



# **Sustainable Saanich** | Strategic Update Official Community Plan

## **DRAFT PLAN + PHASE 2 ENGAGEMENT**

Committee of the Whole

May 15, 2023





# Overview

- Project Background
- Draft Plan
  - Document Elements and Framing
  - Land Use Policy Highlights
  - Other Plan Components
  - Evaluation & Monitoring
- Phase 2 Engagement





# Project Background

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## Strategic OCP Update



# Why a “Strategic” Update

- Majority of plan content still relevant
- Build on recent processes and adopted policy/Council direction
- Effective use of limited resources
- Make priority updates in a short time frame





# Project Scope

- 1) Update OCP to incorporate recent Council work
- 2) Integrate new demographic data/relevant stats
- 3) Update land use framework to:
  - Incorporate policy direction on Corridors
  - Expand on “missing middle” housing/infill policy
  - Update guidance on parks for complete communities
  - Further enhance walkable neighbourhoods
- 4) Refine sustainability framework
- 5) Strengthen monitoring and implementation



# Project Phases

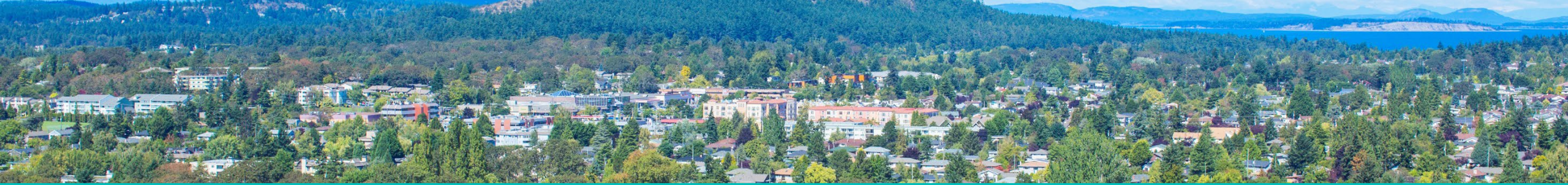






# Complementary Initiatives

- Centre, Corridor and Village Plans
- Community Amenity Contribution and Inclusionary Housing Program
- Update of Design Guidelines
- Neighbourhood Homes Study
- Resilient Saanich / Biodiversity Conservation Strategy and Urban Forest Strategy
- Active Transportation Plan
- Economic Development Strategy



