

NEWSLETTER

SECONDARY PLAN UNDERWAY

Emerging Land Use Concept

The emerging land use concept (see pg.2) for the Block 41 lands, builds on the Vision and Principles developed in consultation with the community and the review of information completed in Phase 2 of the Secondary Plan.

The Vision for Block 41

Block 41 is a **sustainable** new community, where residents enjoy the conveniences of urban living nearby the tranquility of the countryside. **Distinct neighbourhoods** are connected to each other and adjacent communities by a permeable street network and an integrated trail system that follows the Purpleville Creek system and the Pipeline corridor. The area's rich natural and cultural **heritage** is celebrated, protected and leveraged to create a unique **sense of place**. Harmonious **transitions** and **compatible**, high quality **design** ensure newer homes and businesses complement those that have existed in the community for some time. The community welcomes people of all ages, means, abilities and backgrounds, and provides **vibrant community gathering places** for neighbours to come together and thrive.

Principles

The following principles frame the emerging land use concept and are intended to guide future development in Block 41. The principles were developed through consultation with the community, Technical Advisory Committee and Landowners Group and are consistent with Vaughan's Official Plan and direction set out in the Terms of Reference for the Secondary Plan.

1. Create a complete, compact vibrant community.
2. Promote efficient development patterns and standards.
3. Conserve and protect natural and built heritage.
4. Set a high standard of sustainability: waste reduction and energy and water efficiency.
5. Provide a linked greenspace system that includes parks, open spaces, trails and natural areas.
6. Provide a range of housing types, e.g. single, semis, townhouses, multi-unit dwellings and opportunities for affordable housing.
7. Include accessible human services and community facilities.
8. Provide a Local Centre that serves the community.
9. Ensure mobility choices and the sharing of the streets for motorists, pedestrians, cyclists and transit riders.
10. Strive for design excellence: buildings, streets and open spaces.

How can you stay informed and involved?

Visit the Website:

www.vaughan.ca/newcommunityareas

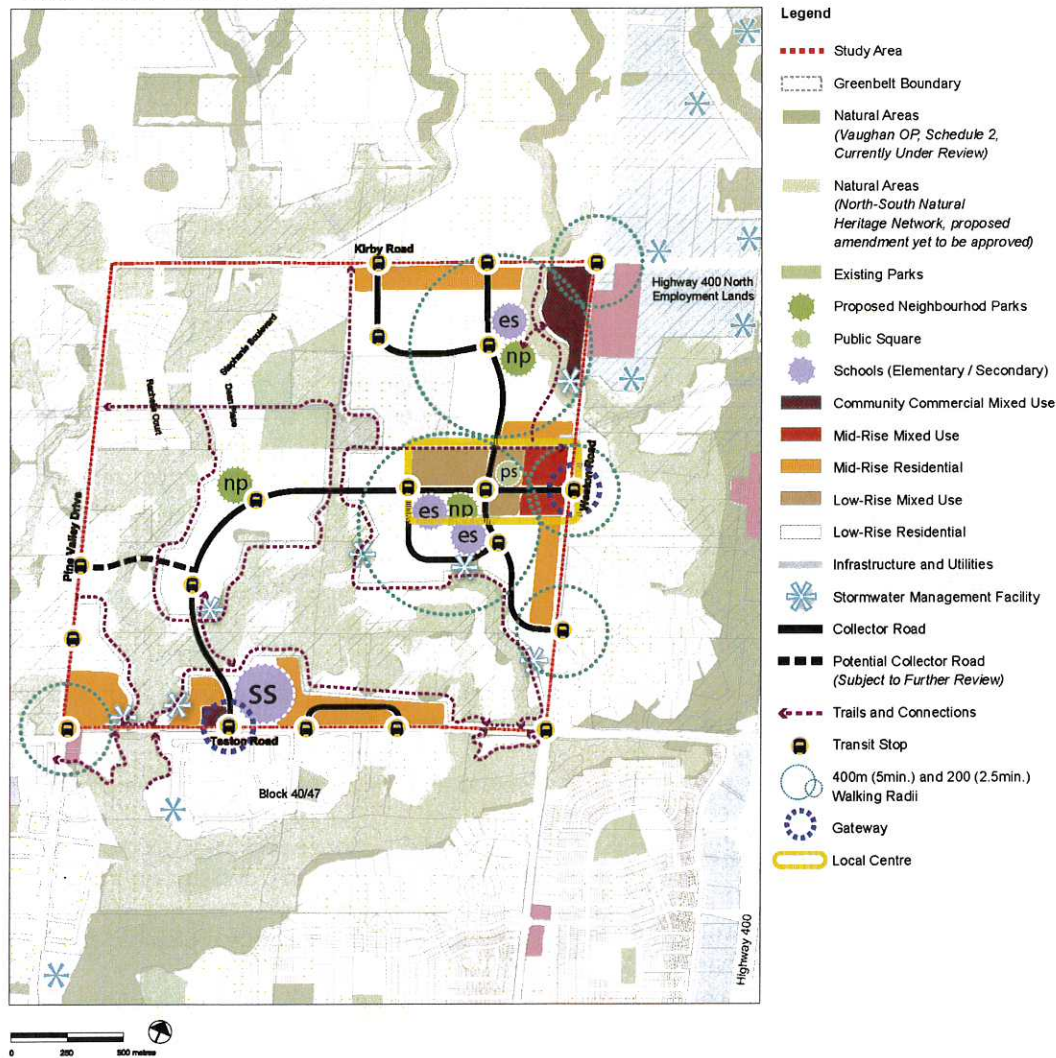
Sign up to be on our email list at:

policyplanning@vaughan.ca

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Emerging Land Use Concept + Key Elements

DRAFT EMERGING LAND USE CONCEPT



- Five Distinct **neighbourhoods**, served by strategically located community facilities and commercial/mixed use nodes, including a Local Centre.
- An integrated **street network** to connect homes, schools, shops and adjacent communities. This circulation network also provides the framework for transit routing and the associated distribution of transit supportive land uses and densities.
- A connected **park & trails network** that compliments the street-based circulation network, providing both utilitarian and recreational amenities that support active and healthy living.
- An extensive system of **natural areas** that define neighbourhood boundaries while providing opportunities for placemaking, conservation and nature appreciation.
- Infrastructure and utilities**, including a natural gas compressor station and pipelines, a telecommunications tower, and seven stormwater management ponds.