



# COMMENT FORM

## WEST WHITBY SECONDARY PLAN WHITBY OFFICIAL PLAN REVIEW



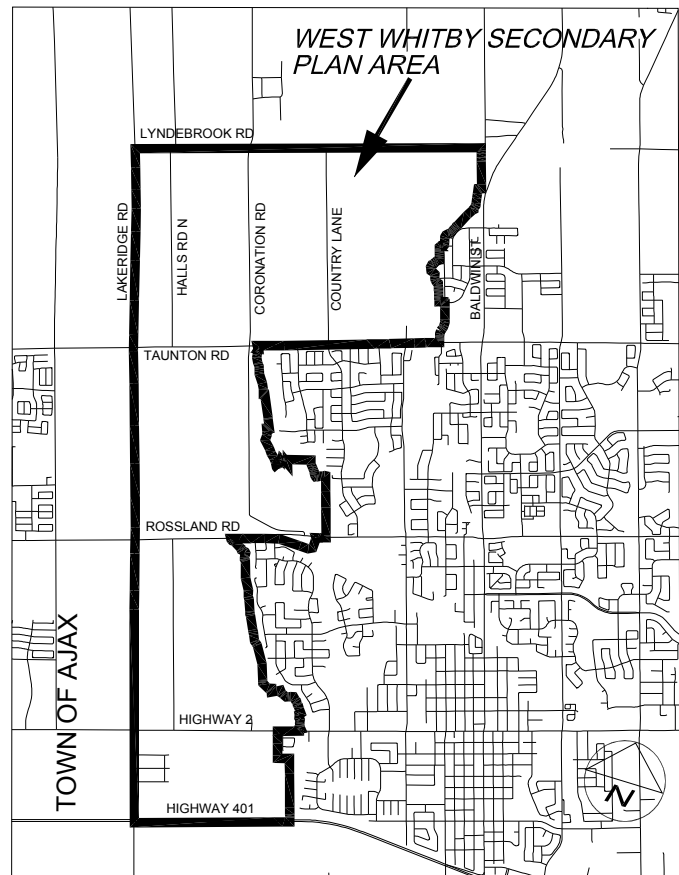
### West Whitby Secondary Plan

A Secondary Plan, as part of the Town of Whitby Official Plan, is intended to guide and control future land use development while safeguarding significant natural features. A Secondary Plan contains specific policies and land use designations which guide the physical, social, economic and environmental management and growth within a specific Secondary Plan area.

As part of the Whitby Official Plan Review, the Town is developing a West Whitby Secondary Plan (WWSP). The main goals of the WWSP are to:

- Ensure that sufficient land is available to meet the short and long-term needs of the municipality;
- Provide for a logical, sequential extension of municipal services;
- Provide a range and mix of housing types and affordability;
- Provide for development that encourages increased transit use and promotes vibrant, healthy communities;
- Incorporate the results of the 2008 Background Urban Planning Study, recent Provincial and Regional planning initiatives; and,
- Incorporate the recommendations of the Highway 407 East Environmental Assessment.

The West Whitby Secondary Plan study area is illustrated below:



The WWSP is required to conform to upper-tier planning documents, including the Durham Region Official Plan and the Province's *Places to Grow: Growth Plan for the Greater Golden Horseshoe* and *Provincial Policy Statement*. As such, some of the general planning framework for the WWSP area has already been established through the Growth Plan and Durham Region's recent Official Plan Amendments #114 and #128, as well as the Province's Environmental Assessment for the Highway 407 East Extension. This established planning framework includes:

- Recommended corridors for the Highway 407 - West Durham Link and Coronation Road
- Minimum population and employment densities for 'greenfield' areas
- Regional 'Corridors' along Taunton Road West and Dundas Street West
- 'Employment Area' and 'Living Area' designations under Regional OPA #128

***Please see reverse for additional information***

