Regional Sustainability Strategy

Capital Regional District

DRAFT

October 2015 - Revised

Acronyms

Acronym	Full Text
ALR	Agriculture Land Reserve
BC	British Columbia
CRD	Capital Regional District
DND	Department of National Defence
GCA	Growth Containment Area
GHG	Greenhouse Gas
JdF EA	Juan de Fuca Electoral Area
LGA	*Local Government Act*
NGO	Non-Governmental Organization
OCP	Official Community Plan
PMFL	Privately Managed Forest Land
RCS	Regional Context Statement
RGS	Regional Growth Strategy
RMN	Regional Multi-modal Network
RSA	Rural Settlement Area
RSS	Regional Sustainability Strategy

Table of Contents

Part 1 Vision, Objectives, Introduction 5
Our Regional Vision 6
Our Regional Objectives 6
Introduction 7
Part 2 Planning Context 15
Part 3 Regional Land Use Policy Areas 33
Part 4 Objectives, Policies, Actions 50
Objective 1 Significantly reduce community-based greenhouse gas emissions 53
Objective 2 Be resilient to climate change impacts and natural hazards 68
Objective 3 Manage growth 75
Objective 4 Foster individual and community wellbeing 82
Objective 5 Conserve and enhance our natural environment 93
Objective 6 Provide cost-effective infrastructure and services 101
Part 5 Implementation 105
Major and Minor Amendment Process 106
Appendices 115

List of Maps

Map 1: Growth Management Planning Area 19
Map 2: Salish Sea 20
Map 3: Regional Land Use Policy Areas 35
Map 4: Growth Containment Area 44
Map 5: Growth Centres, General Employment and Industrial Land 45
Map 6: Regional Multi-modal Network with Mobility Hubs 46
Map 7: Capital Green Lands & Blue Spaces Core Area 47
Map 8: Natural Resource Lands 48
Map 9: Rural and Rural Settlement Areas 49

List of Figures

Figure 1: Transitioning from a RGS to a RSS 17
Figure 2: Regional Settlement Transect 18
Figure 3: CRD Employment by Industry Sector (2011, 2038) 23
Figure 4: Legislative Context of the RSS 27
Figure 5: Relationship of the RSS to Other Levels of Government 28
Figure 6: Relationship of the RSS to other CRD Plans 30
Figure 7: Greenhouse Gas (GHG) Emissions Sources 53
Figure 8: Reducing Fossil Fuel Dependencies at the Community Level 54
Figure 9: Low Carbon Community Archetype 56
Figure 10: Multi-dimensional Transformation for Climate Smart Communities 70
Figure 11: Basic Needs 83
Figure 12: Affordable Housing Continuum 88
Figure 13: Conceptual Green Infrastruture Network 94
Figure 14: Continuum of Ecological Areas (Nature Needs Half Concept) 96
Figure 15: Two Types of Accounting Model Components (Traditional and Full Cost Accounting) ... 101

List of Tables

Table 1: Population, Dwelling Unit and Employment Projections in the GMPA by Sub-region 23
Table 2: Growth Centre Functions and Characteristics 39

Part 1

Vision, Objectives, Introduction

Our Regional Vision

SHIFT 2038: A Capital Region that is...

Sustainable | **H**ealthy | **I**nnovative | **F**air | **T**hriving

By 2038: We contribute to a healthier planet and create a thriving, sustainable economy that optimizes individual and community wellbeing. Direct, innovative action by the CRD and cooperation with others achieves transformational change by boldly: shifting to affordable, low carbon, energy-efficient lifestyles; expanding the local food supply; stewarding renewable resources; and achieving greater social equity.

Our Regional Objectives

Our regional objectives are broad-based statements of intent. They provide the basis for RSS policies and actions, and for evaluating how well we are doing. They are reinforced by priority areas and targets.

Objective One	Significantly reduce community-based greenhouse gas emissions
Objective Two	Be resilient to climate change impacts and natural hazards
Objective Three	Manage growth
Objective Four	Foster individual and community wellbeing (includes economic development)
Objective Five	Conserve and enhance our natural environment
Objective Six	Provide cost-effective infrastructure and services

Introduction

The Regional Sustainability Strategy (RSS) heralds the need for a significant shift from a 'business as usual' approach to one which will be bold and courageous enough to effectively meet the many challenges ahead A review and consultation process launched as part of a 5 year review process of the Regional Growth Strategy (2003) identified new and pressing challenges for the region. Sustainability is the 'glue' that connects both the challenges and the potential responses.

Sustainability improves the quality of human life while living within the carrying capacity of supporting eco-systems. It addresses a broad scope of issues and considers the long-term. Sustainability is also a way of holistically understanding issues and potential solutions. With sustainability there is a shift from considering regional issues and opportunities as separate, discrete matters, to gaining a better understanding of interconnections and relationships and leveraging synergies. An example of this approach is the influence that active transportation and transit have on simultaneously reducing GHG emissions; minimizing energy use for travel; reducing travel costs; supporting healthy lifestyles; supporting fair access to jobs, goods, services and amenities; and supporting the creation of accessible, safe, people-friendly public spaces.

The following sections outline the urgency with which we need to shift to more sustainable ways of living, the challenges and opportunities, key leverage points, and the targets by which progress will be measured.

Challenges and Opportunities – The Case for Climate Action

The voice of concern for action on climate change strongly influenced development of the RSS.

Our civilization is built on a fragile, delicately interdependent, and unsustainable relationship with the natural world and our human "footprint" is significant. Community-based greenhouse gas emissions within the Growth Management Planning Area reached 1,496,096 tonnes of carbon dioxide equivalents in 2010. Our contributions and those of seven billion fellow residents are stretching the planet's limits.

Climate change has gone beyond environmentalism; it's now about the economy, jobs, equity, family and security. It's about everything we love. Climate change won't just affect people in far-off countries. It will affect us.

Concern is profound because the time for our community and the rest of the world to respond is short. Delay will increase costs of action and reduce the likelihood of success.

The solution is clear. We need to shift our societies and economies off fossil fuels and on to 100% clean, sustainable energy. There is urgency to this, because we need to make the change within a generation. Getting to 100% clean energy will require massive change, but this change is entirely achievable - we have the alternative energy technology needed to replace fossil fuels.

Many other communities have demonstrated that action is not only possible, but also beneficial. The beauty is that even in the absence of the climate change imperative, required changes would create a better community.