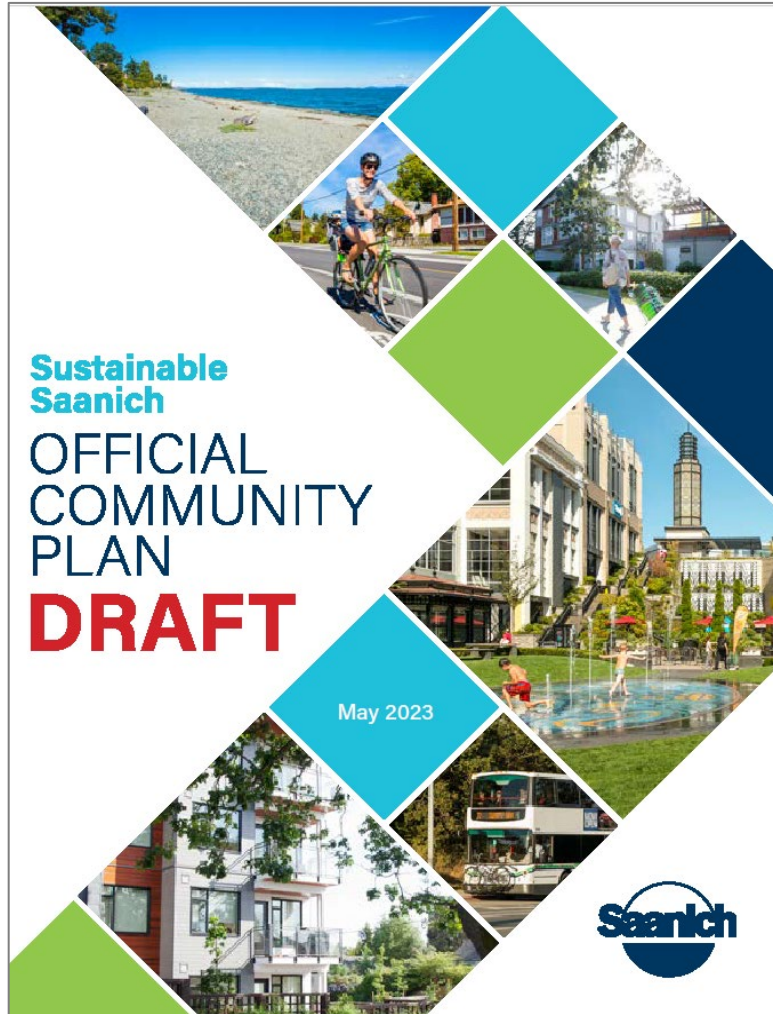
# Draft Plan Framing & Foundations

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## Strategic OCP Update



# Document Redesign



Reframing from 3-pillar structure to functional areas

More graphics to explain concepts and section objectives to guide policy



## Natural Environment

Enhance Saanich's unique ecosystems, biodiversity, and services.

Health of watersheds and marine shoreline habitat.

Urban forest using the 3:30:300 (ure 10).

The vital importance of a natural environment to supporting health and well-being, health, and climate resilience.

Environmental stewardship, public awareness, and participation.

Meaningful community engagement with nature in ways that foster the well-being of both people and the environment.

### Related Plans &

- Resilient Saanich
- Climate Plan
- Biodiversity Conservation
- Urban Forest Strategy
- Integrated Storm Planning

Environmental protection and restoration are priorities for the District of Saanich. A healthy natural environment is a fundamental component of a sustainable community. Biodiversity, green space, and natural areas are important to the health and well-being of the community and human health. It is a key element of One Planet Living.

Saanich is home to some of the most diverse and rare ecosystems on the coast. The District also has a long history of protecting its natural areas and a diversity of ecosystems that support healthy wildlife and a diversity of threatened species. The ecosystem services that these areas provide, such as purifying the air, reducing climate change, and storing carbon, contribute to global warming.

# General Structure

- Context, framing, and foundations content at start followed by functional focus areas
- Focus areas
  - Introduction to topic
  - Topic based objectives (New)
  - Policies by sub-section
- Content draws from existing OCP, adopted Council policies and plans and updated stats/data



# Plan Vision

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- No Change in Vision
- Values are also not changing but are no longer explicitly included in the document > incorporated into Section Objectives and framing

# Sustainability Foundations

## Three Pillars



Complementary frameworks guiding our policy direction

## One Planet Living



## 15-Minute Community





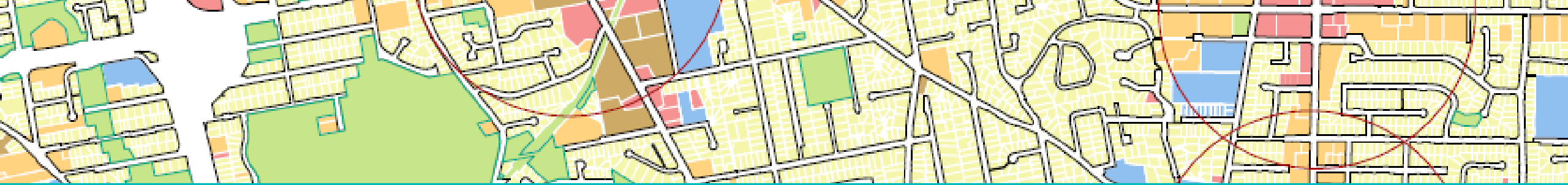


Climate

100% Renewable  
& Resilient

# Climate Change Response

- Incorporated as a Plan foundation
- Recognizes to achieve targets and implement adaptation strategies the response needs to take an overarching District-wide approach
- Applicable policies also woven through the different sections



