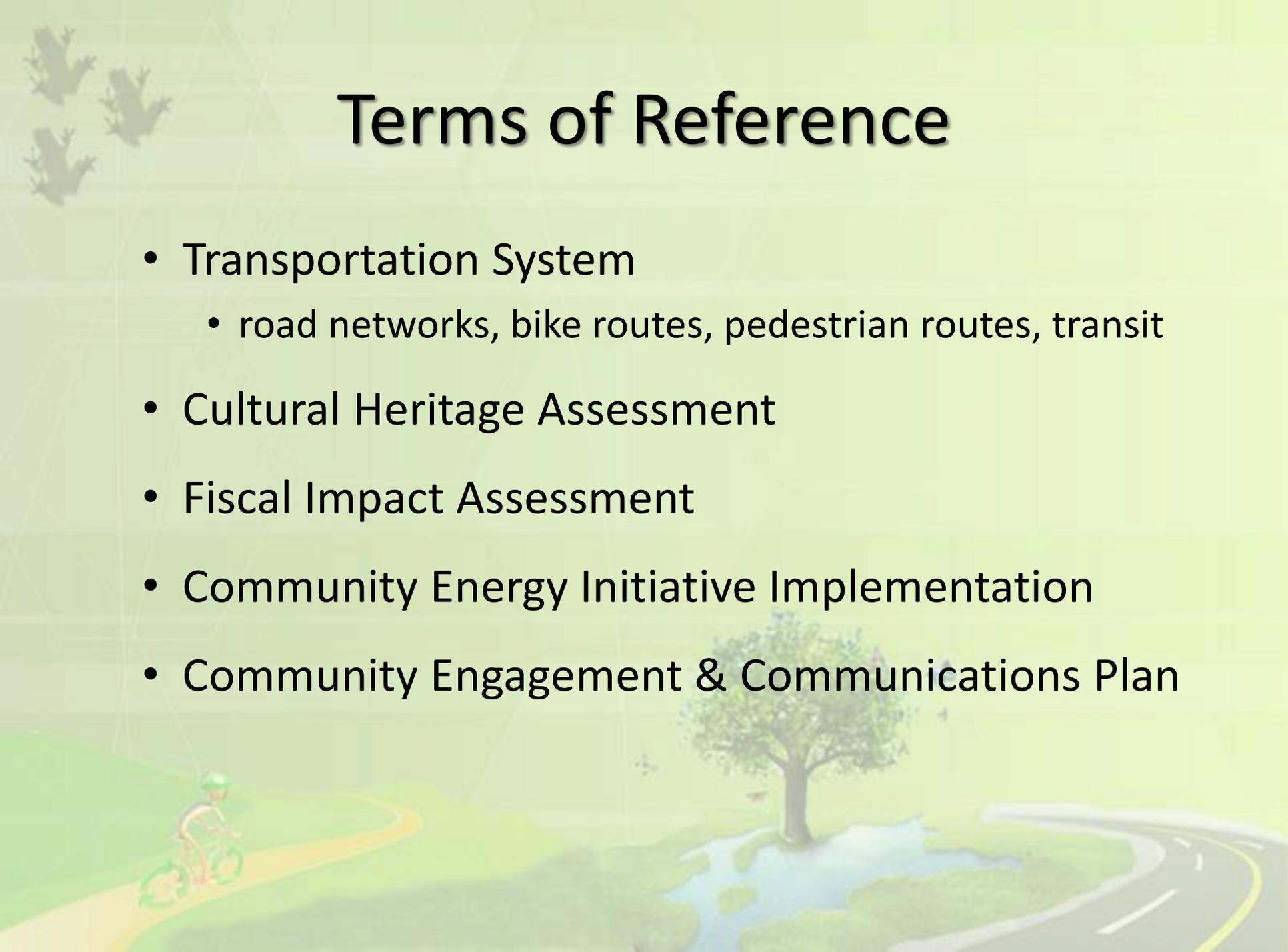


The background of the slide features a soft, green-toned illustration of a park. In the upper left, there are faint silhouettes of birds in flight. The central part of the image shows a large, leafy tree standing on a small island in a blue stream. A paved road with a yellow curb curves through the lower right portion of the scene. In the lower left, a person is riding a bicycle on a path. The overall aesthetic is clean and nature-oriented.

