

UPPER WEST SIDE

WELCOME!

Secondary Plan – Virtual Meeting

September 12th, 2023
6:00pm – 8:00pm



AGENDA

— UPPER —
WEST SIDE

1. Housekeeping/ Zoom Etiquette
2. Notification
3. Introductions
4. Presentation
5. Question and Answer Session



Parente Group Holdings
Limited



Meeting Protocol and Etiquette

- This meeting will be recorded. The recording will be saved and submitted to the City for it's review during the processing of the Secondary Plan Official Plan Amendment application.
- Participants will have the ability to turn on or off closed captioning during the presentation.
- Participants will be able to click on the Q&A widget to see what questions have been submitted and to submit their own.
- Any questions not responded to within the allotted time will not be lost. Response will be provided through a FAQ Document to be posted on the project website following the meeting.

Meeting Notification

— UPPER —
WEST SIDE

Meeting Protocol and Etiquette (continued)

- Invitations of this meeting were mailed to all residences within 240m of the subject lands.
- Invitations of this meeting were emailed to interested parties identified following previous engagement meetings.
- Advertisement of the meeting was posted within the Hamilton Spectator starting on Tuesday, August 29th (digitally) and was included in print on September 2nd and September 5th.



Parente Group Holdings
Limited



Introductions

— UPPER —
WEST SIDE

- Consultation Facilitator
 - Public Engagement Lead - Monarch Park Group (Karyn Dumble)
- UWS Consultants
 - Project Managers, Land Use Planners – Corbett Land Strategies Inc. (John Corbett, Nick Wood, Candice Hood)
 - Project Environment Consultation – NRSI (Desta Frey)
 - Project Civil Engineer – Urbantech (Rob Merwin, Nava Pokharel)
 - Project Transportation Engineer - R. J. Burnside (David Argue)



Parente Group Holdings
Limited



— UPPER — WEST SIDE

UPPER WEST SIDE LANDOWNERS GROUP

Secondary Plan – Virtual Meeting



Agenda

1. What is a Secondary Plan
2. Process
3. Public Engagement
4. Secondary Plan Area
5. Study Purpose, Vision and Principles
6. Guiding Documents
7. Policy Context
8. Plan Considerations
9. Timing & Next Steps

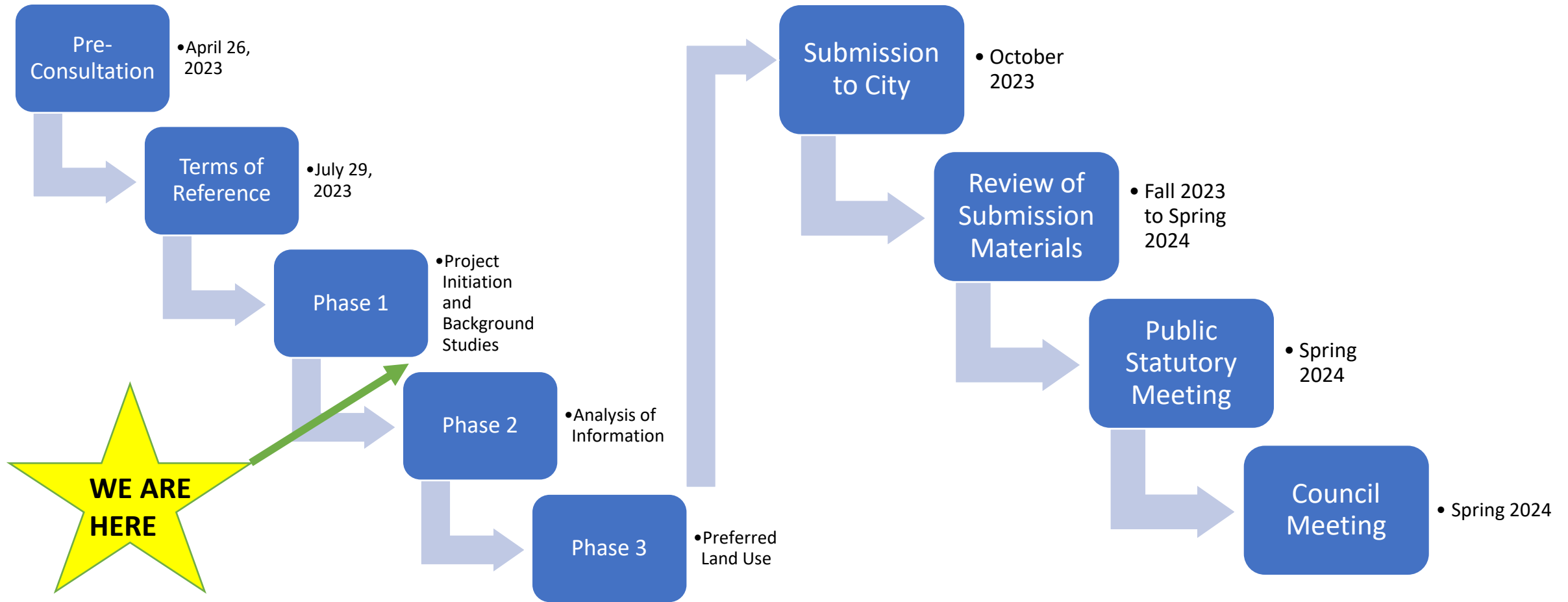
What is a Secondary Plan

A Secondary Plan is a land use plan for an area of a municipality that identifies more detailed land uses, densities, design requirements, and infrastructure needs for a community.

Within Urban Expansion Areas, the City's Urban Hamilton Official Plan requires a Secondary Plan to be completed prior to any development occurring.