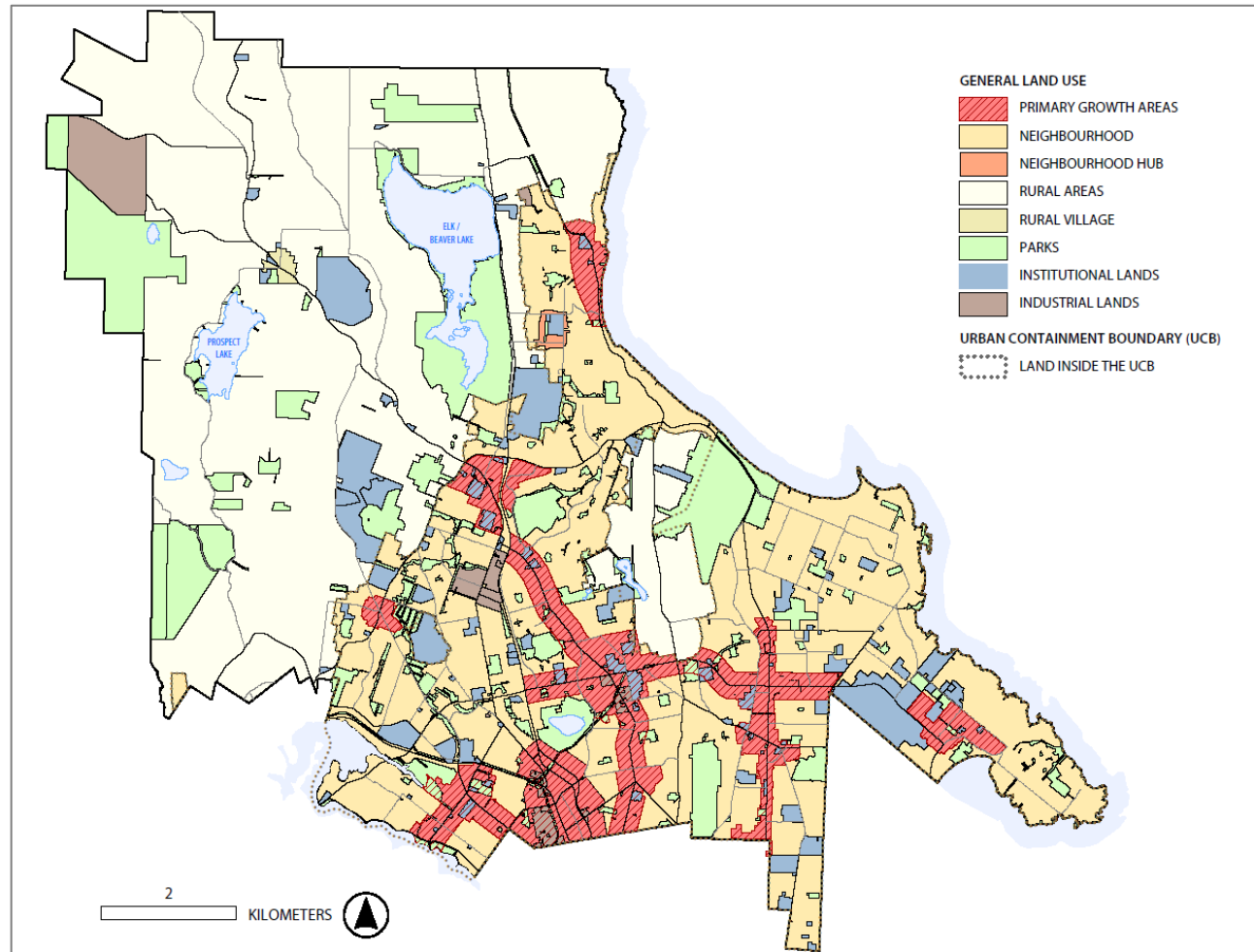
# Land Use Policy Highlights

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## Strategic OCP Update

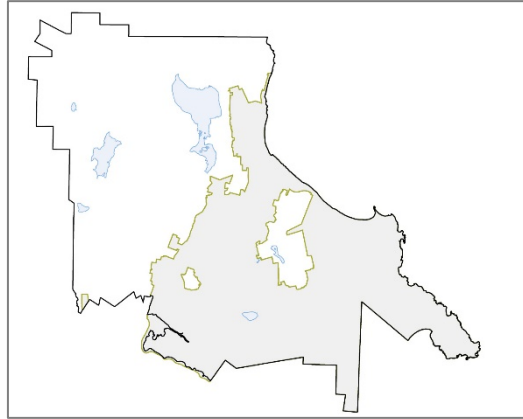


# Restructured Land Use Section

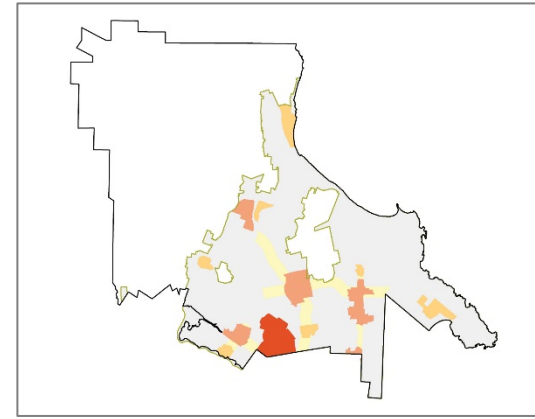


- 2008 > Centres + Villages
- Move to Primary Growth Areas
  - Corridors to connect areas
  - Integrate with transit
