

**TOWNSHIP OF WOOLWICH**  
**BY-LAW NUMBER \_\_\_\_-2021**

**A BY-LAW TO ADOPT A NEW OFFICIAL PLAN  
FOR THE TOWNSHIP OF WOOLWICH AND TO REPEAL THE CURRENT OFFICIAL  
PLAN EXCEPT FOR LANDS SUBJECT TO DEFERRALS NO. 1, 2, 3 AND 4 NOTED  
BELOW AND MATTERS AS NECESSARY TO GIVE EFFECT TO TRANSITIONAL  
POLICIES**

WHEREAS The Corporation of the Township of Woolwich currently has in effect an Official Plan which was adopted on October 24, 2000 by By-law 75-2000 (hereinafter the "Current Official Plan") and which it proposes to repeal and replace with a new Official Plan, save and except a number of deferrals and matters as necessary to give effect to transitional policies;

AND WHEREAS The Corporation of the Township of Woolwich has prepared a new Official Plan pursuant to s. 17 of the *Planning Act*, R.S.O. 1990, c. P13 as amended (the *Planning Act*);

AND WHEREAS The Corporation of the Township of Woolwich has undergone a significant new Official Plan review and consultation process including technical review with the approval authority, The Regional Municipality of Waterloo (the "Region"), and consultation with other public bodies and members of the public, all in accordance with the requirements prescribed in ss. 17(15), 17(17), and 17(19) to 17(21) of the *Planning Act*;

AND WHEREAS Council received numerous written and oral submissions regarding the new Official Plan before its adoption, which resulted in the creation of this new Official Plan and helped to make an informed recommendation and decision;

AND WHEREAS without limiting the generality of the third paragraph above, The Corporation of the Township of Woolwich held two public open houses on March 3, 2020 in Breslau and on March 12, 2020 in Elmira, as well as a statutory public meeting on August 25, 2020 in accordance with s. 17 of the *Planning Act*, as well as other meetings, all for the purpose of giving the public an opportunity to make representation in reports of the new Official Plan.

NOW THEREFORE be it resolved that The Council of the Corporation of the Township of Woolwich, pursuant to ss. 17(22) and 21(1) of the *Planning Act* hereby ENACT AS FOLLOWS:

1. THAT the Plan attached as Schedule 'A' to this By-law including for greater certainty, the text, maps/schedules, Schedules 1 and 2 and Appendices I to VII and

constituting the Township of Woolwich Official Plan (hereinafter the “New Official Plan”), is hereby adopted as it applies to all of the geographic area of Woolwich Township, save and except as it applies to the lands that are subject to the following Deferrals:

- a) Deferral No. 1 – lands contained within the Stockyards Industrial / Commercial Area and King and 86 Power Centre as illustrated in the schedule contained at the end of Section 7.22 of the Current Official Plan.
- b) Deferral No. 2 – lands contained within the Isabella Policy Area as referenced in Section 7.17.14.1 and illustrated in Schedule ‘A’ contained at the end of Section 7.17 of the Current Official Plan.
- c) Deferral No. 3 – a 0.5 hectare area on Albert Street and Water Street in St. Jacobs, comprising of all or partially of 5 properties (being part of 1420 and 1440 King Street North, part of 3 Water Street and all of 12 and 20 Albert Street East), and designated as Industrial Area as illustrated in Schedule ‘A’ contained at the end of Section 7.17 of the Current Official Plan.
- d) Deferral No. 4 – lands contained within the North Arthur Street Policy Area as referenced in Section 7.18.14.3 and illustrated in Schedule ‘A’ contained at the end of Section 7.18 of the Current Official Plan.

2. THAT the Township Clerk is hereby authorized and directed to provide notice of adoption of the New Official Plan and to make application to the Regional Municipality of Waterloo for approval of the New Official Plan, all pursuant to ss. 17(22) and 17(23) of the *Planning Act*.

3. THAT subject to the approval of the New Official Plan by the Regional Municipality of Waterloo, the Current Official Plan, and all amendments thereto, is hereby repealed, except as it relates to lands that are subject to Deferrals No. 1, 2, 3 and 4 as contained in Paragraph 1 of this By-law of which the applicable policies and mapping contained in the Current Official Plan are intended to be continued, and save and except, as necessary to give effect to transitional policies contained in Chapter 1 of the New Official Plan.

4. THAT the New Official Plan shall take effect in accordance with s. 17 of the *Planning Act*.

5. THAT this By-law shall come into force and take effect on the date of enactment hereof.

PASSED THIS

DAY OF

2021.

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Mayor

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Clerk

## TOWNSHIP OF WOOLWICH NEW OFFICIAL PLAN

### PART A - PREAMBLE

The purpose of this New Official Plan is to outline Council's long-term policy direction to:

- guide existing land uses and future growth,
- plan for new public infrastructure, services and facilities, and
- protect its agriculture, environmental, natural and heritage resources,

in conformity with Provincial and Regional policy, specifically:

- 2020 Provincial Policy Statement (PPS 2020);
- 2006/2017/2019 Planning Act Changes;
- 2019 Provincial Growth Plan - A Place to Grow as amended by Amendment No. 1 in 2020 (A Place to Grow); and
- 2015 Regional Official Plan (i.e., ROP 2015) where it does not conflict with Provincial Policy.

### LOCATION

Comprising of the geographic area of Woolwich Township

### BASIS OF THE NEW OFFICIAL

The basis of the New Official Plan is contained in Development Services Staff Report DS26-2021.

### PART B – THE NEW OFFICIAL

The New Official Plan consist of the Plan attached as Schedule 'A' to this By-law including for greater certainty, the text, maps/schedules, Schedules 1 and 2 and Appendices I to VII.

SCHEDULE A  
to By-law to Adopt a New Official Plan