Process

UPPER
WEST SIDE



Public Engagement

— UPPER —
WEST SIDE

This meeting is the first three currently scheduled engagement sessions:

1. Virtual Meeting – September 12th (Today)
2. Community Liaison Committee – September 25th
3. In-person Community Meeting – October 4th



Parente Group Holdings
Limited



Secondary Plan Area

Study Area

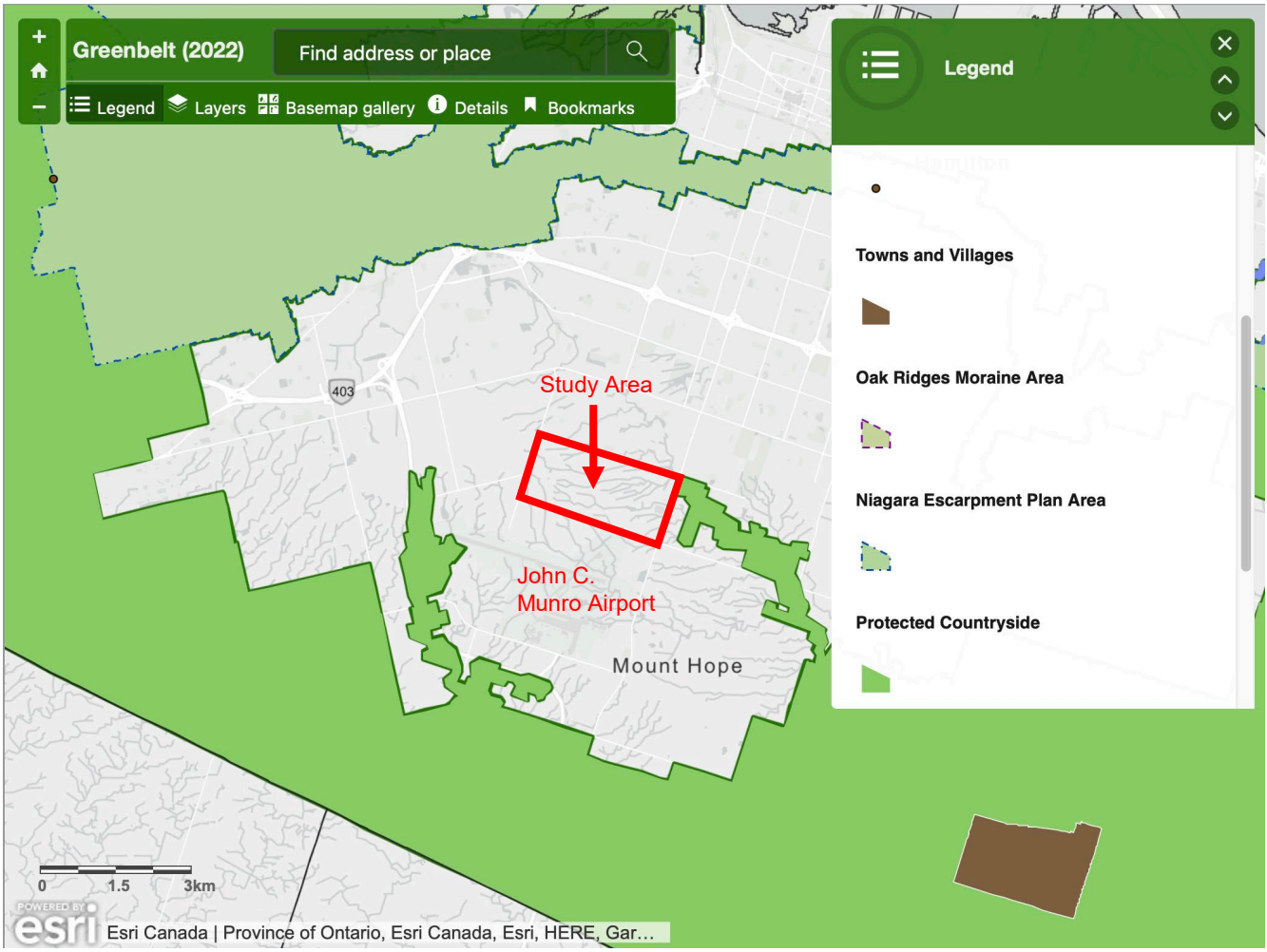
The Secondary Plan is being proposed for a portion of lands bound by Twenty Road West to the north, Dickenson Road to the south, Upper James Street to the east, and Glancaster Road to the west.

Area Information

- Approximately 267 hectares / 688 acres
- Existing Uses:
 - Residential (Boundary Roads)
 - Employment (Boundary Roads)
 - Agriculture (Cash Crops)
 - Natural Heritage



Secondary Plan Area



Purpose, Vision and Principles

The purpose of this Secondary Plan is to establish land use policies to guide future development to ensure the Study Area evolves into a vibrant residential community.

The vision of the Secondary Plan will be the creation of an infill community that fosters healthy lifestyles, residential choice and economic prosperity.

The principles of the Secondary Plan include:

- Desirable, vibrant and diverse;
- Affordable and attainable;
- Green, healthy and integrated;
- Balanced;
- Connected to people and places;
- Safe;
- Strong sense of community; and,
- Compatible.

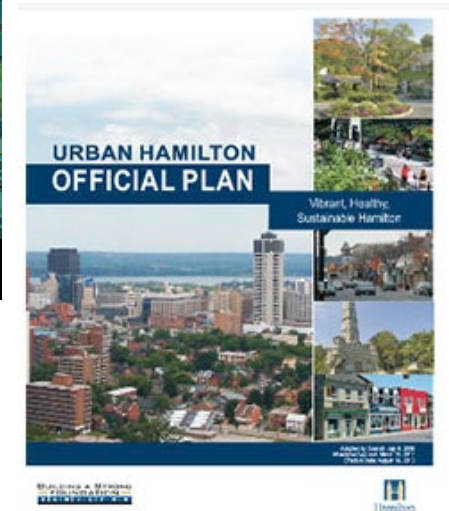
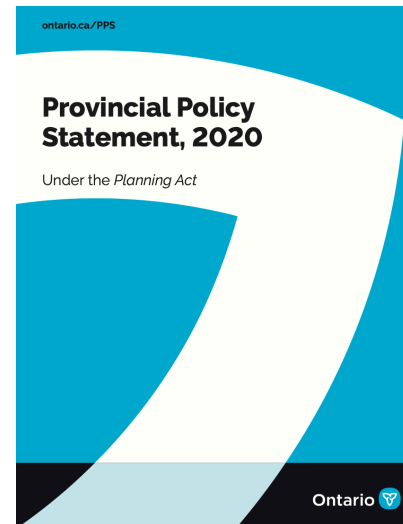