  - Clarify boundaries at the parcel-level
- Strengthen policy to increase options in Neighbourhoods
- Added “Hubs” to support 15-minute community concept

# Four Strategic Land Use Directions



**Maintain the Urban Containment Boundary**



**Accommodate most New Development in Primary Growth Areas**



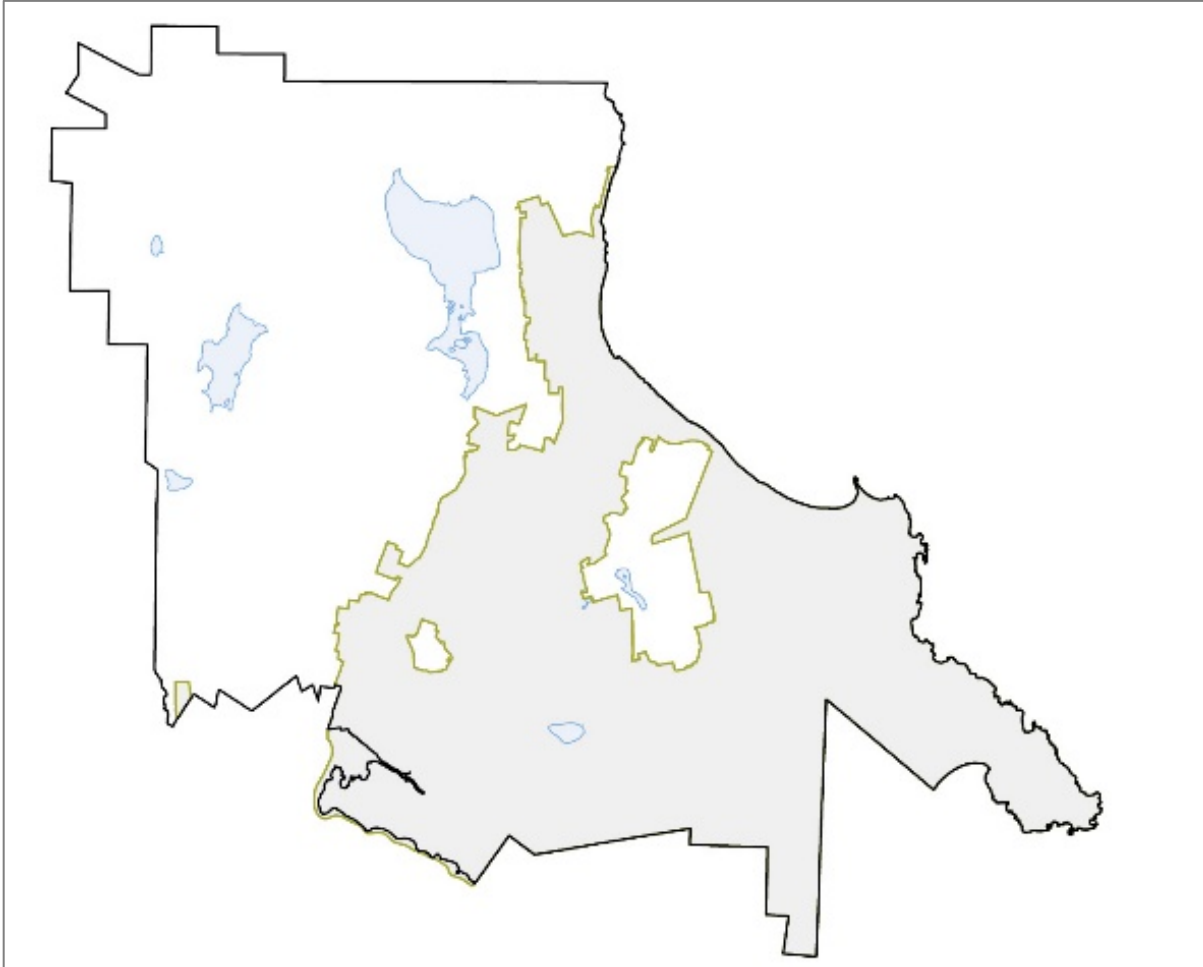
**Expand Housing Diversity in Neighbourhoods**



