



Rural Policy and Zoning Review NEWSLETTER

WHAT IS THE STUDY ABOUT?

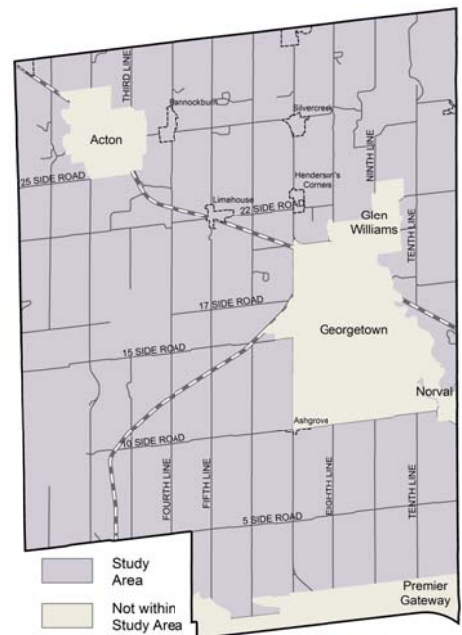
Under Region of Halton direction, the Town of Halton Hills is reviewing the permitted uses of some properties in the Halton Hills rural area.

By law, the Town of Halton Hills is required to update our Official Plan and Zoning By-law to conform with the Region of Halton's Official Plan. Through the Sustainable Halton process, the Region implemented changes to their Official Plan and the Town must now review its Official Plan and Zoning By-law to ensure Halton Hills is in compliance.

The policy areas being reviewed include agriculture, natural heritage and mineral aggregate resources.

As shown on the map to the right, the Study primarily applies to lands outside of Georgetown, Acton, Glen Williams, Stewarttown, Norval and the Employment Area along Steeles Avenue (Premier Gateway).

MAP OF STUDY AREA



WHO SHOULD BE INTERESTED IN THIS STUDY?

If you own property in the rural area of Halton Hills, this study should be of interest to you.

If you are planning on making changes to your property, such as building an addition or deck, putting in a pool, or constructing a new agricultural building, this study may affect you.

By typing your civic address (rural emergency address) into the interactive map on the project webpage, you will be able to determine if any part of your property is within the area that may be affected.



WHAT SHOULD YOU DO?

Visit the project webpage to:

1. View the interactive map, and type in your civic address (rural emergency address) to determine if any part of your property is within the area that may be affected.
2. Join the e-mailing list to be notified of upcoming meetings and new information.
3. Join the conversation at 'Let's Talk Halton Hills' (Letstalkhaltonhills.ca) and tell us what you think.
4. Read the FAQ's to learn more.

Rural Policy and Zoning Review Webpage - <http://www.haltonhills.ca/ruralreview/index.php>

Call 905-873-2601 ext. 3605 to talk to Town staff.

FREQUENTLY ASKED QUESTIONS (FAQs)

Question #1: What is the Regional Natural Heritage System (RNHS)? The RNHS are areas that have environmental features such as wetlands, flooded areas, watercourses, and 30 metre buffers around these features. Additional lands are also included in the RNHS that link natural features together and enhance the system. For this reason, some lands without any environmental features (such as some currently cultivated fields) may be included in the RNHS.

Question #2: Why is the RNHS important? The RNHS was developed to protect important environmental features within Halton Hills and throughout the Region of Halton.

Question #3: How will I know if the RNHS mapping affects my property? Mapping is available on the project webpage. Enter your civic address (rural emergency address) to identify if any part of your property is within the area that may be affected. If you need assistance, please call a staff member at 905-873-2601 ext. 3605.

Question #4: What are the implications of being within the RNHS? The policies of the Regional Official Plan restrict certain types of development within the RNHS and in some cases, within a certain distance of the RNHS. The distance from the RNHS varies depending on the type of development. For some types of developments, the new policies require that a property owner prepare an Environmental Impact Assessment (EIA) to demonstrate that the development will not negatively impact the RNHS. (See Question #5 for information on an EIA.)

Question #5: What is an Environmental Impact Assessment (EIA)? An EIA is a study completed by a qualified professional that identifies the environmental features that may be affected by proposed development. It is used to confirm the location and boundaries of the feature and then assesses the impacts of the proposed development on that feature.

Question #6: Can the Town modify the RNHS mapping prepared by the Region? The Regional Official Plan requires the Town to implement the RNHS mapping as presented. However, the Regional Official Plan does permit refinements to the mapping if an Environmental Impact Assessment (EIA) is completed and/or the Region is provided with evidence that the RNHS mapping is inaccurate.

More FAQs are available on the Project Webpage

GET INVOLVED

The new Regional Natural Heritage System (RNHS) mapping and policies included in the Region of Halton Official Plan affects a number of properties in the Town's rural area. The Town is required by law to implement Regional policies and mapping and has limited flexibility on how to implement these new policies into the Town's planning documents.

Property owners are encouraged to review the mapping, background information and FAQ's on the Town's webpage to see how it may affect them. Questions or concerns with respect to the accuracy of the RNHS mapping on properties may be discussed with Town staff at 905-873-2601 ext. 3605.

Visit www.Letstalkhaltonhills.ca and tell us what you think. Below is one of the questions on letstalkhaltonhills.ca:

Question 1:

It may be possible for the Town to exempt minor developments from preparing an environmental impact assessment (EIA), depending on a number of factors such as the type and location of the development being proposed, and the sensitivity of environmental features in the area.

What types of development do you feel would be appropriate to be exempted? Possible examples include the expansion of existing buildings, sheds, decks etc.