Guiding Documents

- Provincial Policy Statement, 2020
- A Place to Grow - The Growth Plan for the Greater Golden Horseshoe
- City of Hamilton Urban and Rural Official Plans
- AEGD (Airport Employment Growth District) Secondary Plan
- Hamilton Transportation Master Plan
- Hamilton Cycling Master Plan
- Hamilton Recreational Trails Master Plan
- Hamilton Pedestrian Mobility Master Plan
- Hamilton Truck Route Master Plan
- Hamilton TDM Guide for Development
- City of Hamilton's - A Guide to Coordinating Integrated Planning Processes



- Provincial Policy Statement, 2020
- A Place to Grow: Growth Plan for the Greater Golden Horseshoe
- Urban Hamilton Official Plan (UHOP)
- Ten Directions to Guide Development



- Population Growth Forecasts

Distribution of Population and Employment for the Greater Golden Horseshoe to 2051 (Schedule 3, Growth Plan)		
	Population	Employment
	2051	2051
City of Hamilton	820,000	360,000
GTHA Total	11,170,000	5,360,000

- Secondary Plan to establish land use designations such as Low Density, Medium Density, Mixed Use and others.

Plan Considerations

- Urban Design
- Agriculture
- Transportation and Traffic
- Cultural Heritage
- Archaeological
- Natural Heritage
- Drainage
- Stormwater Management
- Financial Impact



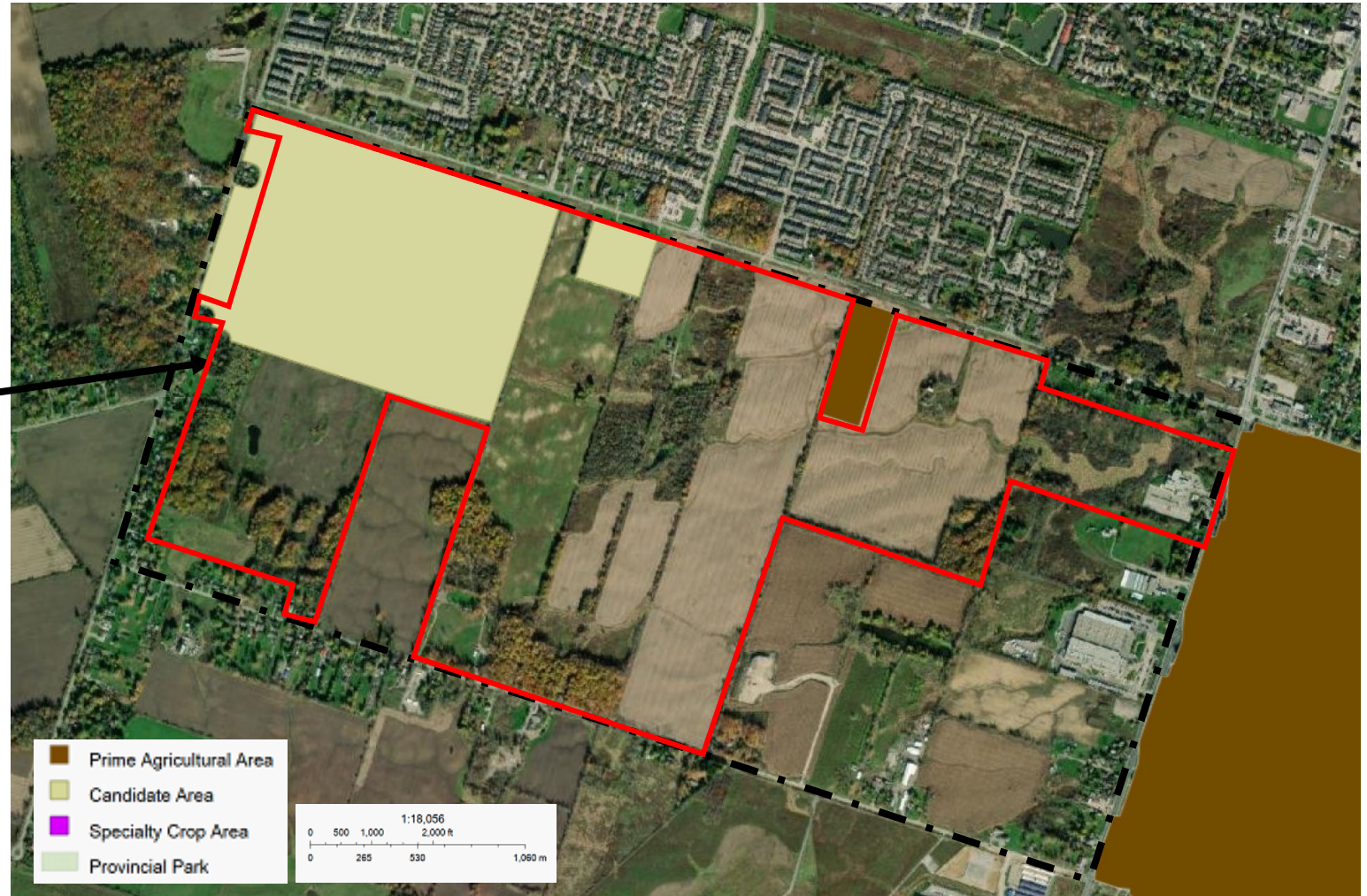
Urban Design

- Urban Design Guidelines to be prepared which address the following:
 - Site Attributes and Context
 - Community Design
 - Streetscape Design
 - Architectural Design
 - Landscape Design
 - Sustainability & Low Impact Design