**Make Saanich a 15-minute Community**

# 1. Maintain the Urban Containment Boundary

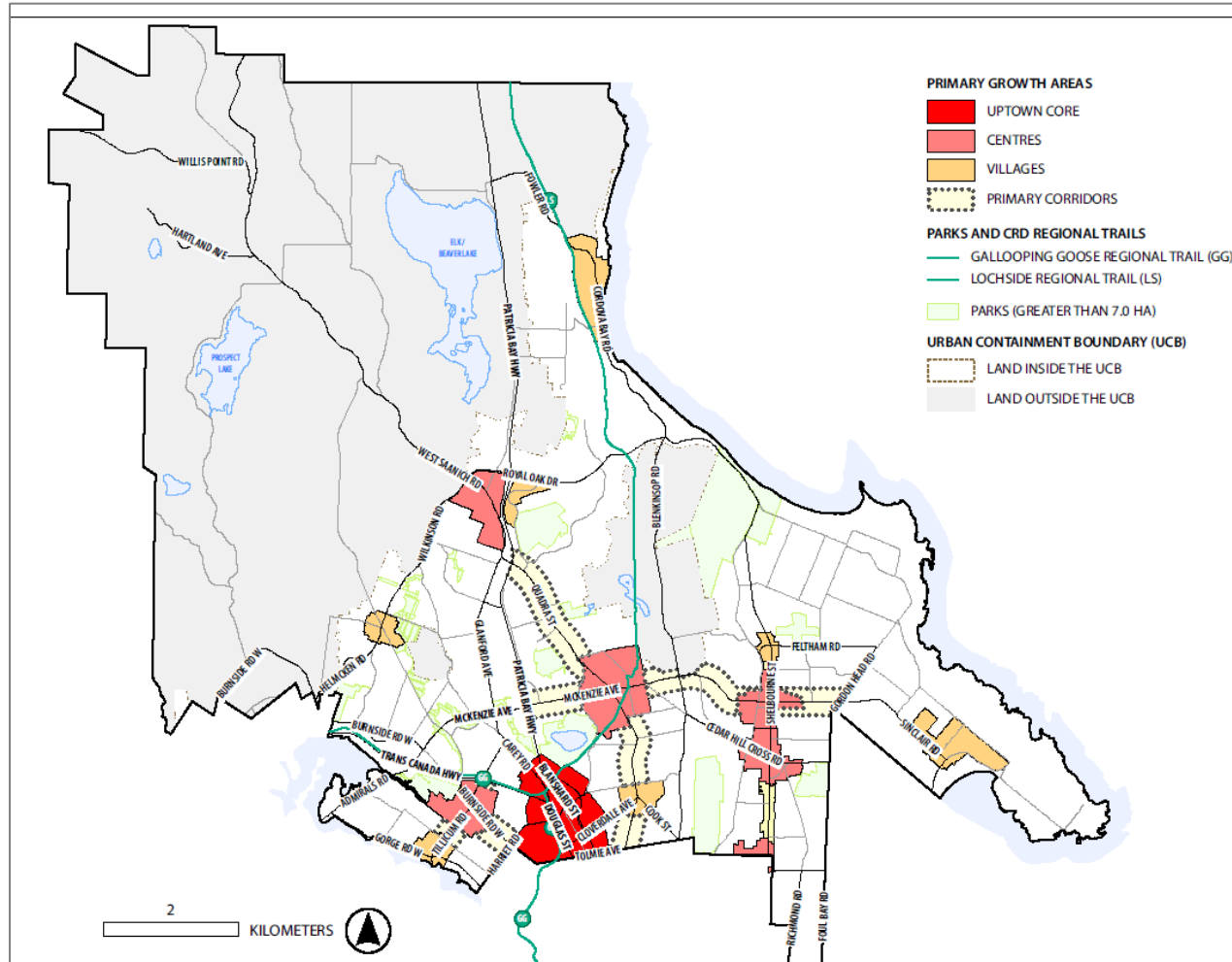
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- Retain agricultural land and natural areas
- Reduce urban sprawl
- Support low/no carbon transportation modes
- Encourage efficient use of infrastructure and public investment.