The question is not whether we will achieve the breakthroughs required, but whether we do so before it is too late. The clock is ticking. Temperatures are rising steadily towards the point that scientists have said poses unacceptable risks. At the same time as we work to prevent further warming, we need to address the reality that climate change is already having an impact; impacts are expected to increase; and we need to be prepared.

And that is why this plan is so critical. There is a gap between the speed of action required and the actions that have been taken to date. Making the necessary shifts will require new coalitions and concerted community action. This strategy provides an opportunity to build momentum. The challenges of an uncertain future need to be confronted with vigour and foresight.

The RSS sets out a vision and targets for 2038 that are bold and aspirational – that provide a strong and clear direction for action. Realizing the vision and achieving targets will require an on-going commitment to pragmatic actions that over a 20+ year period will result in desired outcomes. To be successful, we will need to prioritize those actions that will most effectively deliver results and then promptly take action.

Keystone Initiatives

The RSS contains over 200 proposed actions. The actions included in the plan build upon the foundations of the RGS and were further developed through an extensive multi-year consultation process. Each action will help achieve at least one regional objective.

Some actions will be more critical than others to achieving the region's vision and multiple objectives. Where critical actions **also** require substantial change from the status quo, they have been identified below as keystone initiatives.

Keystone initiatives:

Three keystone initiatives have been identified:

1. Greater use of clean, renewable energy
2. More sustainable transportation system
3. Greater share of population living in complete communities

What we do needs to be supported by *how* we do things. For example, the criteria used when considering major capital investments need to include long term costs and benefits associated with operating, maintaining, decommissioning and replacing infrastructure. Social, environmental and economic aspects should be considered. As well, bringing together people with varied expertise, knowledge and experience to collectively identify problems and develop solutions supports social equity and innovative action.

Targets

Priorities tell us what we will work on. Targets tell us how HARD we need to work. Targets reflect a community's ambitions. Wisely chosen, bold targets can spur action. Measuring progress (through annual reporting on related indicators) will provide essential feedback. If progress is too slow, there may be a need/desire to strengthen related actions.

In the context of being 'bold', it is recommended that unless otherwise noted, by 2020, we achieve at least 50% progress towards each of the targets.

By 2038, we will:

Climate	By 2020 reduce region-wide community-based greenhouse gas emissions by 33%
	By 2038 reduce region-wide community-based greenhouse gas emissions by 61%
Communities	Locate 30% of new growth (dwelling units) in walkable, bikeable, transit serviced communities that provide a variety of housing types and tenures close to places of work, shopping, learning, recreation, parks and green space.
	Achieve a jobs/population ratio of: • 0.61 in Core Area • 0.53 in Saanich Peninsula • 0.36 in West Shore
	Locate 90% of new dwelling units within the Growth Containment Area.

Mobility	Achieve a transportation system that sees 42% of all trips made by walking, cycling, and transit.
	Achieve a community vehicle fleet composed of 72% zero emission vehicles.
Wellbeing	Reduce the poverty rate by 75%
	Reduce the number of households in core housing need by 25% from 2011 levels.
Jobs	Increase full time jobs at the same or greater rate than the rate of labour force growth.
Agriculture	Retain existing amount of Agricultural Land Reserve (ALR)
Natural Environment	Acquire 100% of the Sea-to-Sea Greenbelt.
	At least 50% of the Growth Management Planning Area (GMPA) land and water base is protected or managed for the needs of nature and residents of the region.
Infrastructure	Identify, by 2020, long-term capital plans for CRD utilities and major infrastructure improvements necessary to address the impacts of climate change and natural hazards.
Water	Defer the need for expansion of regional water supply areas or reservoirs.
Waste	Achieve a waste disposal rate no greater than 250 kg per person.
Emergency Preparedness	By 2018, 100% of municipalities have completed and tested an Emergency Response Plan for a Catastrophic Earthquake.
Energy	Improve region-wide energy efficiency of building stock by 50% (relative to 2007 levels).

Approach

The actions identified in the RSS will guide implementation initiatives. The degree of 'boldness' achieved will be dependent on the types of actions that are prioritized, the number of actions initiated, and the speed of actions taken. All of these factors will be determined politically over the course of multiple mandates and many jurisdictions.

It is likely that further analysis will be required before resources are committed to implement specific actions. It is noted that adoption of the RSS does not commit or authorize the CRD or local municipalities to implement specific actions identified in the RSS.

The thousands of decisions to be made over the coming years will determine progress. Holding the RSS vision front and centre in all decision-making, will increase the likelihood of success. To that end, it is recommended that the following vision-related questions be considered in the context of all future decisions:

Will this action result in the SHIFT that needs to happen?

Sustainable: Will this decision/investment move us further towards sustainability? Will it reduce GHG emissions more than other available options? Has full-cost accounting been completed and is this the wisest course of action given all identified short and long term costs and benefits?

Healthy: Will this decision/investment increase ecological health and, community and individual physical and mental wellbeing?

Innovative: Is this decision/investment innovative? Will it provide new solutions to address problems? Will it lead the way for others? Will it stimulate economic activity that is cleaner/greener than would otherwise be the case?

Fair: Will this decision/investment result in a more fair distribution of costs or benefits than business as usual?

Thriving: Will this decision/investment allow our natural environment to thrive? Will this action allow our present AND future community to thrive (socially, culturally, economically, environmentally)?

Positive responses are a good indication that the RSS vision will be advanced.

Part 2

Planning Context

Preparing the RSS

The CRD Board determined that they wanted the required five year review of the Regional Growth Strategy (2003) (*Local Government Act, Sec. 869*) to give high priority to addressing climate change and to transition the RGS to a Regional Sustainability Strategy. The review process determined that many of the policies of the RGS are achieving desired outcomes, notably, increasing compact and complete communities, acquiring green space, and substantially completing the regional trail network. Input and feedback from citizens, local governments, First Nations, school district boards, stakeholders, and the provincial and federal governments has affirmed there is a desire to build on these foundations. Key foundations are:

- the establishment of a growth containment boundary and focusing growth in urban centres
- implementation of the Regional Green/Blue Spaces Strategy
- setting the stage for development of a Regional Transportation Plan
- the establishment of a regional affordable housing partnership
- strengthening of the regional economy

As well, the review and consultation processes identified other issues in addition to the impacts of climate change, including:

- food security
- the aging population
- social equity
- aging workforce
- expense of government services and household maintenance
- vulnerability of the region to earthquakes and tsunamis in addition to other potential natural hazards

Consultation will continue to be an important aspect of informing the content of the RSS.

