

North Huron Official Plan Review

Special Meeting of Council

(under section 26 of the Planning Act, RSO 1990)

February 24, 2022



Purpose of Meeting

Special Meeting of Council to discuss revisions to the OP that may be required:

- Provide public with information on the review of the North Huron Official Plan (OP);
- Receive community feedback on possible revisions to OP; and
- Discuss relevant trends influencing development, growth and resource protection which may be addressed through the OP.

Purpose of Official Plan

- Policy document with direction for land use
- Statement of vision and goals of community for growth, development and resource protection
- Contains land use designations across Township
- Policies and goals for each designation outlining permitted uses and land division direction
- Provides direction for implementation in Zoning By-law

Basis for Review

- North Huron Official Plan (OP) adopted in 2004, reviewed and updated in 2013
- Planning Act requires review of OP every 5 years
- Recent updates to Provincial Policy Statement (2020) and County Official Plan (2021)
- Opportunity to update policies and mapping to better reflect current and future land use priorities

Anticipated Outcomes of Review

- Implement provincial and upper-tier planning policies:
 - Planning Act
 - Provincial Policy Statement (2020)
 - Huron County Official Plan (2021)
- Ensure policies align with community's vision for growth and development
- Ensure policies reflect current and future local trends in North Huron

Anticipated Revisions

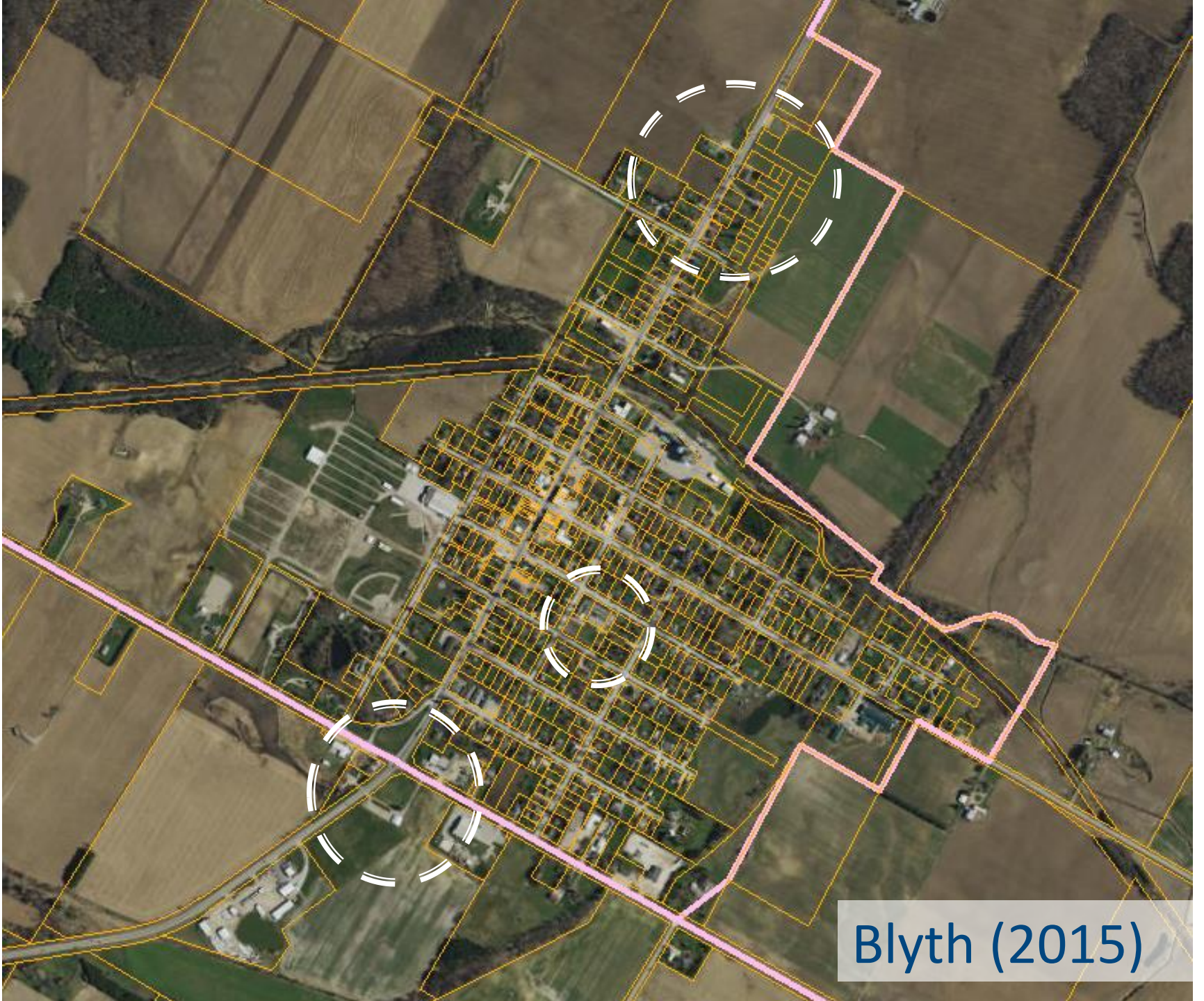
- Agriculture
 - On-farm diversified agricultural uses, opportunities for wineries and agri-tourism
 - Additional Residential Unit (ARU) direction
 - Updates to MDS (Minimum Distance Separation) implementation
 - Eg. Shift cemeteries from Type B (double distance) to Type A (single distance) land uses

