

CHAPTER 10

OPEN SPACE POLICY

The Township recognizes the importance of parks, open space and recreational facilities in providing recreational opportunities for its residents. The Township will provide and maintain sufficient space for both active and passive recreational pursuits by combining the provision of parkland, sports fields, community facilities, and natural areas to satisfy the recreational needs of all ages and lifestyles, in a manner that reflects the Township's growth and financial priorities.

10.1 GENERAL POLICIES

- 10.1.1 The Township will actively seek to provide a balanced system of recreational and leisure opportunities through the development of parks, open space and recreational facilities that provide opportunities for physical recreation, socialization, cultural pursuits, community identification, nature appreciation and education.
- 10.1.2 Where feasible, the Township will facilitate partnership arrangements, joint ventures and facility sharing with the school boards, other institutions and community groups to expand the supply of parks, open space, and recreational facilities.
- 10.1.3 The Township may undertake a parks and recreation master plan on a Township-wide basis to inventory existing parkland, open space, and recreational facilities, identify deficiencies, and provide recommendations for future acquisition/development of parkland, open space and facilities.
- 10.1.4 As part of the completion of an implementation plan, existing parks, open space, recreational facilities and linkages between these will be identified, and opportunities to establish new ones will be evaluated. **Modification No. 76**
- 10.1.5 The Township will encourage the development of a system of linked green space, open space and trails throughout the Township relying on existing parklands, watercourses, utilities corridors, conservation areas, schools and the co-operation of private landowners.
- 10.1.6 The Township will support the maintenance and continued viability of the Guelph to Goderich trail along the former CPR right-of-way, to ensure continued access and enjoyment by Township residents.
- 10.1.7 The Township will encourage the development of a system of bicycle routes and pedestrian paths to link major public open space, schools and activity centres, and to provide for recreational needs of Township residents.
- 10.1.8 The Township will encourage and work with the Grand River Conservation Authority, the Region, other agencies and the public to make lands available for recreational purposes such as cross-country skiing, cycling and hiking trails.

10.2 PARKLAND AND OPEN SPACE ACQUISITION

- 10.2.1 The Township may acquire and/or protect parkland and open space areas as follows:
- a) lease or purchase;
 - b) enter into any agreements, or enact a Zoning By-law to preserve open space;
 - c) require in accordance with the provisions of the Planning Act, the dedication of land for parkland purposes of up to 2 percent of the land proposed for commercial or industrial development as a condition of draft approval of plan of subdivision or the granting of a consent to sever;
 - d) require in accordance with the provisions of the Planning Act, the dedication of land for parkland purposes of up to 5 percent of the land proposed for all other forms of development as a condition of draft approval of plan of subdivision or the granting of a consent to sever; or
 - e) the Township may require cash-in-lieu of all or part of the required parkland dedication where:
 - i) the required land dedication fails to provide an area of suitable shape, size or location for development of public parkland;
 - ii) the required dedication of land would render the remainder of the site unsuitable or impractical for development;
 - iii) it is determined that existing park and recreational facilities in the immediate area of the proposed development are adequate to serve the projected increase in population; or
 - iv) funds are required to acquire, upgrade or expand land, parks or recreational facilities elsewhere in the Township to meet the needs of the projected population.
- 10.2.2 The amount paid for cash-in-lieu of parkland dedication will be in accordance with provisions of the Planning Act, and be placed in a fund to be expended solely for the purchase of additional parkland, open space or recreational lands and/or facilities.
- 10.2.3 Flood plains, valleylands or opens space areas for stormwater detention purposes will not be accepted as part of a dedication for parkland pursuant to the Planning Act unless deemed acceptable to the Township.
- 10.2.4 The Township may accept ownership of woodlots and other environmentally significant areas for protecting the natural area for passive recreation and education uses.

10.2.5 Lands conveyed to the Township for active parkland and other recreational facilities shall be required to meet minimum standards to the satisfaction of the Township in terms of drainage, grading and site condition.

10.2.6 The Township will encourage the development of a system of bicycle routes and pedestrian paths to link major public open space, schools and activity centres, and to provide for recreational need of township residents.

Modification No. 77

NOTE: The foregoing policies relative to open space as a descriptive term should not be confused with the specific policies relating to Section 7.2. **Modification No. 78**