Figure 1: Transitioning from a RGS to a RSS



Regional Context

The Capital Region is tremendously diverse, creating rich opportunities to work together to create a region that is more than the sum of parts – each municipality and the Juan de Fuca Electoral Area (JdF EA) have a role to play in strengthening overall regional health and vitality.

Rural areas contribute by serving as the lungs of the region, protecting watersheds, providing wilderness areas, recreation areas, open spaces, offering jobs in forestry and agriculture, producing food and lumber, and maintaining the beauty of the natural and pastoral landscapes of the region. Urban areas provide a host of job opportunities, housing choices, health and education services, public gathering spaces, and arts/ cultural amenities.

Figure 2: Regional Settlement Transect



Physical Setting

The RSS Growth Management Planning Area (GMPA) is located at the southern-most end of Vancouver Island, in the Cascadia/Salish Sea Bio-region as illustrated in *Map 1: Growth Management Planning Area*. The bio-region runs north-south along a coastal corridor that stretches from Campbell River and Powell River in the north to Olympia, Washington in the south and extends east to Hope, British Columbia and the Cascade Mountain Range.

The Growth Management Planning Area (GMPA) encompasses approximately 197,340 hectares.

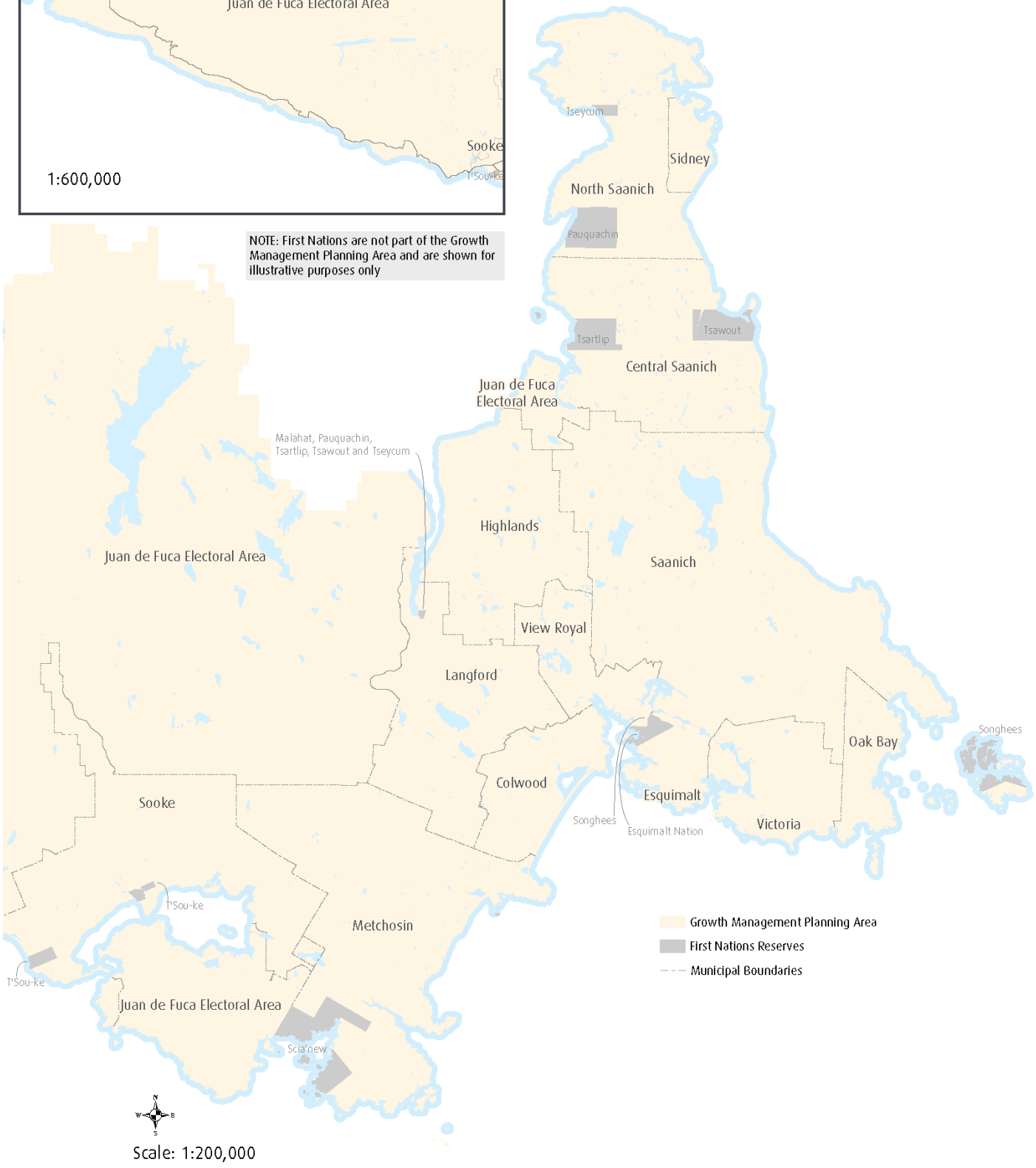
The Region's physical setting and natural attributes are diverse, resulting in one of the most biologically rich areas in Canada (*Map 2: Salish Sea*). The region is characterized by two major biogeoclimatic zones. The Douglas-Fir zone lies east of the Sooke River and is home to the Garry Oak woodland, one of the rarest ecosystems in Canada. The western part of the region is predominately within the Coastal Western Hemlock biogeoclimatic zone with pockets of Mountain Hemlock at higher elevations.

The region is blessed with a mild climate, a spectacular physical setting in a varied landscape, and a rich and diverse natural heritage.