Anticipated Revisions

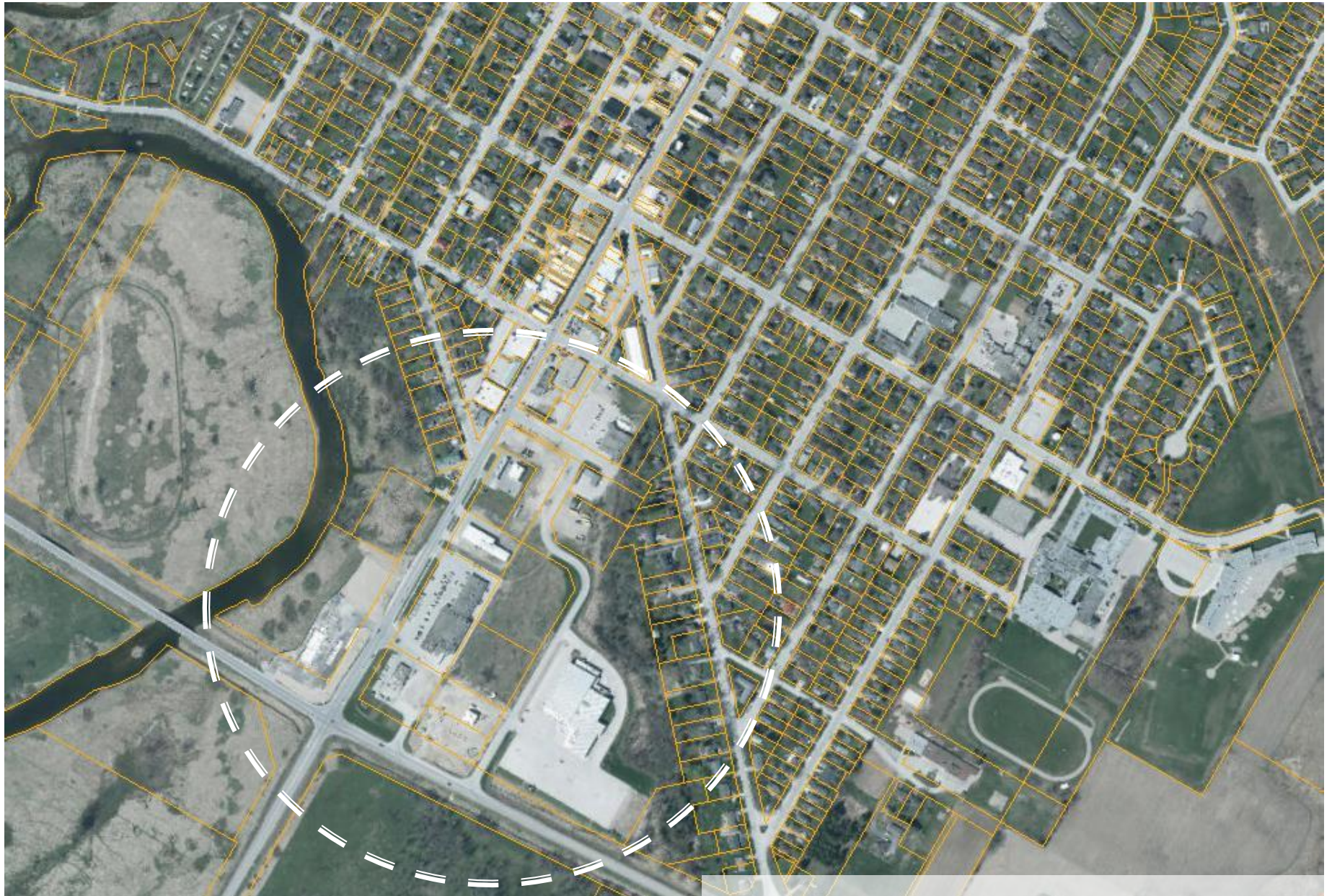
- Natural Environment
 - update mapping and designations to reflect latest information (eg. natural environment update and hazardous lands/floodplain)
 - policies to recognize stewardship of landowners

