

Planning for a Better Future

Presentation to the Land Matters
Advisory Committee

March 16, 2021



PEIIPP

PRINCE EDWARD ISLAND
Institute of Professional Planners

Key Recommendations

- 1 Revisions to the Planning Act**
–Short and medium term
- 2 Provincial Land Use Policies**
–5 Key Areas
- 3 The need for Professional Planners**

1 Revisions to the Planning Act

RECOMMENDATIONS

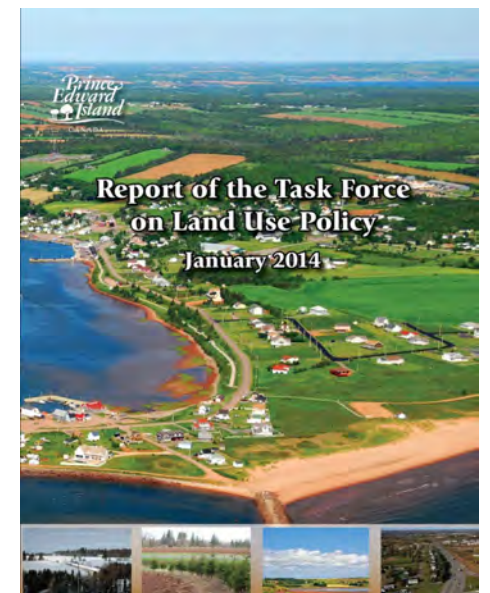
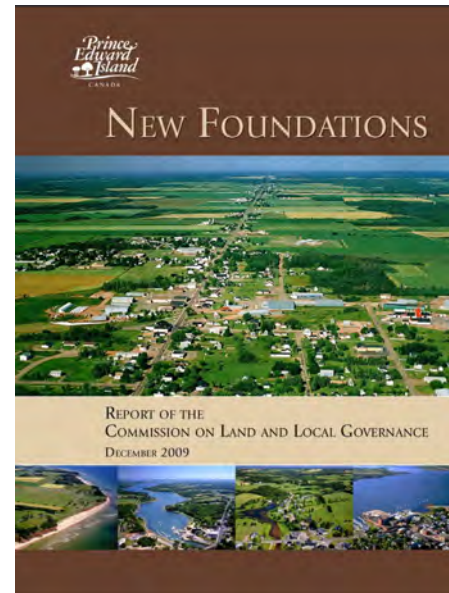
- ✓ **At this time, a full-scale review of the Act is not required.**
- ✓ **Short term – Bring forward for consideration, completion and implementation, work that was underway to revise the Act and regulations.**
- ✓ **Medium Term – Review and improve sections not part of work already undertaken.**

1 Revisions to the Planning Act

Considerable work has been done on:

- Providing new tools for local planning
- Strengthening public processes
- Introducing Provincial Land Use Policies