Plan Considerations

Agriculture



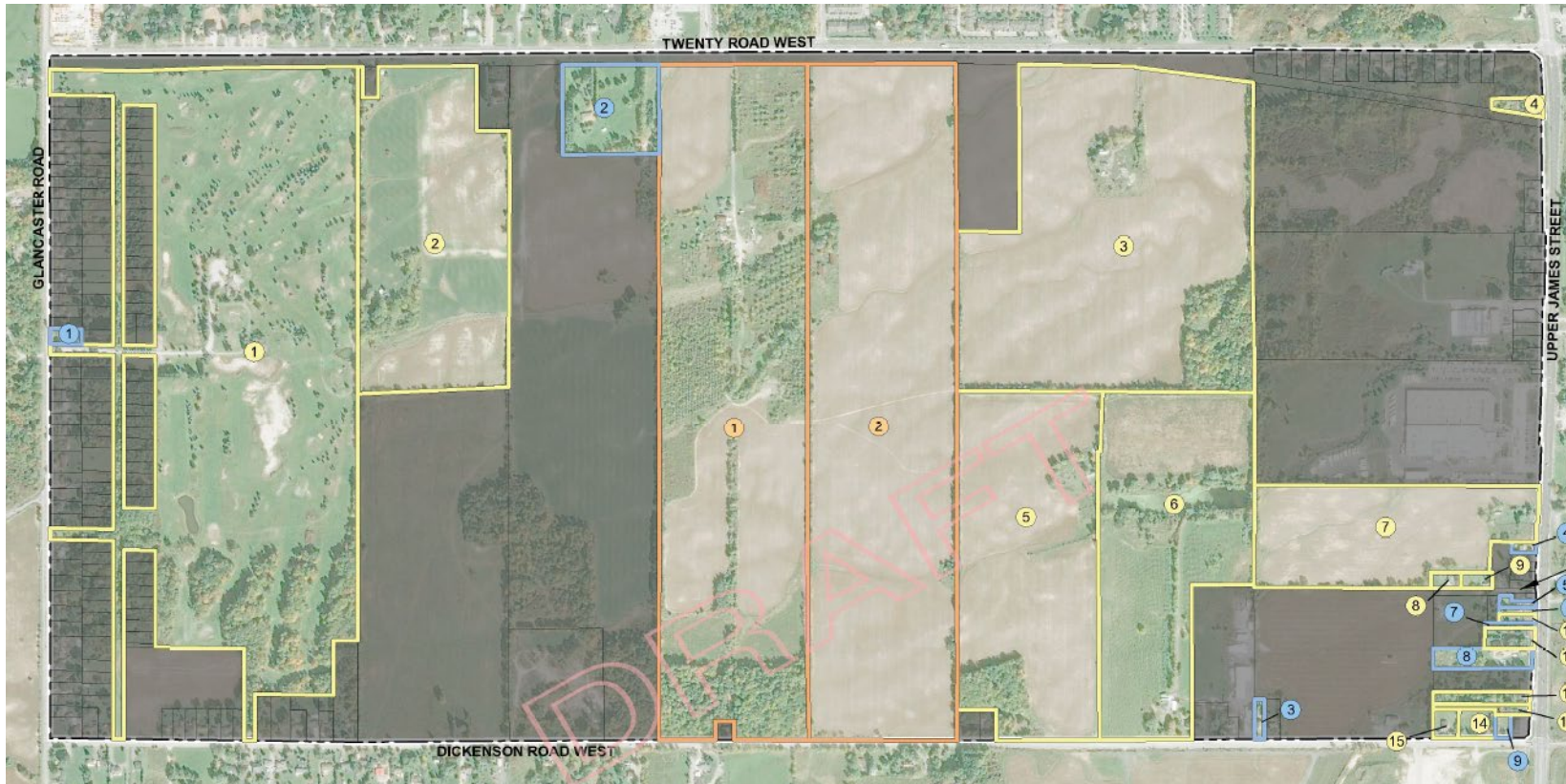
Integrated EA (Garth Street Extension and Collector Road Network)

Background

- Environmental Assessment (EA) is being advanced to assess the arterial road and collector road network of the development block. The EA has been integrated with the Secondary Plan to combine the processing timelines and consultation requirements of the two processes.
- The Phase 1 and 2 ESR Report was completed in October 2020
- PIC #1 was conducted in May 2021.
- Phase 3 commenced in December 2021 with the evaluation of alternative options. The completion of Phase 3 and PIC #2 is targeted for Fall/ Winter 2023.
- Release of final ESR report and Notice of Completion by late fall or early 2024.

Cultural Heritage Assessment

- Twenty-six (26) known or potential cultural heritage resources in the study area are identified. Further action is recommended if any cannot be feasibly avoided.
- Seventeen (17) municipally inventoried heritage properties and 9 potential cultural heritage properties