Anticipated Revisions

- Urban Settlement Areas
 - Calculate land availability for different land uses
 - Growth allocation, intensification and affordable housing targets
 - Encourage a mix of housing forms to meet demand
 - Additional dwelling unit direction
 - Natural hazard (ex. floodplain) mapping updates
 - Encourage development of active transportation infrastructure

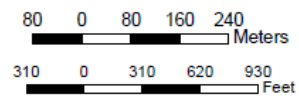












Blyth (2015)

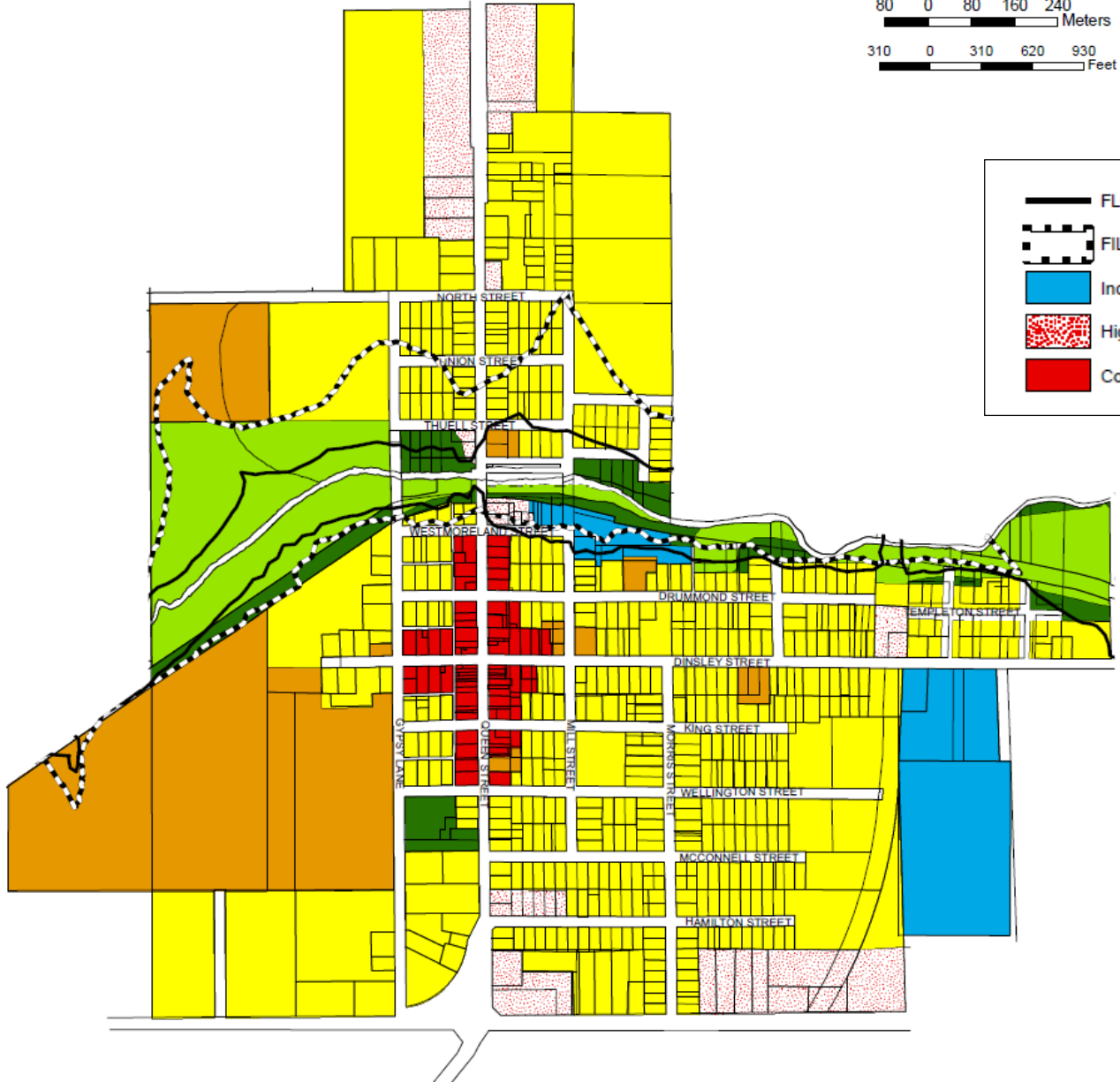


South Wingham (2020)

**SCHEDULE 'B'
LAND USE PLAN
WARD OF BLYTH
TOWNSHIP OF NORTH HURON
OFFICIAL PLAN**

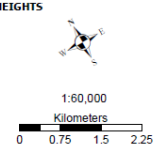
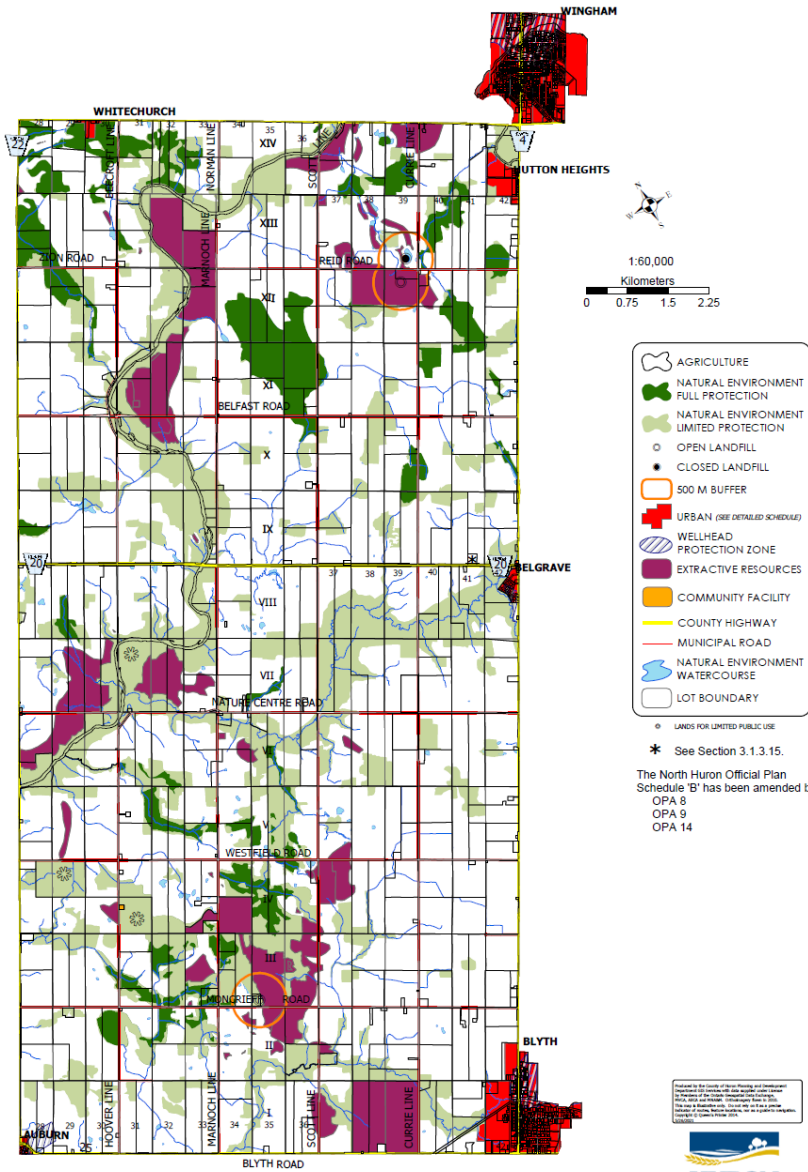