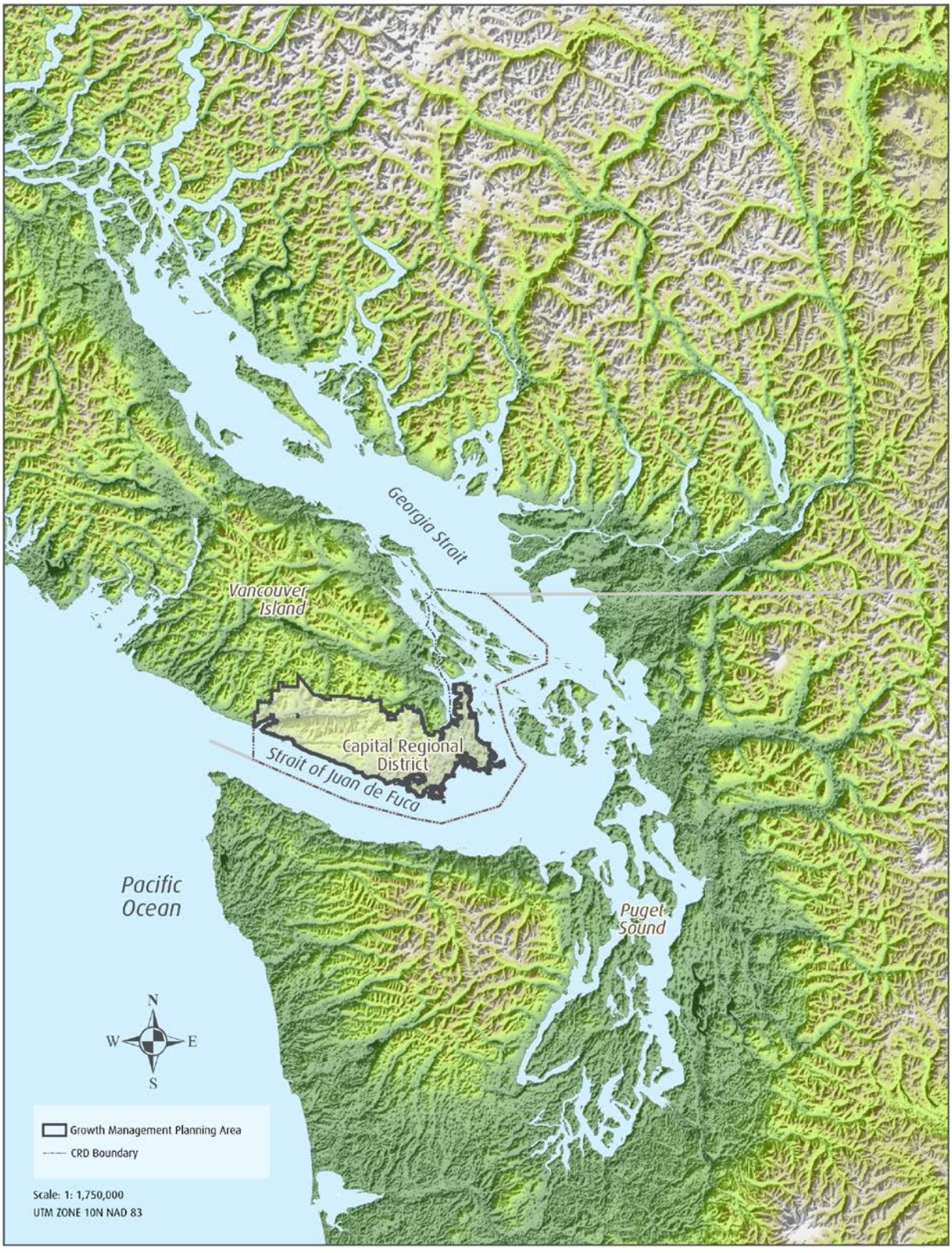
Regional Green/Blue Spaces Strategy, 1997

Map 1: Growth Management Planning Area

Click here for a high resolution version of the maps.



Map 2: Salish Sea



Settlement Patterns

Differences in terrain, climate and soil had a strong influence on early settlement patterns. The establishment of the provincial seat of government in Victoria (1871) provided an early, strong foundation for the economy. From the 1850s on, the original natural setting of the region has been significantly altered by development that has resulted in a diverse mix of urban and rural communities that is highly valued by the region's residents.

The present settlement pattern is characterized by:

- concentration of population in the Core Area located along key transportation corridors
- concentration of major employers in the Core Area (e.g., provincial government, universities, DND)
- smaller urban centres in the West Shore and Peninsula
- historic residential subdivisions throughout rural areas
- a relatively dispersed rural population
- concentration of agricultural lands on the Peninsula supplemented by significant agricultural areas on the West Shore
- predominance of forestry lands in JdF EA

The transportation network is characterized by:

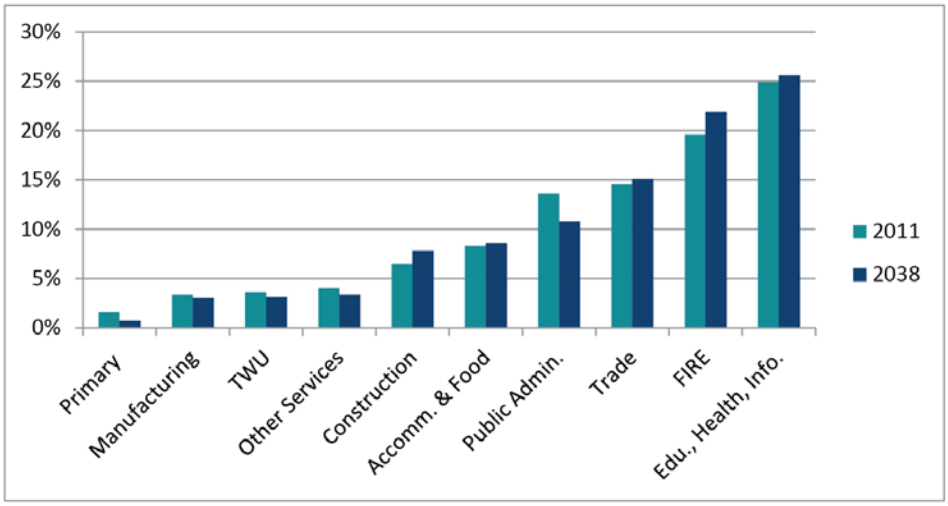
- strong north-south and east-west highway corridors that meet in the Core Area
- ferry terminals, harbours and airport located in the Core and on the Peninsula

Population, Dwelling Units and Employment Projections

The region's population profile will continue to change over the next decades. Detailed population, dwelling unit and employment projections are found in Appendix I. Of note are the following:

- By 2038, the population of the Growth Management Planning Area (GMPA) is projected to be approximately 442,300. Outside the GMPA, the population on First Nations reserves is projected to be approximately 6,441.
- The average annual growth rate is expected to be approximately 1% per year.
- The proportion of residents 65 years and older is expected to rise from 18% in 2011 to 26% by 2038.
- The workforce (ages 15 to 64) is projected to grow by 31,900, the proportion of workforce to total population is projected to decline from 69% to 61% by 2038.
- For every one person added to the working-aged population over the next 27 years, 1.6 seniors will be added to the population.
- The employed labour force is expected to grow to 232,500 by 2038, reflecting a growth rate of 26.5% from 2011 or an average annual growth rate of slightly less than 1%.
- By 2038, the services sector is projected to account for 86% of the labour force and the goods producing sector will account for 14%.
- Housing demand is projected to increase 33% over the next 27 years with 50,961 additional dwelling units.