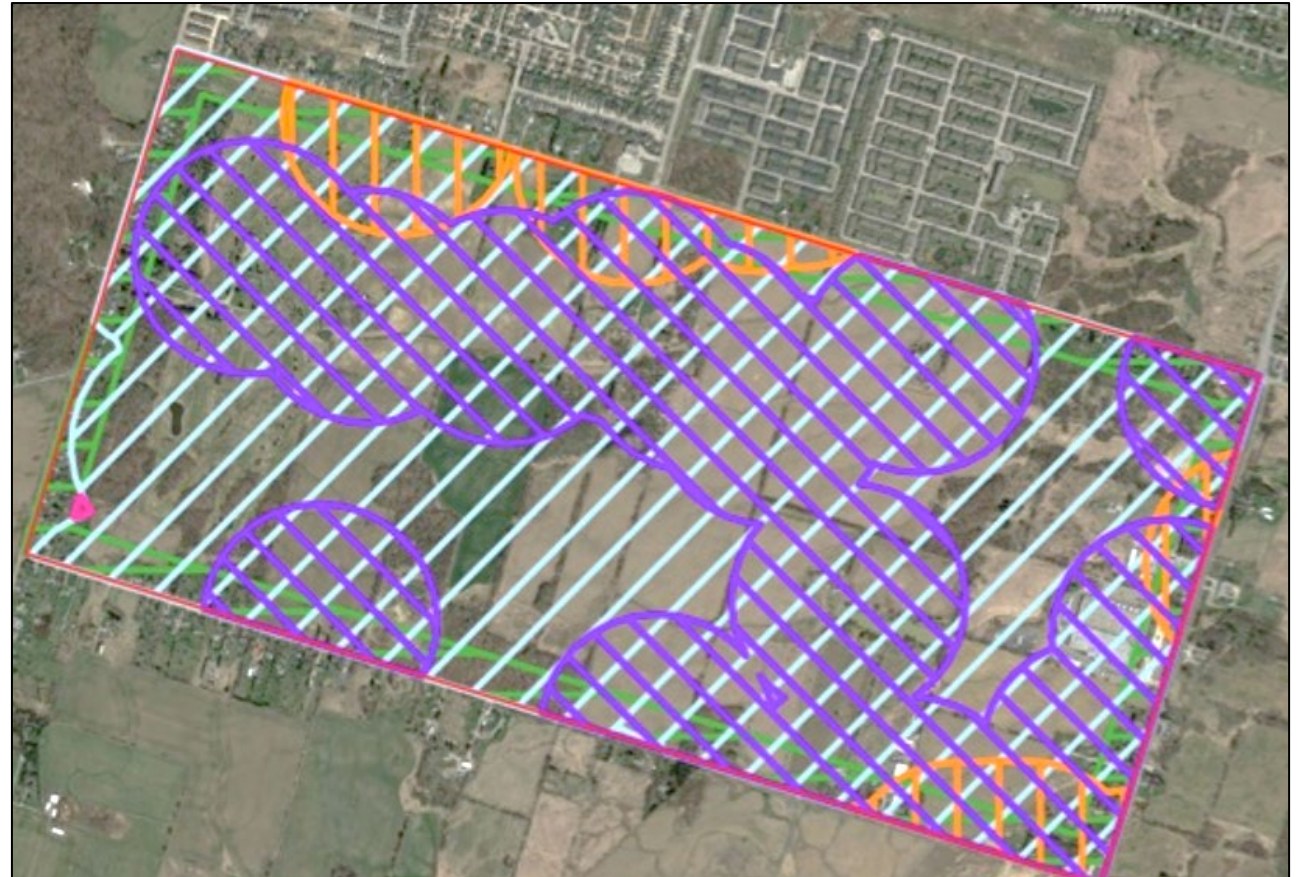
Plan Considerations

Archaeological Assessment

- Study Area exhibits potential to yield archaeological deposits of Cultural Heritage Value or Interest.
- A Stage 2 Archaeological Assessment is recommended.

Legend

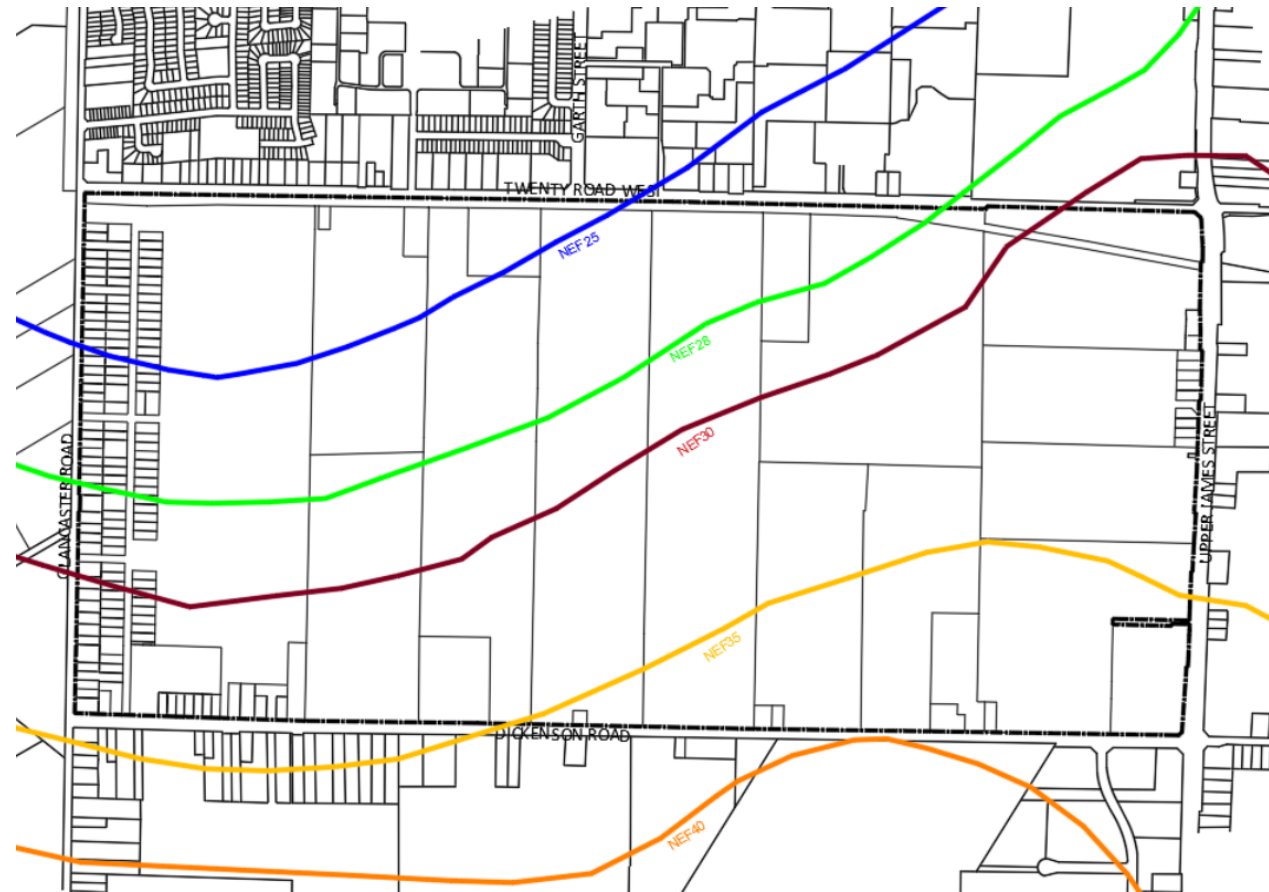
-  Within 300m of a Registered Archaeological Site
Stage 2 Property Assessment Required
-  Within 300m of a Registered Historic Homestead/Heritage Feature
Stage 2 Property Assessment Required
-  Within 300m of a Source of Potable Water
Stage 2 Property Assessment Required
-  Within 100m of an Early Settlement Road
Stage 2 Property Assessment Required
-  Low Archaeological Potential