	FLOOD LINE		Residential
	FILL LINE		Parks & Open Space
	Industrial		Natural Environment
	Highway Commercial		Community Facility
	Core Commercial		Radio and T.V. Commercial



NORTH HURON OFFICIAL PLAN

WARD OF EAST WAWANOSH SCHEDULE 'B' LAND USE PLAN



- AGRICULTURE
- NATURAL ENVIRONMENT FULL PROTECTION
- NATURAL ENVIRONMENT LIMITED PROTECTION
- OPEN LANDFILL
- CLOSED LANDFILL
- 500 M BUFFER
- URBAN (SEE DETAILED SCHEDULE)
- WELLHEAD PROTECTION ZONE
- EXTRACTIVE RESOURCES
- COMMUNITY FACILITY
- COUNTY HIGHWAY
- MUNICIPAL ROAD
- NATURAL ENVIRONMENT WATERCOURSE
- LOT BOUNDARY

○ LANDS FOR LIMITED PUBLIC USE
 * See Section 3.1.3.15.
 The North Huron Official Plan
 Schedule 'B' has been amended by:
 OPA 6
 OPA 9
 OPA 14

Subject to the limits of Official Planning and Development
 Regulations of the Province of Ontario and the
 provisions of the Ontario Planning Act, the
 Official Plan of the County of Huron shall be
 subject to the provisions of the Official Plan of
 the County of Huron, Ontario, and the provisions
 of the Planning Act, Ontario, and the provisions
 of the Planning Act, Ontario.