Figure 3: CRD Employment by Industry Sector (2011, 2038)



Detailed Legend

- Primary Industries
- Manufacturing
- Transportation, Warehousing, Utilities
- Other Services (except Public Admin)
- Construction
- Accommodation and Food Services
- Public Administration
- Wholesale & Retail Trade
- Finance and Insurance, Real Estate, Professional, Scientific and Technical, Management and Administrative Services
- Educational, Health Care, Information and Cultural, Arts and Entertainment

Source: Regional, Sub-regional & TAZ-level Projections for the Capital Regional District Data, Methodology & Summary Output, September 2014, Urban Futures

Table 1: Population, Dwelling Unit and Employment Projections in the GMPA by Sub-region

	2011			2038			Population Share	
	Population	Dwellings	Employment	Population	Dwellings	Employment	2011	2038
Core	238,900	111,400	141,900	268,600	133,800	162,600	69%	61%
Saanich Peninsula	38,400	16,100	20,300	45,800	20,400	24,300	11%	10%
West Shore	69,600	26,700	21,500	127,900	50,800	45,600	20%	29%
Total	346,900	154,200	183,700	442,300	205,000	232,500	100%	100%

Source: Urban Futures, 2014

Regional Challenges and Opportunities

While the global challenges of climate change were discussed in the introduction, this section focuses on the challenges and opportunities specific to this region.

Land use and transportation structure

- Employment is strongly focussed in the Core Area and Saanich Peninsula; population growth is predominantly accommodated in West Shore communities. This places significant pressure on east-west transportation routes connecting the West Shore with the Core and Peninsula resulting in traffic congestion during peak hours.
- The combination of low growth and small population base make it challenging to provide rapid transit as a solution to the east-west traffic congestion.
- Low growth rates mean that the demand for land use change will be limited. Land use change is one of the key opportunities municipalities have to advance community objectives.

Demographic change

- The aging population will challenge the region's capacity to address housing, mobility and service needs.
- The growing proportion of seniors to the workforce population will stretch the capacity of the working population to provide sufficient resources (financial, social) to meet the needs of dependent populations, including children. This region will be particularly impacted by this trend.

Cost of living

- The high cost of living makes it difficult to attract and retain a young workforce. Living on an island increases travel costs and limited land availability and the attractiveness of the region for retirees keeps housing costs high for younger workers and families.
- The high cost of land increases pressures on industrial land to convert to other uses.
- Both of the above factors create challenges for new businesses.

Economy

- The economy of the region is heavily weighted in the services sector.
- There is a disparity in income between the highest and lowest paid workers.
- Conversely, the region offers many benefits and can take advantage of opportunities:
    - The high quality of life (access to nature, mild climate, diverse communities, rich, cultural and artistic opportunities) is attractive to businesses that seek amenity-rich locations.
    - The proportion of new apartments to low-density housing is projected to increase over the next 20+ years, making it easier to concentrate growth in centres.
    - Many seniors attracted to the region bring equity assets with them, easing the stress on younger generations to care for them financially. They also stimulate the economy through consumer spending.

Statutory Context

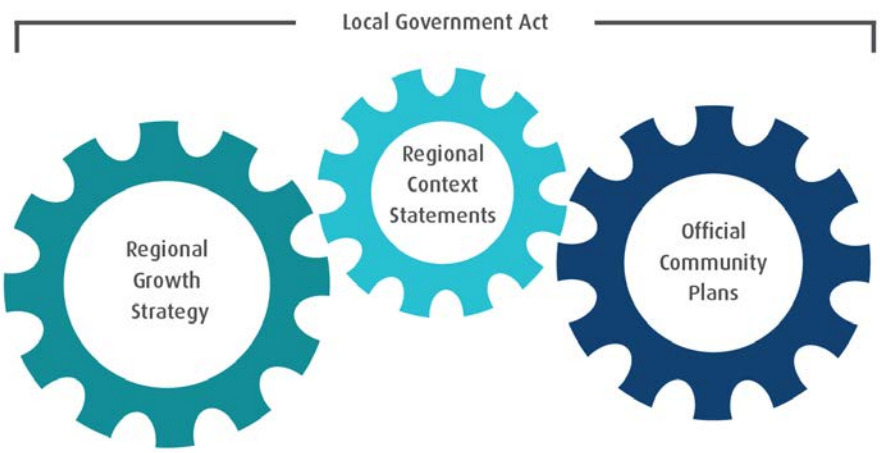
The RSS is an update to the 2003 Regional Growth Strategy and fulfills the legislative requirements for a regional growth strategy, as mandated by the *Local Government Act (LGA).* The *LGA* states: *the purpose of a regional growth strategy is to promote human settlement that is socially, economically and environmentally healthy and that makes efficient use of public facilities and services, land and other resources.*

The *LGA* specifies that a RGS must address housing, transportation, regional district services, parks and natural areas, and economic development. On the matter of greenhouse gas (GHG) emissions, a growth strategy must also include targets and policies. The RSS addresses all of these requirements.

The RSS includes a vision statement, targets, objectives, policies and actions. It deals with matters that either transcend municipal boundaries or involve regionally-delivered services and programs. It also identifies actions requested of partner agencies to support achievement of the vision.

Geographically, the RSS encompasses 13 Capital Region municipalities and the Juan de Fuca Electoral Area (JdF EA) *(Map 1: Growth Management Planning Area).* It does not apply to Salt Spring Island and the Southern Gulf Islands electoral areas as they fall under the planning jurisdiction of the *Islands Trust Act.*

Figure 4: Legislative Context of the RSS



Upon adoption of the RSS (Regional Growth Strategy), member municipalities update their Official Community Plans (OCPs) to include a Regional Context Statement (RCS) that identifies how policies of the applicable OCP relate to the RSS. If applicable, the RCS will identify how the "official community plan is to be made consistent with the regional growth strategy over time." (*Local Government Act, ec. 866 (2) (b)*) The CRD implements the RSS in the JdF EA by adopting OCPs that are consistent with the RSS bylaw. Once the RSS has been adopted, all bylaws and services undertaken by the CRD must be consistent with the RSS.

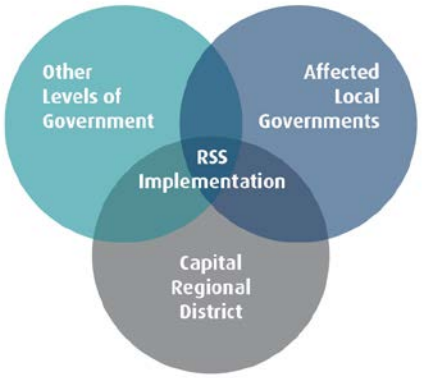
The CRD may enter into agreements to coordinate activities relating to implementation of a regional growth strategy (*Local Government Act, Sec. 868*).

