

A circular photograph showing a serene landscape. In the foreground, a calm body of water reflects the sky and the surrounding forest. The middle ground is dominated by a dense line of green trees along the shoreline. The sky is filled with large, white, fluffy clouds against a blue background. The overall scene is peaceful and natural.

A Municipal Perspective on Waterfront Development and Shoreline Conservation

PLANNING ACT

Provincial Policy Statement



County Official Plan

Consistent



Local Municipal Official Plan

Conform



Zoning By-Laws

Conform





BENEFITS OF SHORELINE CONSERVATION

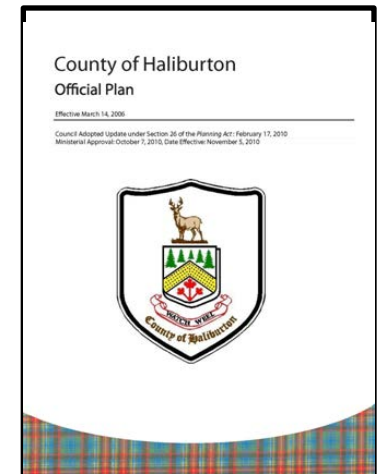
- Protects the riparian and littoral zones and associated habitat
- Prevents erosion, siltation and nutrient migration
- Maintains shoreline character and vistas
- Provides fish habitat
- Protects natural heritage features





COUNTY OF HALIBURTON OFFICIAL PLAN POLICIES

- Policies for Lakefront Communities
- Focus on shoreline protection
 - Natural shoreline vegetation
- Tree cutting/preservation by-law



2.1 ENVIRONMENT

- **Habitat for endangered species**
- **Environmental Impact Studies**
- **Site Evaluation Report prior to approval**
- **Screening for unevaluated wetlands**
- **Protection of shorelines**





TOOLS TO PROTECT SHORELINES

- **Local Municipal Official Plans/Zoning By-laws**
- **Site Evaluation Reports**
- **Stringent policies for cold water lakes**
- **Municipal By-laws**
 - **Site Plan Control**
 - **Shoreline Tree Preservation By-laws**
 - **Site Alteration Bylaws**



2.3 SETTLEMENT PATTERNS

- Recognizes Waterfront Development as resource-based
- Not considered settlement areas
 - Protects from intensification
 - Allows access via right-of-way





TOOLS TO GUIDE WATERFRONT DEVELOPMENT

- **Local Municipal Official Plans/Zoning By-laws**
- **Site Development Plan**
- **Site Plan Control**
- **Permits – Building, Septic, Entrance**



Thank You!