



Victoria Park Secondary Plan – Community Information Meeting #2



January 24, 2019

Planning Framework



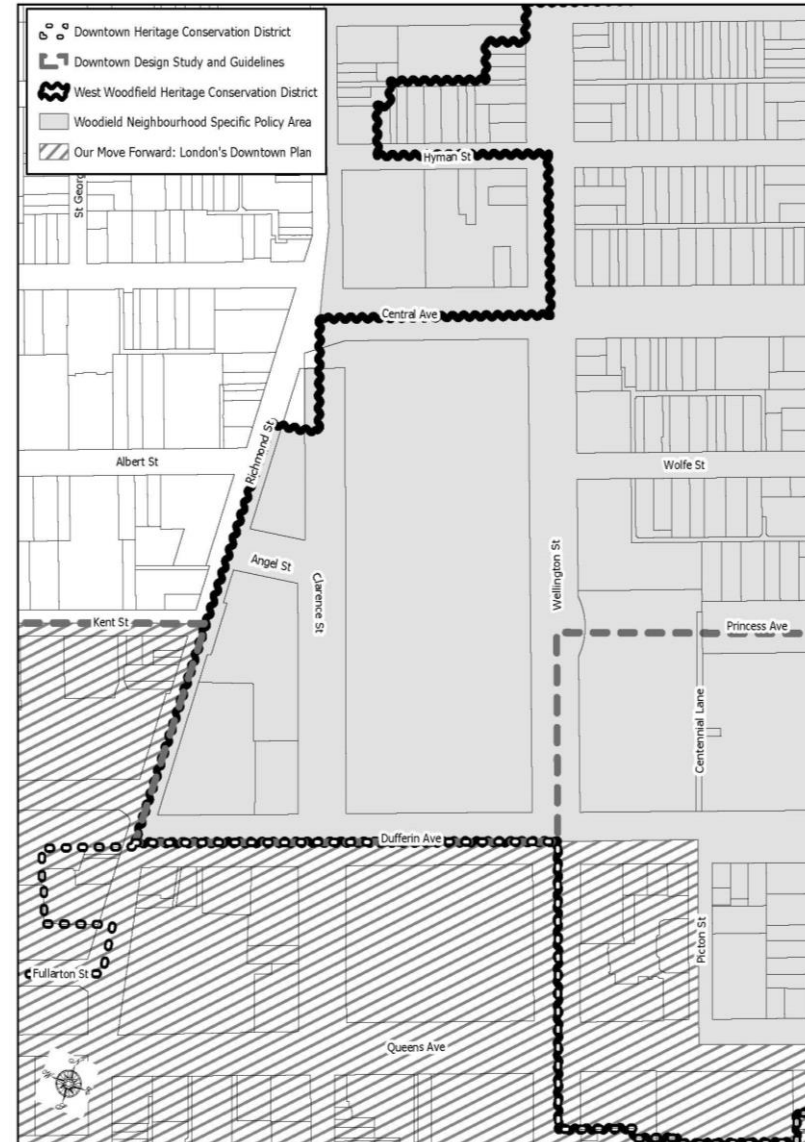


What is a Secondary Plan?

- Form part of the Official Plan and are used to elaborate on policies in the existing Official Plan
- Comprehensive study of a particular area, considering the other policies in the Official Plan
- Allows for a coordinated approach for the secondary plan area and the opportunity to provide more detailed policy guidance for an area that goes beyond the general policies in the Official Plan

Why are we doing the Victoria Park Secondary Plan?

- May 8, 2018 - City Council directed Staff to undertake a review of the existing policies, plans and guidelines applying to properties surrounding Victoria Park and to consider a comprehensive plan for their potential future development.
- The existing vision for the lands surrounding Victoria Park is varied, with potential future development of properties surrounding the park being directed by different policy and guideline documents.
- The lands surrounding the Park have not been considered comprehensively based on their shared relationship with the Park
- Secondary Plan will provide a comprehensive plan for the properties surrounding the park, based on their unique relationship to the park.





How Planning Recommendations are Formed

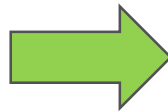
Surrounding Context

Analysis of the surrounding context



Planning Policies

PPS, Official Plan, The London Plan, HCDs



Planning Recommendation

Law

Zoning By-law, other precedents



Comments from City Divisions and Agencies

Engineering, Conservation Authorities, etc.



Community Feedback

Comments from community



Anticipated Timeline





Community Information Meeting #1

- October 1, 2018 at the London Central Library
- Attended by approximately 40 people
- Provided feedback on draft Key Opportunities and Considerations

Community Information Meeting #1



- #1 - not clear ^{Park} entrance on Angel St. behind Banastell. (map #4)
- not safe crossing.
 - garbage + services
 - needs better gate walkways
- #2 Kent / Princess - ~~not~~ reopen to Park
- #3 - safe access from Princess to Park
- #4 - intensification site e. clarena + Richmond would not enhance connection to the Park
- any buildings around park need mainfloor ~~access~~ access

- 3 - Village-like atmosphere
- complimentary development to surrounding low density
 - preserve Richmond low low rise edge.
 - increase density without increase in height.
 - down zone of into corner of note + connection
 - protect Duffin street edge.
 - infill parking
 - 10-12 storeys
 - protect vista from the park

- #2 Response to Rapid Transit + Corridor
- attractive amenities (garbage, benches, etc.)
- # buses parked @ 1 time
- forms - electric plan!
 - stops - how big? what will they look like?
 - need amenities within walking distance
 - need seating for bus passengers
 - garbage cans needed + collection
 - concern w/ potential # of people vs. available space
 - need appropriate amounts of space
 - enhance pathways in the park
 - directional signage.
 - think about nighttime - lighting, noise

- #2
- Entire perimeter of the park should be focused on (not just the primary nodes)
 - Need to balance the interaction between rapid transit + park (and — opportunity to tie rapid transit station to Victoria Park (unique stop near park))
 - Bus only on Clarence St.



What is the Purpose of Tonight?

- Consultant will present the Secondary Plan principles that will form the foundation for the Secondary Plan
- Principles will include the learnings to date
- Did we miss anything? What are your thoughts and opinions?



Next Steps

- Feedback received will help inform in the Draft Secondary Plan
- Spring, 2019 - Draft Secondary Plan will be considered by the Planning and Environment Committee. If you sign in you will be notified of this meeting and have an opportunity to make comments at this meeting orally or in writing.
- Comments on the Draft Secondary Plan will help inform the Final Secondary Plan.
- Late Spring, 2019 - Final Secondary Plan will be considered by the Planning and Environment Committee. If you sign in you will be notified of this meeting and have an opportunity to make comments at this meeting orally or in writing.



How to Stay Involved

- Provide your contact information by signing in at the meeting tonight
- Victoria Park Secondary Plan webpage
- Contact the Planner or the Ward Councillor

Planner

Michelle Knieriem

Planner II

City of London

mknieriem@london.ca

519-661-2489 x4549

Ward Councillor

Arielle Kayabaga

Ward 13 Councillor

City of London

akayabaga@london.ca

519-661-2489 x4013