

1.5 REGIONAL CONTEXT STATEMENT

In 2011, the City of Parksville, along with other jurisdictions within the RDN, joined in the endorsement of an updated Regional Growth Strategy (RGS) titled *Shaping Our Future*¹. This was the second time the document had been comprehensively reviewed and updated by the RDN since the initial RGS was introduced in 1997.

In accordance with Section 866 of the *Local Government Act*, the City's OCP must include a regional context statement that outlines the relationship between the OCP and the RGS. The OCP's policies for housing, transportation, RDN services, parks and natural areas, economic development and reduction of regional greenhouse gas emissions should be consistent with the RGS and where there are any inconsistencies the City is required to indicate how the OCP will be made consistent with the RGS over time. There are no inconsistencies noted for the OCP.

Shaping our Future sets policy direction in a number of key areas, including climate change, environmental protection, land use, housing, economic resiliency, food security and infrastructure. With respect to land use specifically, the RGS identifies areas of the Regional District which are appropriate for future urban growth and infill. Most of the properties in Parksville are classified in the RGS as the "Urban Area".

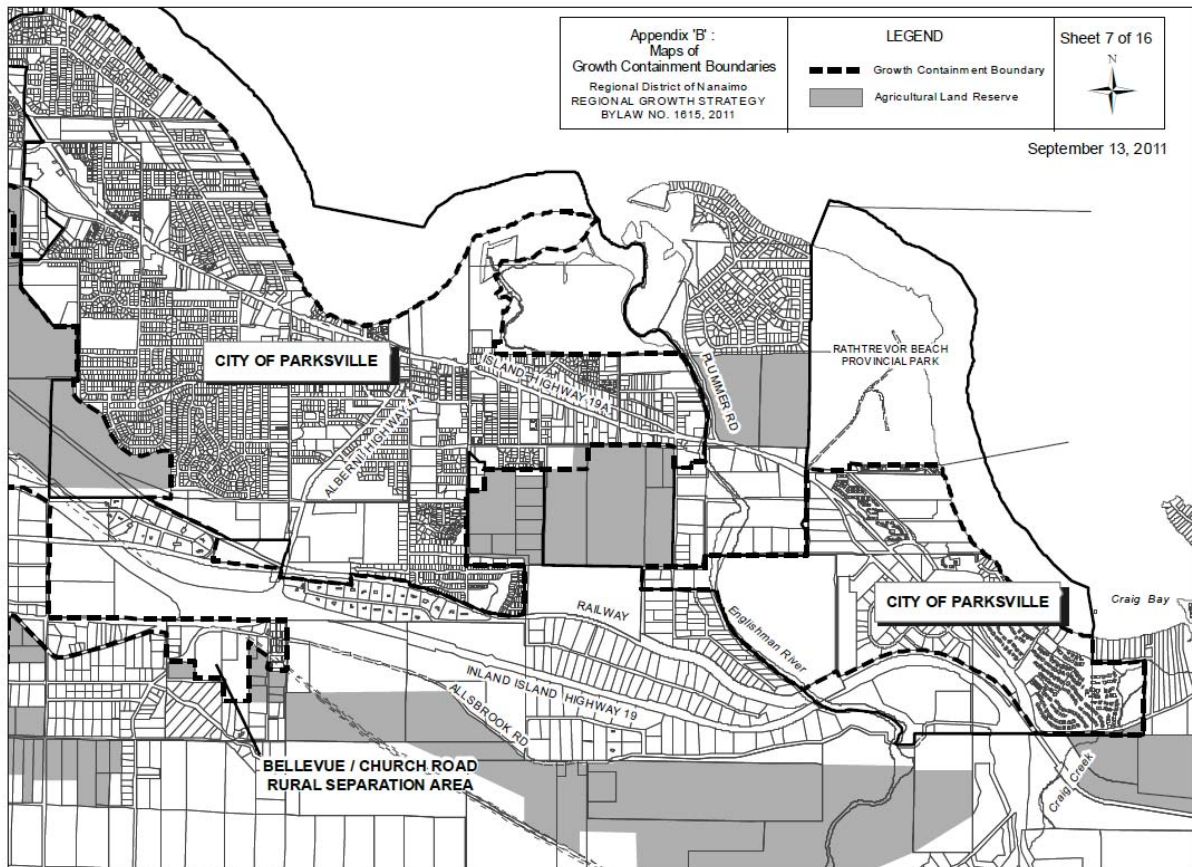
The RGS outlines the following objectives for lands in the Urban Area designation:

- Urban Areas should accommodate a broad range of urban land uses at a variety of densities;
- Urban Areas should be serviced with community water and sewer systems;
- New development in Urban Areas should be focused on mixed-use, designed to support commercial vitality and provide opportunities for multi-modal transportation and complete, compact neighbourhoods that include options for living, working and playing and accessing services in the same area;
- Urban Areas should include open spaces and natural places such as parks, playfields, golf courses, multi-modal trails, public plazas, pedestrian links and bikeways or agricultural areas;
- The majority of lands within the City are within the RGS' growth containment boundary, with the exception of the ALR properties along Stanford Avenue East and at the west end of Despard Avenue. These ALR lands, Rath Trevor Provincial Park and the Englishman River estuary are not designated as Urban Area in the RGS, but are within the Resource Lands designation.