There is **no need to start over**



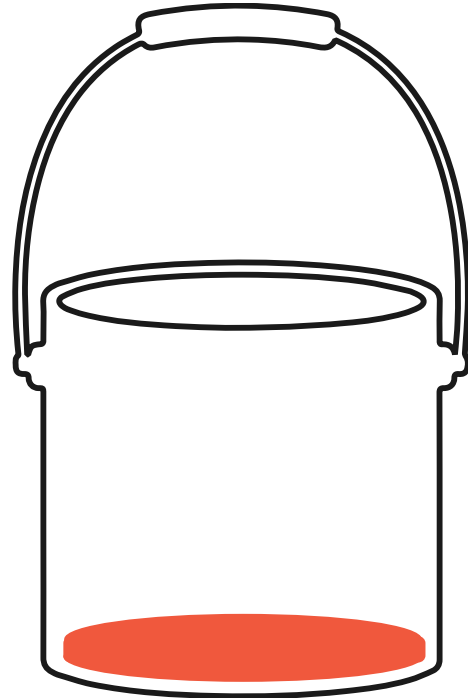
PEI Planning Framework

Planning Act

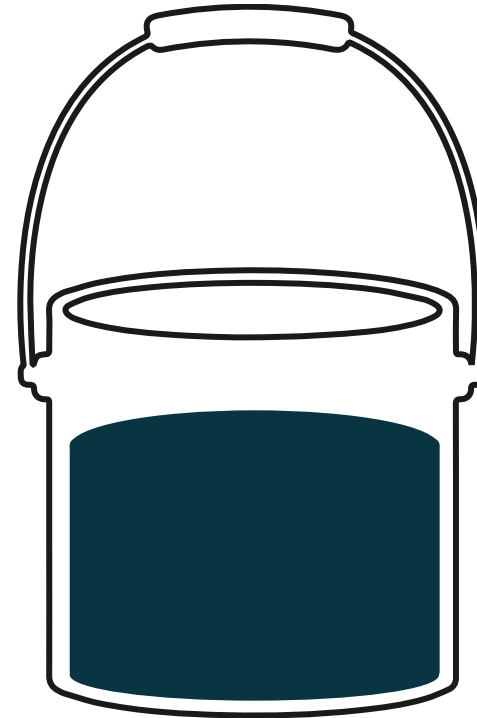
X Provincial Land Use Policies

Area Under Provincial Authority 90% Land Area	Municipalities with Plans 10% Land Area
X Land Use Plans and Policies	Land Use Plans and Policies <ul style="list-style-type: none"> • Official Plans • Future Land Use Maps
Implementation Tools <ul style="list-style-type: none"> • Subdivision and Development Regulations 	Implementation Tools <ul style="list-style-type: none"> • Land Use Bylaws • Zoning Maps • Development regulations • Subdivision regulations • Development Cost charges • Enforcement
X Public Engagement	Public Engagement <ul style="list-style-type: none"> • Plan Preparation, Rezoning, Change of Use, Variances

PEI Planning Framework



Province



Municipalities

2

Provincial Land Use Policies – 5 Key Areas



RECOMMENDATION

That the Province prepare, adopt and implement provincial land use policies in 5 key areas:

- ✓ **Protection of Food Production Lands**
- ✓ **Island-wide Settlement Pattern**
- ✓ **Resiliency for Climate Change**
- ✓ **Protecting Natural Resource Assets**
- ✓ **Housing**

✓ Protection of Food Production Lands

- Important to the provincial economy
- Land base is key to growing the industry
- 30% of food production lands lie within municipalities
- Identify priority lands for protection and continued food production.



✓ Island-wide Settlement Pattern

- Settlements important to Island character
- Cities, towns, villages, rural countryside, urban regions
- Define a role for settlements
- Address how service and infrastructure investment will be allocated



✓ Resiliency for Climate Change

- Reduce the risk to public health and safety
- Protect future development
- Recognize risks posed in areas vulnerable to coastal and inland flooding, coastal erosion, sea level rise
- Flood risk data is available



✓ Protecting Natural Resource Assets

- A healthy economy and society requires a healthy environment
- Recognize the role that groundwater, waterways, wetlands, forests and wildlife habitat contribute to the province.
- Identify these assets and how they are to be protected



✓ Housing

- Increased demand for adequate and affordable housing.
- Commit to supporting a range of housing options for the island's population
- Set expectations for how municipal Official Plans determine housing need and address housing supply



What happens in the absence of planning?





Need for Certified Professional Planners

RECOMMENDATION

- ✓ **That Province ensure that certified professional planners are engaged in any work with respect to:**
 - **Changes to the Planning Act and supporting regulations**
 - **Preparation of provincial land use policies**
 - **Efforts to support municipalities in planning**

Thank You

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Image left, slide 13

Source: Coastal Erosion and Flood Risk Assessment Report, Department of Environment, Energy and Climate Action, Province of Prince Edward Island

Image right, slide 13

Source: Google Earth

Aerial Photo images slides 8 & 9

Source: ESRI