## 2. Accommodate most New Development in Primary Growth Areas



- Plan for majority of new growth
- Create vibrant Centres and Villages supported by transit Corridors
- Expand the range of services, amenities, active transportation connections, higher density housing and employment opportunities.



# Corridor Designation

- Primary Corridors identified in OCP conceptually
- Residential-oriented supported by limited local-serving mixed use outside Centres/Villages
- Multi-modal transportation, frequent transit
- Secondary Corridors to be identified through area planning processes
- Higher heights where Primary Corridors overlap:
  - Centres - up to 12 storeys
  - Villages - up to 6 storeys

# 3. Expand Housing Diversity in Neighbourhoods



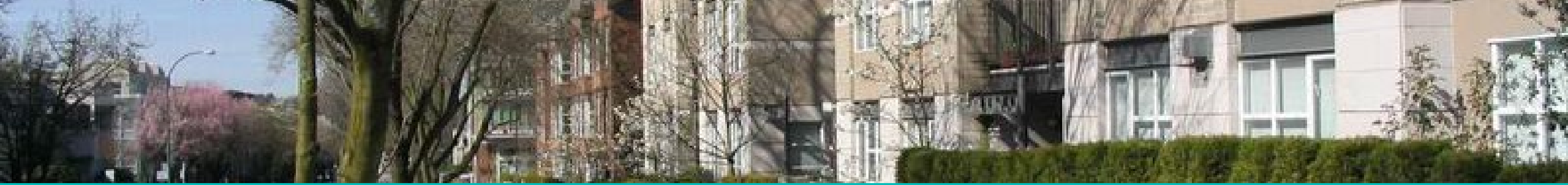
- Support a broader range of housing choices in Neighbourhoods through infill to better meet community needs
- Provide housing opportunities for all stages of life
- Include a mix of ground-oriented and low-rise houseplexes, apartments, and townhouses offering different tenure types and affordability levels



# 4. Make Saanich a 15-Minute Community



- Evolving “Complete Communities”
- Build on the existing network of Centres and Villages to make Saanich a walkable 15-minute community
- All households within the UCB are within a 15-minute (or 1.2km) walk of key amenities to support daily living
- Long-term planning will guide land use changes where gaps exist to better meet community needs



# Other Plan Components

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## Strategic OCP Update

# Housing Section

- Major re-write
- All components in one place
- Strong language re: housing gap
- Five focus areas
  - Overall housing supply to meet housing needs
  - Rental housing supply
  - Affordable and supportive housing supply
  - Expand the diversity of housing choice
  - Strengthen partnerships to improve housing strategies and outcome