Plan Considerations

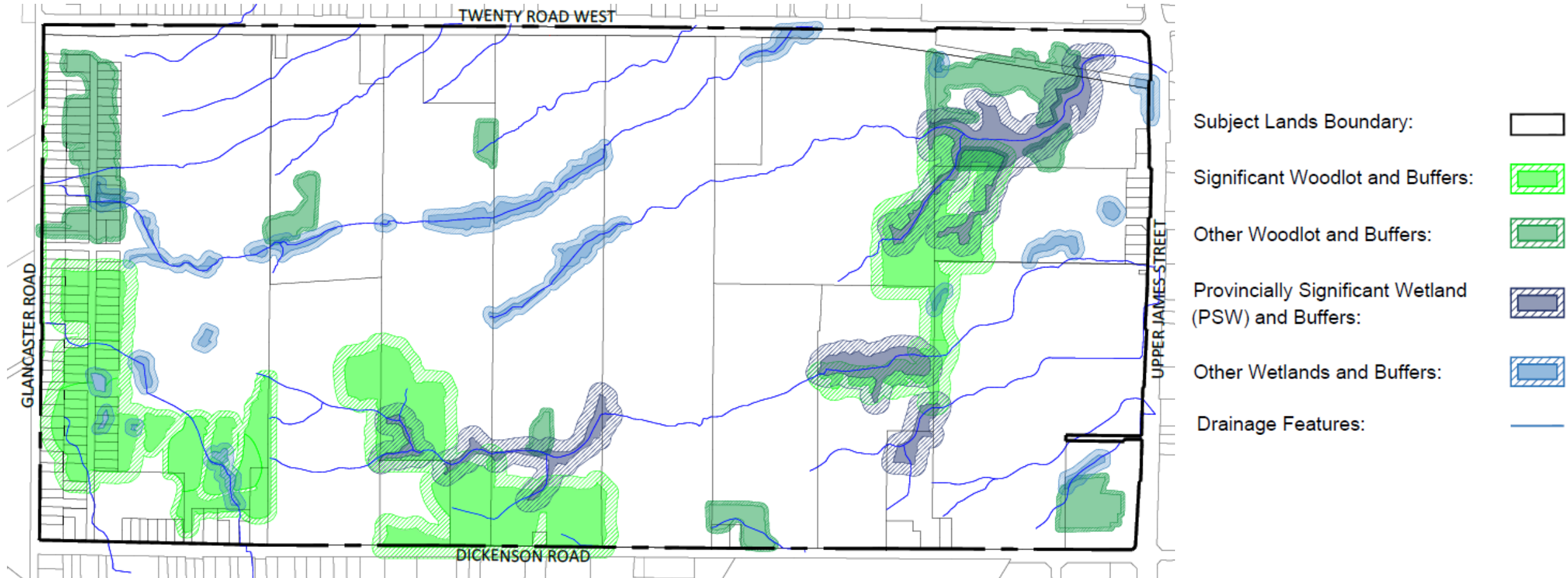
Noise Assessment

- Study Limits are subject to Noise Exposure Contours (NEF) given their proximity to the airport.
- Land use policies need to be considered with reference to potential impacts and recommend mitigation strategies where possible.
- A Noise Assessment will be completed to inform sensitive land uses.



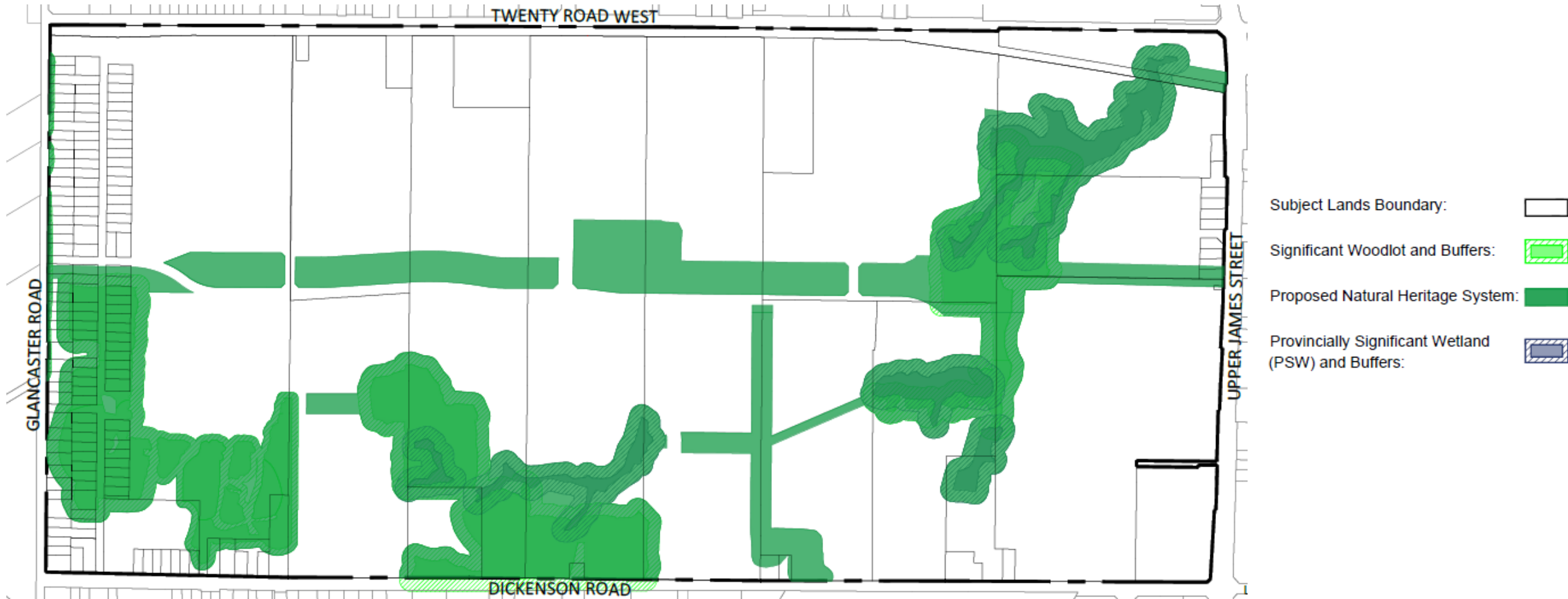
Plan Considerations

Natural Heritage (Existing)