Collaborative Context

Achievement of the RSS vision will require complementary and collaborative action by all – citizens, communities of interest, non-profits, institutions, government, First Nations, and businesses.

Some lands within CRD boundaries are not subject to local or regional land use planning regulation (including the RSS). Those lands include First Nation Reserves, Department of National Defense (DND), and the Victoria International Airport Authority. In addition, provincial regulations take precedence on the use of Crown lands and resources. Decisions relating to the use of these lands could have significant impact on regional settlement and transportation patterns and, conversely, regional decisions could impact the development potential of these lands. As such, there are shared interests on matters such as land use, transportation, and servicing.

Figure 5: Relationship of the RSS to Other Levels of Government



While First Nations and other land authorities are not obliged to participate in regional planning, there are many potential benefits to collaboration, including:

- enhanced and more effective intergovernmental coordination and collaboration, particularly around regional land use planning and transportation
- enhanced and more efficient infrastructure and service delivery
- advancing regional sustainability planning efforts
- creating a stronger voice for regional interests

The CRD acknowledges and respects that the Regional District lies within traditional territories of First Nations. Ten First Nations have reserve lands adjacent to the RSS Growth Management Planning Area and a further ten have traditional territories within the region. The RSS provides an opportunity to build relationships and explore opportunities for further cooperation. A few First Nations in the CRD are pursuing self-governance through BC's modern treaty process (BC Treaty); others are moving forward within their existing, historic Douglas Treaties to assert additional control and management of their reserve lands and to develop new and expanded land use and economic development planning and management capacities.

First Nation Reserves

- *Esquimalt Nation*
- *Malahat Nation*
- *Pacheedaht First Nation*
- *Boḱeć̓en First Nation (Pauquachin)*
- *Scia'new First Nation (Beecher Bay)*
- *Songhees Nation*
- *Tsartlip First Nation*
- *Tsawout First Nation*
- *Tseycum First Nation*
- *T'Sou-ke Nation*

The integrity of the RSS can be strengthened by First Nations participation in the plan development process on a government-to-government basis of mutual respect, cooperation and collaboration. The CRD is committed to striving towards a sustainable future that includes a continuous process of shared learning and collaboration with First Nations to advance initiatives that support mutual interests.

Relationship to Other CRD Plans and Services

The CRD provides services that support implementation of the RSS in a number of areas:

- Affordable housing
- Arts and culture
- Community and public health
- Drinking water and watershed management
- Emergency and protective services
- Liquid and solid waste management
- Parks and recreation
- Sustainability and climate change

The RSS is one among many Regional District plans and strategies. Due to its scope, focus on sustainability, and role as an 'umbrella' document, it integrates policy across the broad scope of plans and strategies developed by the CRD. Documents such as the Regional Transportation Plan, Pedestrian and Cycling Master Plan, Integrated Watershed Management Strategy, Liquid Waste Management Plan, Solid Waste and Resource Management Plan, Regional Parks Strategic Plan, Regional Green/Blue Spaces Strategy, Regional Housing Affordability Strategy, and numerous operational and management plans support implementation of the RSS.

Numerous plans and strategies currently being prepared will also complement the RSS, including the Climate Action Blueprint, Community Health and Wellbeing Research and Policy Plan, and the Food Systems Sub-Strategy.

Figure 6: Relationship of the RSS to other CRD Plans



As shown in Figure 6, the RSS complements (rather than reiterates) other plans and provides high level strategic direction on regional matters that are within the statutory mandate of a RSS. The RSS will guide the review and preparation of future plans.

The RSS identifies the potential for two new services to support achieving the objectives

- Regional transportation authority
- Regional food systems service

Establishment of a regional transportation authority was recommended in the Regional Transportation Plan. The design and management of the regional transportation network, services and facilities plays a critical role in achieving RSS objectives such as reducing GHG emissions, managing growth, fostering individual

community health and wellbeing, and cost-effective infrastructure and services. The RSS recommends that the mandate and governance of a transportation authority be further explored.

Public and stakeholder engagement during the review of the Regional Growth Strategy (2003) identified climate change impacts on regional food security as a key concern. As a result, further engagement was undertaken through the Food Systems Sub-Strategy process. A regional role for the CRD was identified as a key action needed to increase the capacity of the region to adapt to changes in the food supply system as a result of climate change.

This page left blank intentionally.