# Walkable Access to Parks

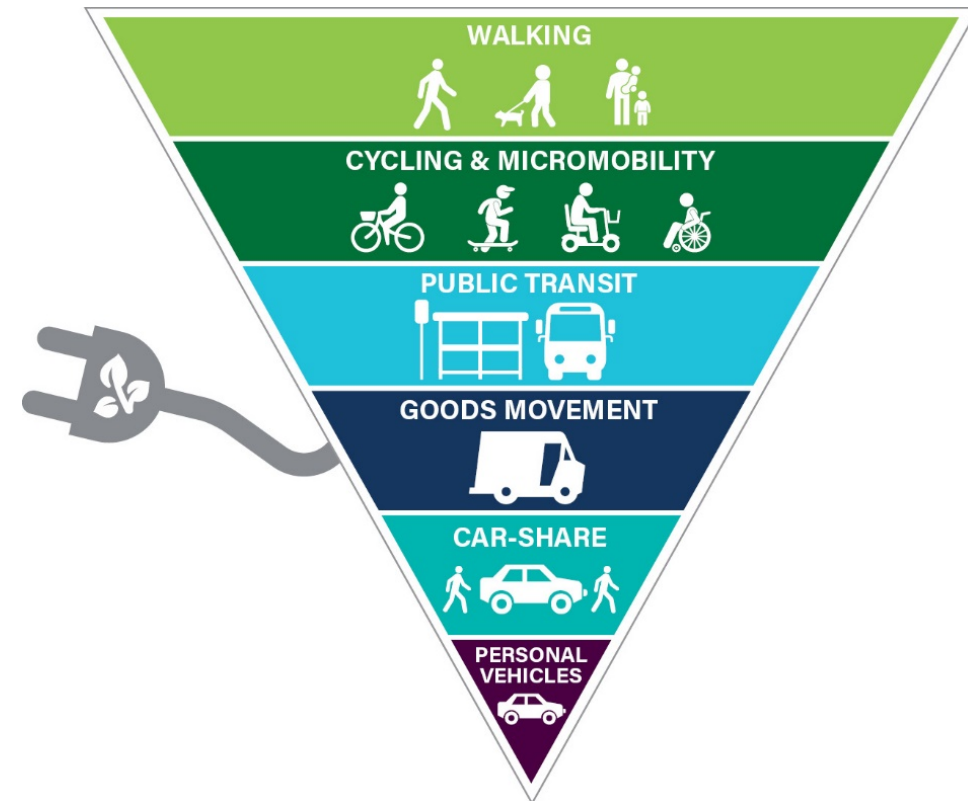
- Different parks and open spaces needs:
  - Urban and Rural Saanich have different needs
  - Higher density areas with limited/no private space
- Hierarchy of walkable public open spaces/parks
  - 3-30-300 guiding principle
  - Urban plazas and small urban parks will help meet *some* of the needs of residents in high growth areas
  - But... still need easy access to larger green spaces
- Walkable access reinforced:
  - Active transportation network
  - Bus service/transit stop location





# Sustainable Transportation

- Plan reinforces sustainable transportation modes to achieve Climate Plan/ATP targets
- Integrating land use with transportation
- Prioritizing walking, cycling, and public transit infrastructure as well as goods movement
- Supporting multi-modal connections



# First Nations

- Territorial acknowledgement
- Revised history section
- First Nations reconciliation
- Indigenous Relations section
- Policies woven throughout document
- Consultation planned for Spring

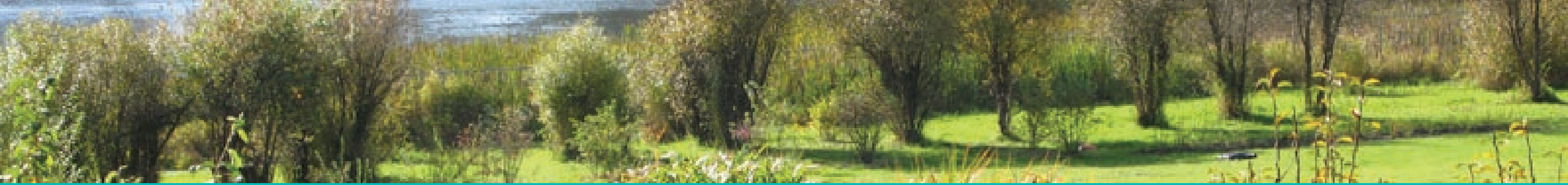






# Implementation and Evaluation

- Identified several priority actions
- 5-year evaluation cycle, observe trends/progress
  - Status of the implementation of priority actions
  - Progress of Strategic Land Use Directions
  - Update demographic, housing, and census data
  - Alignment with other policy documents and initiatives
  - Indicator framework (20-25 key indicators)
- More frequent housekeeping amendments
- Relationship of OCP to LAPs / CCV plans



# Phase 2 Engagement

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## Strategic OCP Update



# Overview

- Objectives
  - To inform about progress and engagement opportunities
  - To consult on the Draft Plan
- Promotional strategies/equity considerations
  - Social media, project webpage and notification lists, video, newspaper ads, media briefing
  - Mix of methods, days of the week, and times
  - Accessible venues for in-person events, exploring additional supports
  - Hired consultant to support digital engagement





# Key Activities and Dates

- General public
  - Webinars/Q&A – May 30, June 7
  - Open Houses – June 6, June 17
  - Digital Workshops – June 13, June 15
  - Survey – launch late May (4-weeks)
- Targeted workshops
  - Saanich Community Association Workshop – May 31
  - Industry Workshop – TBD
- Formal stakeholder referrals/meetings, First Nations outreach, and media briefing



# Thank-you!

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