RESIDENTIAL INTENSIFICATION GUIDELINES

A FRAMEWORK FOR DESIGN IN HURON COUNTY

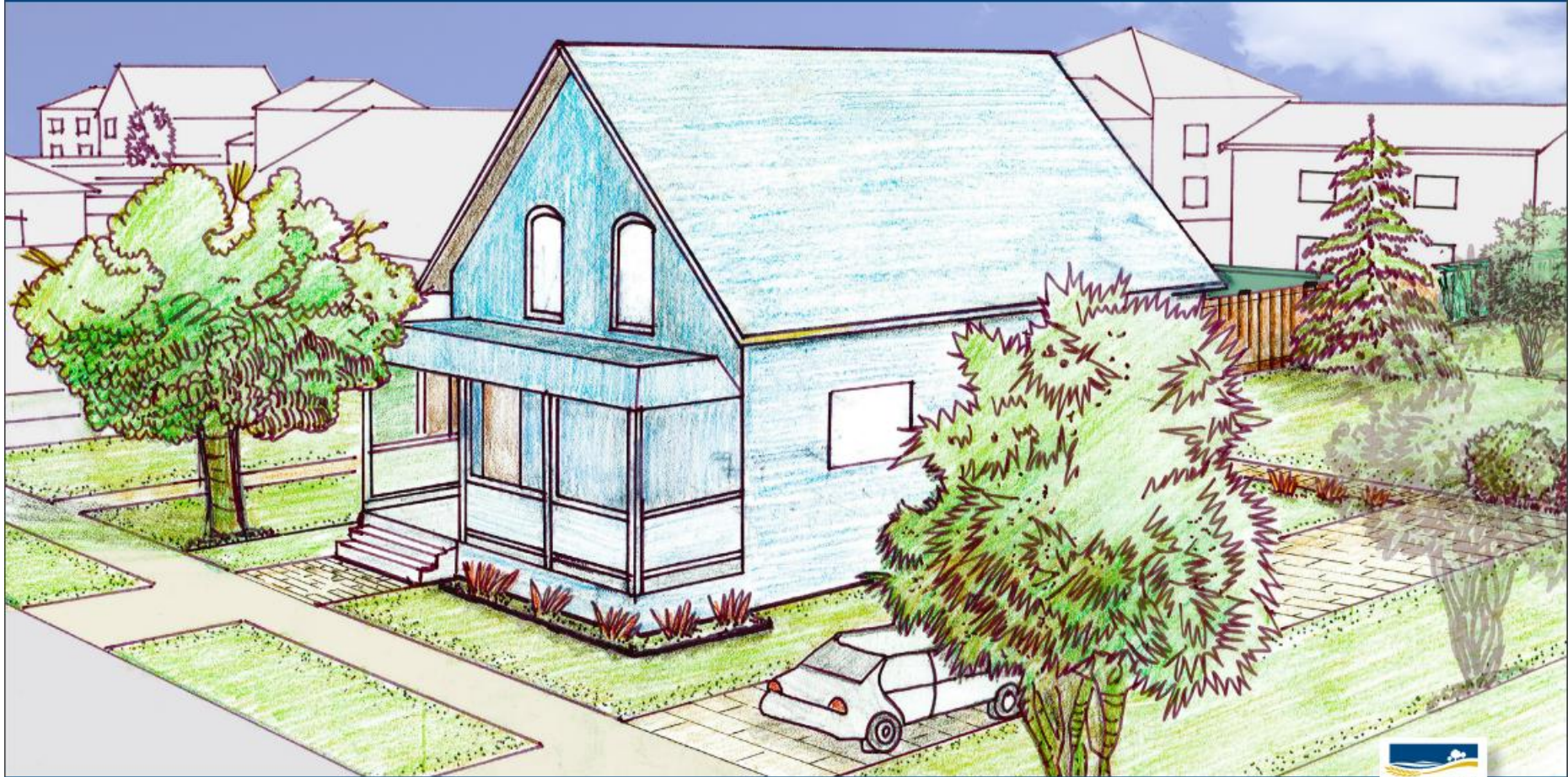
November 4, 2020



Additional Residential Units Guide

Best Practices for Adding More Units to Your Home

Huron County Planning and Development Department | July 2021



Anticipated Revisions

- Community-Wide
 - update source water protection policies
 - accessibility and universal design
 - cultural heritage and community improvement policies
 - update economic development policies to be consistent with local initiatives
 - policies to address climate change adaptation (ex. walkable communities)

Anticipated Revisions

- Mineral Aggregate Resources
 - aggregate recycling
- Implementation
 - updates to site plan control
 - duty to consult with indigenous communities

Public Consultation Approach

- Open houses and public meetings
 - Method of delivery to be determined based on public health guidelines
 - Accommodations to be made for individuals without digital access for in-person consultations
- Drop-in times and site visits as needed for mapping changes
- Meetings with key community groups
- Updates to project page on Huron County Connects

Huron County Connects

North Huron Official Plan Review



The Township of North Huron is in the process of reviewing the North Huron Official Plan. The Official Plan is a strategic policy document that guides the long-term vision for growth and development of communities, as well as the protection of key resources.