Part 3

Regional Land Use Policy Areas

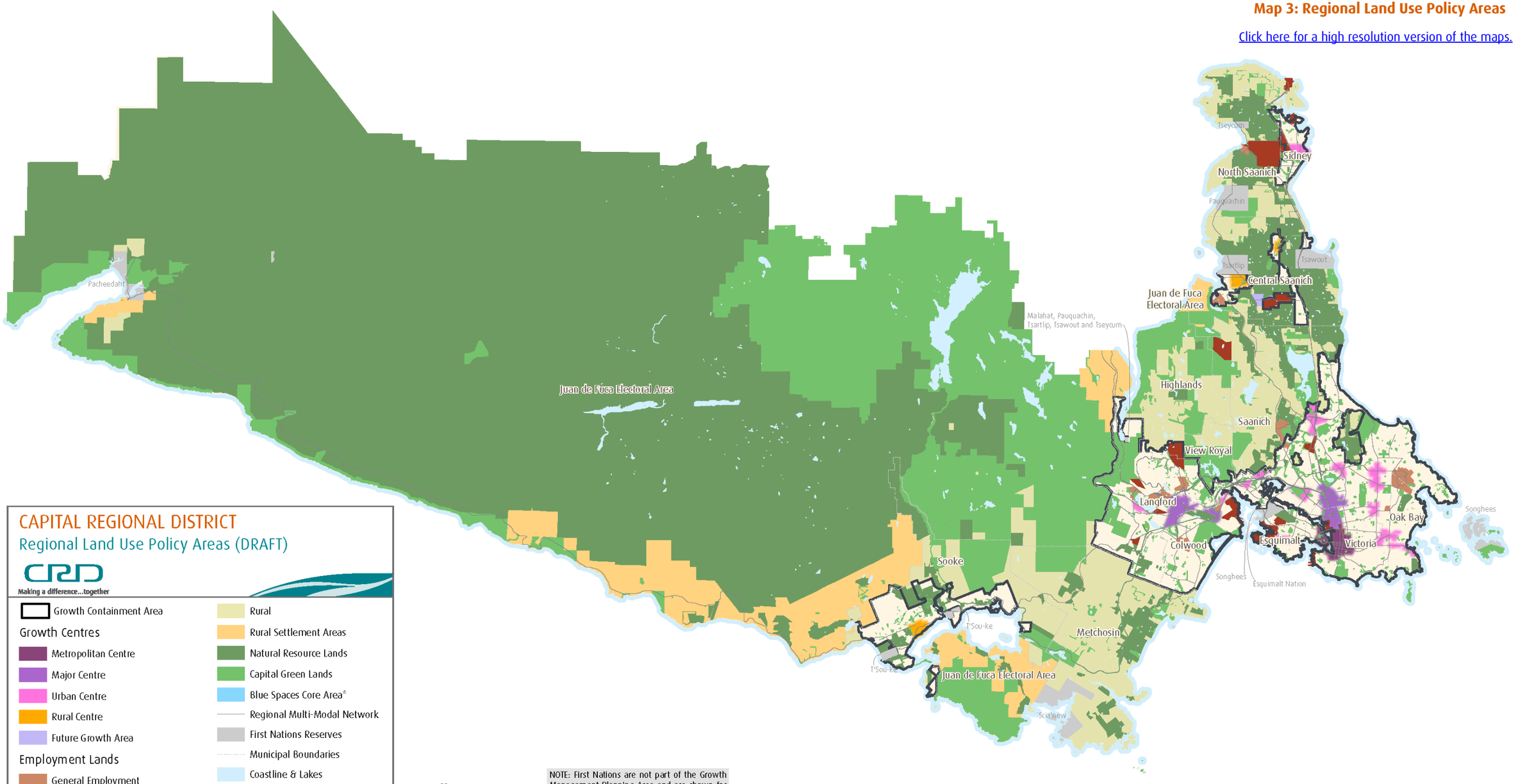
Regional Land Use Policy Areas and maps are key policy tools for implementing the RSS. The RSS establishes 10 land use and marine policy areas which are defined in the following sections and shown in Map 3: Regional Land Use Policy Areas. The Regional Land Use Policy Areas and Map 3 set out a broad land use framework that supports coordination of regionally significant land use patterns and transportation networks. It is noted that the full extent of uses provided for, may not, in some circumstances, be deemed appropriate by municipalities due to issues related to constraints identified at the local level (e.g., potential for natural hazards).

Each municipality will prepare a Regional Context Statement in their Official Community Plan (OCP) that will identify how the OCP relates to the RSS.

The official regional land use policy area maps are maintained by the Capital Regional District and may be viewed on the CRD website. They will be updated to incorporate changes to policy area boundaries that result from amendments to the RSS. The maps contained in the RSS are small-scale illustrations of the official land use policy area maps. Regional land use policy area boundaries are approximate and where such a boundary does not align with a legal boundary, the Agricultural Land Reserve boundary, a municipal Official Community Plan or zoning boundary, or a distinct geographic feature, the boundaries shown in the accepted Regional Context Statement prevails. Boundaries for Growth Centres are shown generally on the RSS land use policy area maps and may be defined more specifically by municipalities in municipal plans (e.g., Official Community Plans) and shown in Regional Context Statements. Once a RCS has been accepted by the Board, Growth Centre boundaries shown on RSS land use policy area maps will be refined to be consistent with those shown in the RCS. When a subsequent amendment to the boundaries of a Growth Centre does not require an amendment to the Regional Context Statement in accordance with Part 4, *Providing for Municipal Flexibility*, municipalities are requested to forward the boundary changes to the CRD.

Map 3: Regional Land Use Policy Areas

Click here for a high resolution version of the maps.



CAPITAL REGIONAL DISTRICT

Regional Land Use Policy Areas (DRAFT)

Making a difference...together

- Growth Containment Area

Growth Centres
- Metropolitan Centre
- Major Centre
- Urban Centre
- Rural Centre
- Future Growth Area

Employment Lands
- General Employment
- Industrial

- Rural
- Rural Settlement Areas
- Natural Resource Lands
- Capital Green Lands
- Blue Spaces Core Area*
- Regional Multi-Modal Network
- First Nations Reserves
- Municipal Boundaries
- Coastline & Lakes

NOTE: Blue Spaces Core Area to be identified through update to Green/Blue Spaces Strategy and subsequent RSS update

N W E S

Scale: 1: 225,000

Projection: UTM ZONE 10N NAD 83

NOTE: First Nations are not part of the Growth Management Planning Area and are shown for illustrative purposes only

NOTE: The full extent of uses provided for, may not, in some circumstances, be deemed appropriate by municipalities due to issues related to constraints identified at the local level (e.g., potential for natural hazards).

This page left intentionally blank.

Growth Containment Area (GCA)

This land use policy area is a refinement of the former Regional Urban Containment and Servicing Policy Area (RUCSPA) of the 2003 RGS. It identifies lands that will be supported for housing and employment growth. These are the areas where major new regional transportation and liquid waste service investments will be directed. The GCA is shown on *Map 4: Growth Containment Area.* The boundary of the GCA reinforces protection of agricultural lands, natural environments, natural resource lands and rural areas. It is the intent that higher density trip-generating development is to be directed to Growth Centres and/or to those General Employment Lands located within the GCA. It is noted that the Growth Containment Area may include lands vulnerable to natural hazards risks that may limit or eliminate development potential.

Where Capital Green Lands and Natural Resource Land Use Policy Areas overlap with the GCA, the land use policy for the Capital Green Lands and Natural Resource Land Use Policy Areas shall take precedence. Liquid waste service may be provided to such lands within the GCA provided it is for a purpose consistent with the purpose and intent of the Capital Green Lands and Natural Resource Lands land use policy areas.

Growth Centres

Growth Centres are an overlay designation of the Growth Containment Area land use policy area. Growth Centres are located along the Regional Multi-modal Network (RMN) and are intended to accommodate housing and jobs at densities that will support transit service consistent with the functions and characteristics set out in *Table 2: Growth Centres Functions and Characteristics.* Focusing growth in Growth Centres is key to: reducing community-based GHG

emissions; creating compact, complete, and connected communities; increasing equity in access to jobs, services, facilities and amenities; keeping infrastructure affordable; and reducing development pressure on rural lands and natural resource lands. Growth Centres are conceptually shown in *Map 5: Growth Centres, General Employment and Industrial Land.*

The RSS acknowledges that the region includes many different types of communities. The character, scale and role of Growth Centres reflect geographic, historic, economic and social contexts (*Table 2: Growth Centre Functions and Characteristics)*.

