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RE: CHARA's Feedback on the New Official Plan

newop@ottawa.ca

To The City of Ottawa's New Official Plan Committee,

The Carleton Heights and Area Residents Association (CHARA) is a volunteer-run community association with the goal of building and maintaining a safe and healthy community. The concerns raised herein pertain to the neighborhoods that are bordered to the north by the Experimental Farm and Baseline Road, to the east by the Rideau Canal and Rideau River, to the South by the intersection of Prince of Wales Drive and Fisher Avenue, and to the west by Fisher Avenue. Because this area is neither urban or suburban, it presents a unique set of challenges. We wish to raise four broad areas of concern as they pertain to our community in the context of intensification:

- (1) Safety of pedestrians and cyclists (i.e., the need for traffic calming, segregated bike lanes, sidewalks);
- (2) Lack of adequate public transportation in Carleton Heights;
- (3) Infrastructure needs to support intensification (e.g., sidewalks, traffic calming, storm drains, sewers, parking);
- (4) Zoning / re-zoning considerations: The current and familiar zoning By-law governing how appropriate development may proceed will be replaced with a version as yet unseen. Developers will push for maximum development, often beyond permissible guidelines, for maximum profit. How will new forms of residential neighbourhood housing, potentially up to four stories in height coexist, in already newly evolved neighbourhoods?

In regard to the 15-minute neighborhood, which is a concept that we support, we would like to see more granularity for how it would be implemented in our area. As it currently stands, Carleton Heights is inadequately served by public transportation, and the lack of sidewalks and segregated bike lanes make many parts of the neighborhood too dangerous to navigate on foot.



This has led to a significant increase in vehicles in the neighborhood and created issues with non-permitted street parking, which forces pedestrians to walk in the road. The rapid development in the neighborhoods to the south, brings the additional challenge of a large amount of traffic moving through the neighborhood at very high speeds. Thus, we are seeing an increase in vehicular pressures, without changes in infrastructure and services that are needed to offset them. While these issues could be remedied through the application of the “Complete Streets” model, we have heard from the City that this model is not available to us because there are no major infrastructure upgrade projects planned in the area.

We would like to express our thanks for the incredible amount of work that has gone into the New Official Plan thus far. We recognize the complexity and scope of a project of this scale makes it impossible to produce a plan that is universally acceptable. We are grateful for this opportunity to express our concerns and look forward to working toward a solution together.

Respectfully,

The CHARA Board of Directors.