The current Official Plan was adopted in 2004 following extensive community consultation, the plan was further updated in 2013. We're reviewing the existing Official Plan to ensure it is reflective of the vision of community and policy directives at the County and Provincial levels.

Stay tuned to this page to learn about project milestones and updates, including opportunities for public consultation.

News Feed

Review of North Huron Official Plan Initiated and Public Meeting Scheduled



09 Feb 2022

SPECIAL MEETING OF NORTH HURON COUNCIL TO DISCUSS REVISIONS THAT MAY BE REQUIRED TO THE NORTH HURON OFFICIAL PLAN

TAKE NOTICE that Council of the Township of North Huron will hold a Special Meeting of Council to discuss revisions that may be required to the North Huron Official Plan. This meeting is a legislated meeting under Section 26(3b) of the Planning Act, R.S.O. 1990.

A SPECIAL MEETING OF COUNCIL will be held on:
February 24, 2022 at 6:30 p.m.

REVISED PROCEDURE DUE TO COVID-19 PANDEMIC
This meeting will be held electronically in response to the current situation. For those persons who wish to participate orally at the meeting, there is an option to join the electronic meeting, please email clamb@northhuron.ca for instructions on how to join the meeting prior to 4:30 p.m. on February 23, 2022.

BE ADVISED that the North Huron Official Plan came into effect in 2004 and that under section 25 of the Planning Act, R.S.O. 1990, as amended, the Council of the municipality who adopted the Official Plan shall revise the Official Plan to ensure that it conforms with provincial plans, has regard to matters of provincial interest, and is consistent with policy statements issued by the Province.

ANY PERSON may attend the Special Meeting of Council and/or make written or verbal representation about what revisions may be required.

The community is invited to share ideas about their vision for the Township and the policy direction to manage future land use and growth. Persons wishing to participate in the planning process are strongly encouraged to send their comments or questions via email, mail or telephone to Hanna Holman, Planner, at hholman@huroncounty.ca or to Carson Lamb, Clerk, at clamb@northhuron.ca.

At their January 17, 2022 Council Meeting, Township of North Huron Council provided direction to commence a review of the Township of North Huron Official Plan. A special meeting of Council, open to the public, has been scheduled for **February 24, 2022 at 6:00pm** to discuss revisions to the Official Plan that may be required. The community is invited to share their ideas for the vision of the Township.

Further details are available on the [Notice on the Township Website](#).

Who's Listening

Hanna Holman

Planner
County of Huron

Phone 519-524-8394 ext 3

Email hholman@huroncounty.ca



Denise Van Amersfoort

Manager of Planning
County of Huron

Phone 519-524-8394 ext 3

Email dvanamersfoort@huroncounty.ca



Documents

North Huron Official Plan - Current Consolidated Copy.pdf (5.26 MB) (pdf)

January 17, 2022 Planning report to North Huron Council recommending initiation of review

Key Dates

Initiation of Review
January 17 2022

Special Public Meeting of Council
February 24 2022

[Official Plan Review Project Page](#)

Key Milestones

Milestone	Details	Approx. Date
Special Public Meeting of Council	To discuss revisions to OP that may be required	February
Draft Amendment Presented	First draft of amendment to be presented and public open houses scheduled	March
Public Open Houses	To provide consultation with members of the public on proposed amendments	April
Draft Amendment Presented	Second draft of amendment in response to consultation with agencies, public, landowners, community groups	June
Public Meeting	To consider adoption of Amendment by North Huron Council	August
Approval of Amendment at Huron County Council	Local Official Plans are subject to approval from Huron County Council	September, October

Recommendation

It is recommended that Council direct staff to:

1. Evaluate any community requests for suggested policy and designation (mapping) changes received through the consultation process; and
2. Draft policy and mapping changes to meet the requirements of Section 26 of the Planning Act, in addition to other potential revisions.

The first draft of the proposed amendment will be provided for Council review at a future meeting.