¹ The RDN's RGS can be viewed at: <http://www.shapingourfuture.ca/>



Figure 3: Shaping our Future, Growth Containment Boundary map



This OCP has strong ties to the RGS. The City's growth containment boundary is the same as that in the RGS. Not only does the OCP address the guidelines for Urban Areas noted above, but it also:

- Identifies greenhouse gas emissions reduction targets and acknowledges the impact of climate change;
- Aims to protect the environment through development permit areas and other strategies;
- Promotes sustainable transportation choices, including active transportation and public transit;
- Encourages densification in the downtown and entrances to the City;
- Enhances economic development activities by working in partnership with business organizations and supporting compact residential housing options near commercial uses;
- Supports food security by protecting land in the Agricultural Land Reserve and small scale community gardening efforts; and
- Aims to provide infrastructure and services efficiently and effectively.



Table 2: OCP Consistency with Regional Growth Strategy (RGS)

Shaping Our Future Goals	Plan Parksville Consistency with RGS Goals	Key OCP References
<p>1. Prepare for Climate Change and Reduce Energy Consumption - Reduce Emissions and Prepare for Climate Change Impacts</p>	<ul style="list-style-type: none"> • The City's OCP contains new Development Permit Areas and guidelines to address climate change adaptation and energy conservation, compact communities, enhanced pedestrian linkages, higher densities and mixed use developments in certain areas and green technologies • The OCP has specific targets for GHG reduction and goals, objectives and policies to support a sustainable city • The City commissioned a corporate GHG reduction study and the Plan has policies and targets for municipal operations that are intended to reduce corporate emissions 	<p>Chapter 3, Chapter 5, Chapter 9</p>
<p>2. Protect the Environment</p>	<ul style="list-style-type: none"> • Protecting the environment is a key component of the City's OCP. New Development Permit Areas and updated guidelines for environmental protection and enhancement have been added • The OCP includes policies about reliance on site level professional advice to mitigate the potential development impacts • New guidelines focusing on the preservation of the coastal Douglas-fir ecosystem have been incorporated 	<p>Chapter 3, Chapter 5, Chapter 9</p>
<p>3. Coordinate Land Use and Mobility</p>	<ul style="list-style-type: none"> • The Plan contains policies that encourage higher density residential development and supports a mix of uses in specified areas • The Plan contains policies supporting pedestrian linkages and multi-modal trails that link people with amenities • Policies to support transit improvements and alternatives to single occupancy vehicles are included • The Plan supports the addition of electric vehicle charging stations in the City 	<p>Chapter 5, Chapter 6, Chapter 7, Chapter 9</p>

Shaping Our Future Goals	Plan Parksville Consistency with RGS Goals	Key OCP References
4. Concentrate Housing and Jobs in Growth Centres	<ul style="list-style-type: none"> The Plan contains land use designations that buffer lower density residential and rural uses from higher density mixed uses The Plan contains revitalization strategies to encourage new development in the Downtown Core 	Chapter 5, Chapter 9
5. Enhance Rural Integrity	<ul style="list-style-type: none"> The OCP encourages higher density, compact development in the Downtown Core and along arterial routes to direct development away from rural areas Policies supporting agricultural uses and local farmers' markets are contained within the Plan A new Farm Land Development Permit Area has been included 	Chapter 5, Chapter 9
6. Facilitate Provision of Affordable Housing	<ul style="list-style-type: none"> The OCP includes policies for affordable housing and policies in the OCP that support a variety of housing options The City has a policy to waive the development cost charges for affordable housing where an agreement is signed with the City 	Chapter 5, Chapter 8
7. Enhance Economic Resiliency	<ul style="list-style-type: none"> The City of Parksville has a high portion of talented artisans and artists. Supporting the development of the arts and local markets to provide a place to sell locally made products will support economic diversity and resiliency Supporting public art will contribute to the local artisan economy Policies for commercial, industrial and agricultural lands will support the local economy 	Chapter 8, Chapter 9
8. Food Security	<ul style="list-style-type: none"> The OCP supports retention of lands in the Agricultural Land Reserve and encourages active farming The OCP contains policies to support a diversified rural economy including agri-tourism and direct farm sales of food grown in the City and region The Plan contains policies that focus growth and non-farm uses away from rural lands which will reduce land use conflicts that can negatively affect farming 	Chapter 5, Chapter 9



Shaping Our Future Goals	Plan Parksville Consistency with RGS Goals	Key OCP References
9. Pride of Place	<ul style="list-style-type: none"> • Parksville has many community festivals and events throughout the year. There are policies to continue the support for these annual events • The waterfront and Englishman River estuary are highly valued by Parksville’s community members and the Plan contains policies to preserve parks and natural spaces • Parksville has an involved community and communication with City staff and Council which is important to fostering the ongoing engagement of people who live, work and play in the City. The Plan contains policies to support civic engagement and public interest in municipal activities • Historic buildings instills a sense of place and reminds people of the City’s unique heritage 	Chapter 7, Chapter 8
10. Efficient Services	<ul style="list-style-type: none"> • The City has policies to encourage efficient use of water resources for municipal operations (e.g. irrigation strategy and emerging technology) • The City has policies to support water conservation (e.g. tiered water rates and seasonal watering restrictions) 	Chapter 6
11. Cooperation Among Jurisdictions	<ul style="list-style-type: none"> • The OCP supports ongoing formal agreements with the RDN for water provision, sharing of sewer and waste management services (French Creek), regional transit operations and recreation services • The OCP supports cooperation with the Province of BC for environmental resource management (foreshore, nest trees, et cetera), archaeological implications • Referrals to other levels of government for land uses within their jurisdiction (e.g. zoning amendment referrals to Ministry of Transportation and Infrastructure) 	Various chapters