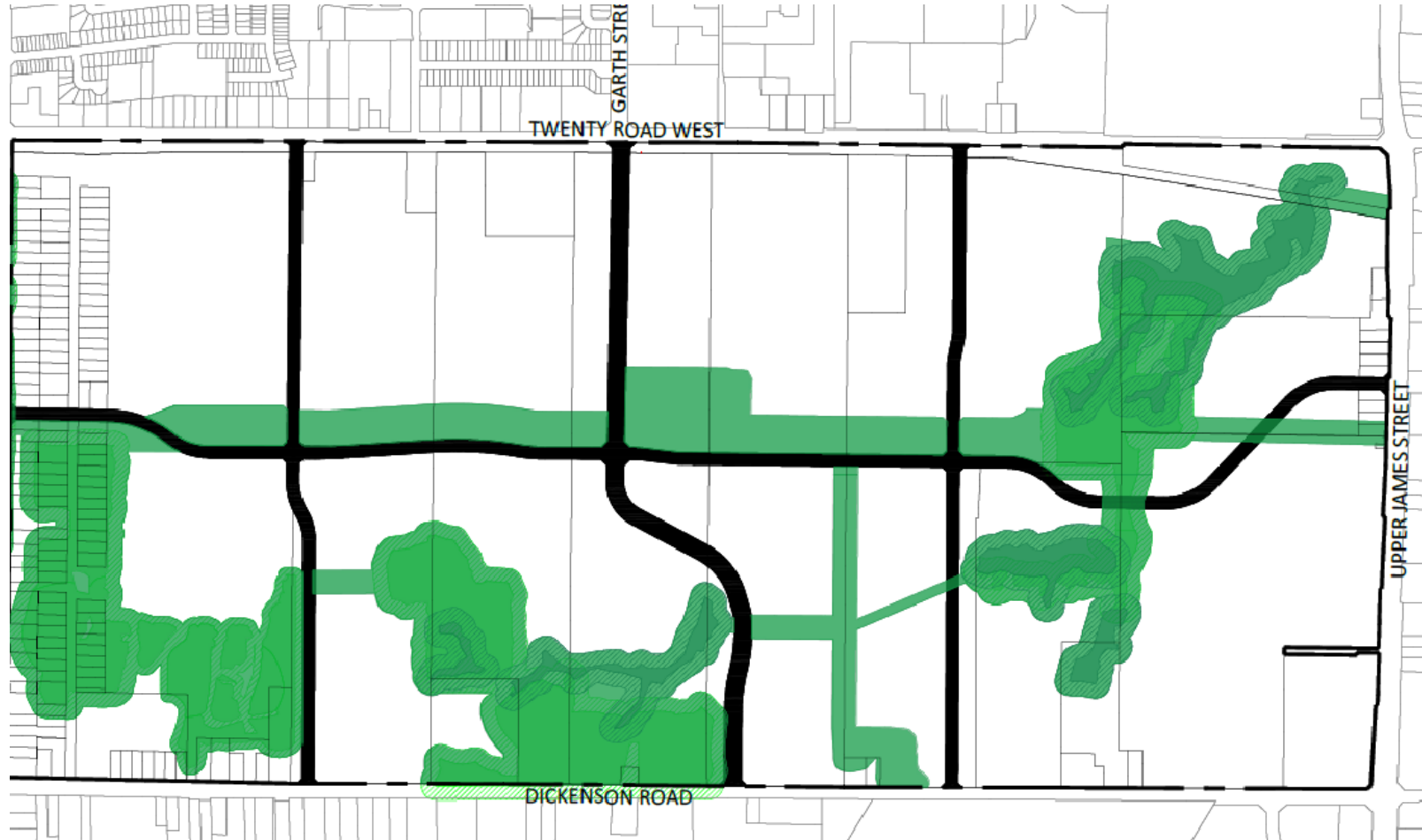
Plan Considerations

Natural Heritage (Proposed)



Plan Considerations

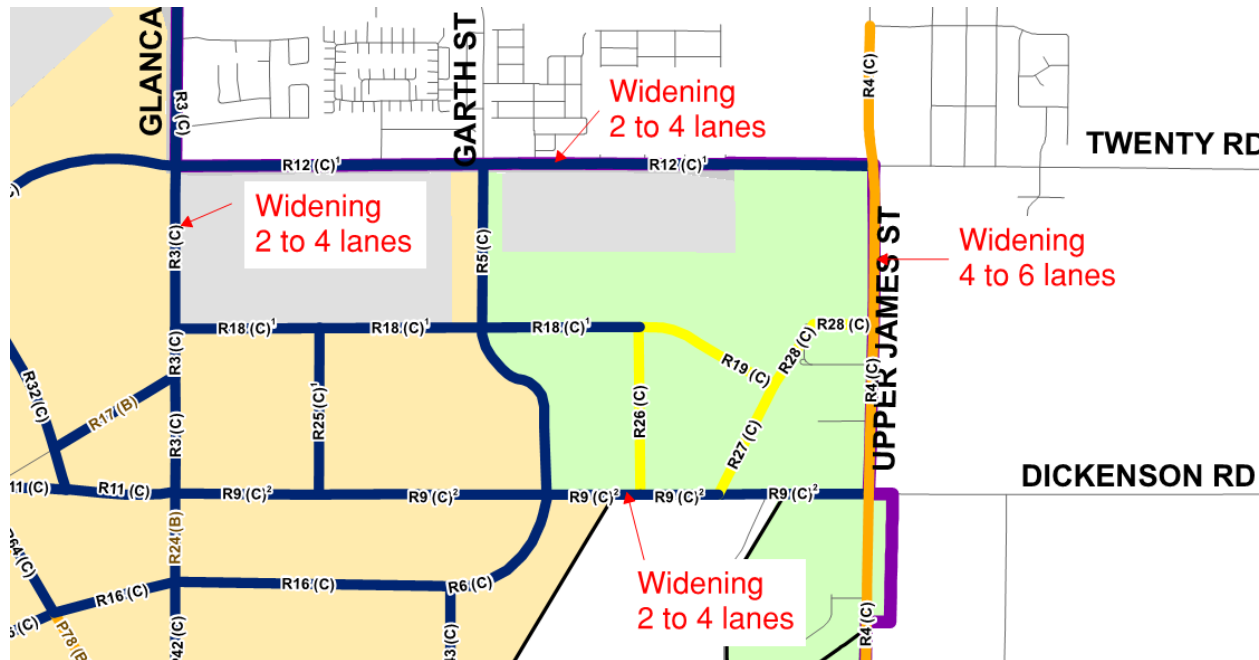
Transportation and Road Network



Plan Considerations

Transportation and Road Network – Airport Employment Growth District (AEGD)

