

EVERYTHING YOU NEED TO KNOW ABOUT: Planning & Development



Planning & Development includes GIS, the Building Division, Economic Development & **Planning & Heritage**

NUMBER OF STAFF 5

Managing Director of Planning & Development
Senior Planner - Heritage & Development
Planning Coordinator
GIS Coordinator
Development Engineering Technologist



WHAT DO WE DO?

- Review development applications
- Create policies, regulations, standards and guidelines
- Maintain geographic information
- Assign street names and addresses to properties
- Oversee heritage conservation

KEY FACTS



- Our population is forecast to grow from approximately 30,000 in 2016 to about 52,000 in 2041
- The number of households is expected to grow from about 11,000 to almost 19,000. That is more than 300 new households per year.
- There are over 1,000 properties on the Municipal Heritage Register (116 designated, 931 listed)

CURRENT & UPCOMING PROJECTS

- Growth Management: Development of policies and strategies for development areas in order to achieve density and intensification targets
- Roll out of development manual, development standards, and design guidelines
- Initiation of South Fergus Secondary Plan
- Rural zoning review
- 2017 Provincial Growth Plan implementation
- Rural Heritage Register
- Cultural Heritage Landscape Study
- Municipal Tax Incentive and Grant Program for Designated Heritage Properties
- Heritage Conservation Education Workshop

TOP QUESTIONS ASKED

1. How do I sever a lot?

Contact Township planning staff to determine compliance with applicable policies and regulations, then apply to the Land Division Committee at the County of Wellington.

2. How do I find out about the zoning of my property and the permitted uses?

Contact Township planning staff or visit the website (see “Zoning Information” on the Planning page).

3. How do I put in an accessory apartment in my house or over my detached garage/workshop?

Contact Township planning staff to determine if you meet the necessary regulations, then apply for a building permit.

4. What is the heritage status of my property?

Contact Township planning staff or visit the website (see “Heritage Property Search” on the Heritage page).

5. How do I make alterations to or demolish my heritage structure?

Alterations to designated properties require a heritage permit and demolition of listed properties requires proper notice be given to the Township (contact Township heritage planning staff for further information). Both require Council approval.