Terms of Reference

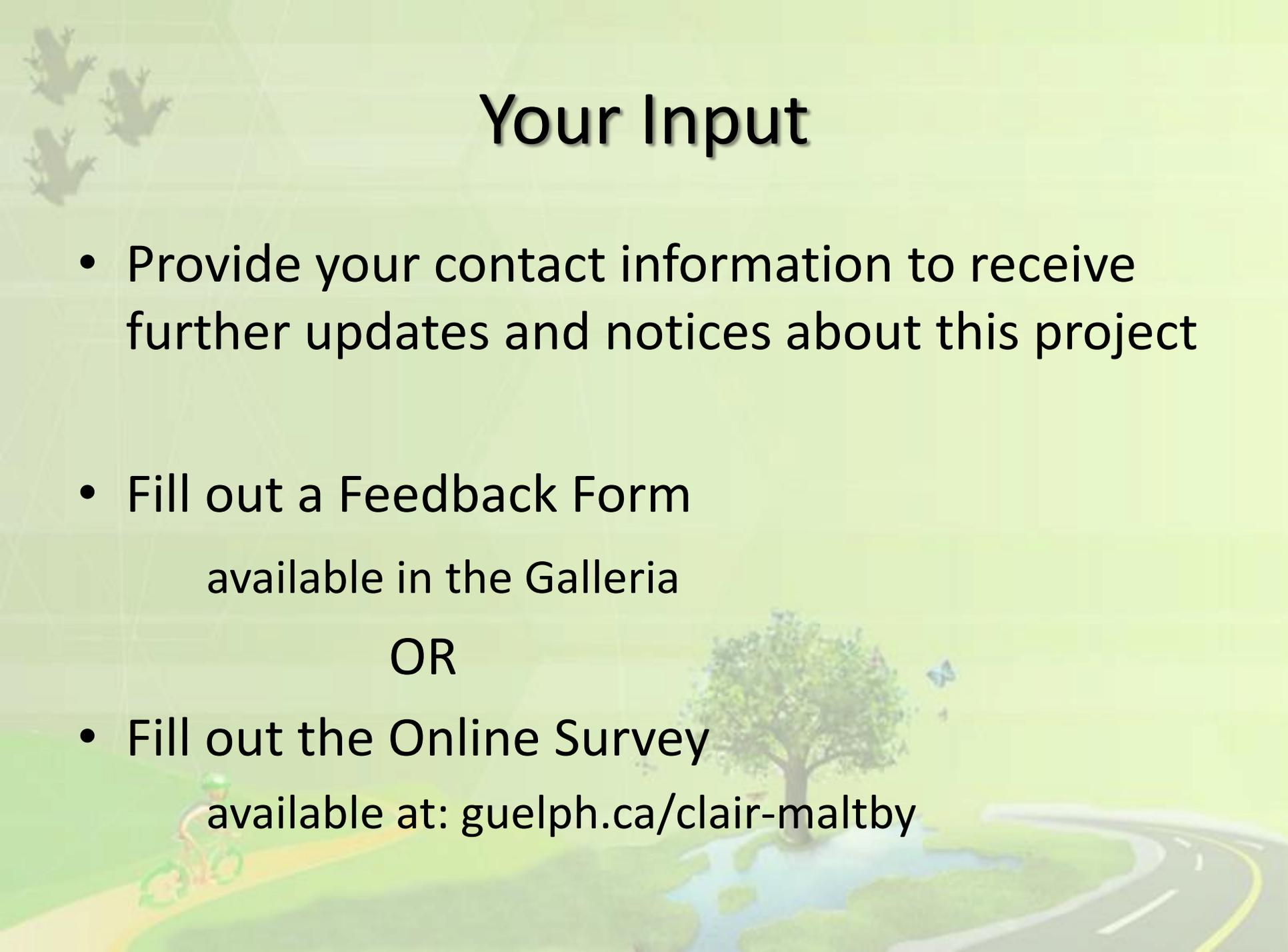
It is anticipated that the following will be included:

- Land Use/Community Plan
 - Examining the appropriate range and mix of land uses to ensure that the vision for this area fits into the rest of the City
- Comprehensive Environmental Impact Study
 - Refining and adding to the information we already have
- Servicing Study
 - Water, Wastewater, Stormwater, Non-municipal utilities, etc.



Terms of Reference

- Transportation System
 - road networks, bike routes, pedestrian routes, transit
- Cultural Heritage Assessment
- Fiscal Impact Assessment
- Community Energy Initiative Implementation
- Community Engagement & Communications Plan



Your Input

- Provide your contact information to receive further updates and notices about this project
 - Fill out a Feedback Form
available in the Galleria
- OR
- Fill out the Online Survey
available at: guelph.ca/clair-maltby