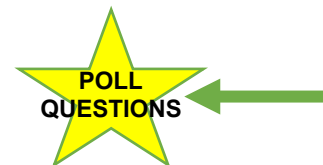
- City currently undertaking an update to the AEGD
- 2016 AEGD – Figure 5 AEGD Revised Road Network Planning



Legend

- Secondary Plan Area, Phase 1 Projects (Short Term)
- Secondary Plan Area, Phase 2 Projects (Medium Term)
- Additional Study Area Projects (Long Term)
- Airport Employment Growth District Secondary Plan Boundary
- Secondary Plan Area (Phase 1 - Short Term)
- Secondary Plan Area (Phase 2 - Medium Term)
- Lands Subject to Rural Hamilton Official Plan
- Additional Study Area (Long Term)
- Hydro Corridor
- Airport Reserve
- John C. Munro Hamilton International Airport

- City is updating 2016 AEGD Transportation Study
- Will accommodate active transportation including pedestrians, cyclists and transit















Question #1 – Future Twenty Road West transportation infrastructure

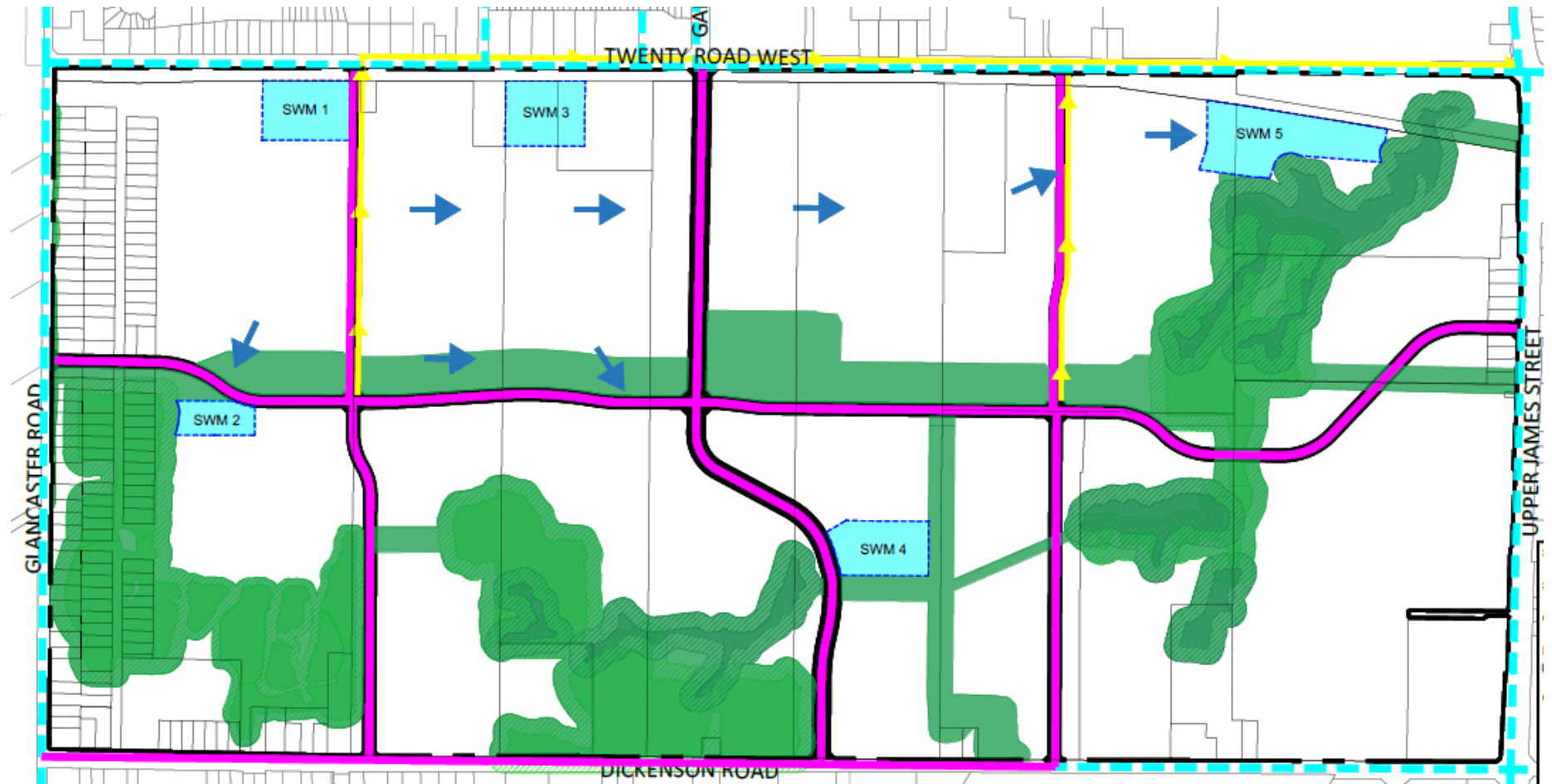
Plan Considerations

Civil Considerations

- Drainage
- Stormwater Management
- Servicing

Master Servicing Plan

Subject Lands Boundary:	
Significant Woodlot and Buffers:	
Other Woodlot and Buffers:	
Provincially Significant Wetland (PSW) and Buffers:	
Other Wetlands and Buffers:	
Drainage Features:	
Proposed Natural Heritage System:	
Existing Watermain:	
Proposed Watermain:	
Proposed Sanitary:	
Proposed Storm Drainage:	
Required Stormwater Management Facility:	



Poll Questions

Question #2 – Desired residential land uses

Question #3 – Desired community infrastructure

1. Completion of Terms of Reference Coordination.
2. Review public, stakeholder and Agency comments generated from the Virtual Meeting. Incorporate input received into technical works.
3. Complete upcoming consultation events (**September 25th** – Community Liaison Committee and **October 4th** – In-person Public Meeting).
4. Completion of technical studies and reports, preparation of final Land Use Plan; informed by technical studies and public consultation.
5. Preparation of final Secondary Plan policies, draft Official Plan Amendment.
6. Finalization and submission of Official Plan Amendment Application to City of Hamilton.
7. City Review Process.



THANK YOU!

For further information please visit the UWS website:

<https://upperwestsidehamilton.ca/>

For any further questions please contact info@uwsh.ca