Four types of Growth Centres are established to reflect regional diversity:

1. Regional Metropolitan Centre
    - Victoria Core Area
2. Major Centres
    - Colwood Centre
    - Langford Centre
    - Uptown/Mayfair (Saanich/Victoria)
3. Urban Centres
    - Esquimalt Village
    - Hillside (Saanich/Victoria)
    - Oak Bay Village
    - Quadra McKenzie
    - Royal Jubilee
    - Royal Oak
    - Shelbourne
    - Sidney Centre
    - Tillicum
    - View Royal Centre
    - Westhills Mixed-Use Centre
4. Rural Centres
    - Brentwood Bay Commercial Core
    - Saanichton Commercial Core
    - Sooke Town Centre

Table 2: Growth Centre Functions and Characteristics

Functions and Characteristics	Regional Metropolitan Centre	Major Centre	Urban Centre	Rural Centre
Major Functions	o Provincial capital o Historical and cultural centre for region o Highest concentration of office employment in region o Regional and civic centre o Major tourism destination o The region's Downtown o Hub of services and amenities that serve regional and local markets (civic, institutional, retail, services, entertainment, arts, culture, recreation)	o Sub-regional centres and hubs of activity (retail, services, arts, culture, recreation) o Sub-regional concentration of office and commercial employment o Civic and community centre (e.g., municipal hall, library, community centre and recreation facilities)	o Concentration of local employment o Hub of activity within municipality (retail, services, arts, culture, entertainment, recreation) o May include civic centre o Sub-regional and local serving centres	o Typically have a historic basis o Small nodes that meet local residents' basic commercial and service needs
Land Use	o Medium to high density residential and employment development located in a walkable compact, mixed-use, transit-supportive centre o Highest density mixed-use development within 400 m radius from future rapid transit station o Mid to high-rise building form o Land use mix, urban design and public spaces that support active pedestrian-oriented street	o Medium to high density residential and employment development located in walkable compact, mixed-use, transit-supportive centres o Highest density mixed-use development within 400 m radius from future rapid transit station o Mid to high-rise building form o Land use mix, urban design and public spaces that support active pedestrian-oriented street	o Main street character o Medium density housing and employment development located in walkable compact, mixed-use, transit-supportive centres o Low to mid-rise building form o Land use mix, urban design and public spaces that support active pedestrian-oriented streets	o Village character o Low to medium density retail and service commercial development o May provide a limited amount of multi-family housing o Low to mid-rise building form

Table 2: Growth Centre Functions and Characteristics (2 of 2)

Functions and Characteristics	Regional Metropolitan Centre	Major Centre	Urban Centre	Rural Centre
Transportation	o International gateway to region including harbours o Land use and densities that support future higher-order dedicated rapid transit o Regional multi-modal transportation hub served by future rapid transit and multiple Frequent Transit Network connections o Arterial and major road network access o High quality pedestrian and cycling facilities o Parking strategies that support high quality pedestrian environments and address the needs of businesses	o Land use and densities that support future higher-order dedicated rapid transit o Regional multi-modal transportation hub served by future rapid transit and multiple Frequent Transit Network connections o Arterial and major road network access o High quality pedestrian and cycling facilities o Parking strategies as per Regional Metropolitan Centre	o Development densities and land use mixes that support frequent transit service (10-20 minute headways) o Multi-modal network o Transportation network and vehicular circulation that is compatible with adjacent residential areas o High quality pedestrian and cycling facilities o Parking strategies as per Regional Metropolitan Centre	o Regional multi-modal transportation hub o Typically served by a single bus route o Parking strategies as per Regional Metropolitan Centre
Parks, Public Realm and Open Space	o Provincially and regionally significant public gathering places and parks that support social interaction, enhance the vitality of the centre and reinforce sense of place o High quality connections with the regional trail system through greenways, green streets, etc. o High quality public realm design that supports pedestrian activity, street vitality, access to natural areas and integrates ecological corridors	o Public gathering places and parks that support social interaction, enhance the vitality of the centre and reinforce sense of place o Regional trail system and public realm characteristics as per Regional Metropolitan Centre	o Public gathering places and parks that support social interaction, enhance the vitality of the centre and reinforce sense of place o Regional trail system and public realm characteristics as per Regional Metropolitan Centre	o Public gathering places as per Urban Centre o Parks and open spaces integrated throughout the centre

Future Growth Area

This land use policy area includes lands identified to accommodate future employment growth and intended to have full urban services (water and sewer) and infrastructure. Future Growth Areas may be re-designated as GCA in *Map 4: Growth Containment Area* in conjunction with a re-designation to General Employment and/or Industrial Lands on Map 5: Growth Centres, General Employment and Industrial Land subject to approval of a Minor Amendment to the RSS in accordance with the provisions of Part 4, Type 3 Minor Amendments.

General Employment Lands

This land use policy area includes lands located on the Regional Multi-modal Network (RMN) that accommodate significant employment in nodes located outside a Growth Centre. Butchart Gardens is not on the RMN but is included because of its significance as a regional employer and destination. General Employment Lands may include lands intended predominantly for light industrial, major institutions, commercial and other employment related uses that support the regional economy. General Employment Lands may also accommodate residential and commercial development co-located with the primary employment uses. General Employment Lands located within the Growth Containment Area are intended to accommodate medium to high densities of employment. General Employment Lands are conceptually shown in *Map 3: Regional Land Use Policy Areas* and in *Map 5: Growth Centres, General Employment and Industrial Land.*

Industrial Lands

This land use policy area includes regionally significant lands that should be protected for long-term industrial use. Residential and commercial development within Industrial Lands should be restricted to caretaker and support commercial for employees. Industrial Lands are conceptually

shown in *Map 3: Regional Land Use Policy Areas* and on *Map 5: Growth Centres, General Employment and Industrial Land.*

Rural Settlement Areas (RSA)

This land use policy area includes existing and potential rural residential, local commercial and industrial land uses identified in the OCPs for the JdF EA in place at the time of the adoption of the RSS and shown on *Map 9: Rural and Rural Settlement Areas.*

Rural Lands

This land use policy area includes areas of existing rural residential, commercial and industrial development. Rural Lands do not include lands located within the ALR or other Natural Resource Lands. The Rural Lands Policy Area is intended for low or no growth that maintains the rural landscape. These areas have limited access to transportation and servicing infrastructure, transit service or other community services and facilities. Rural Lands are not intended to become future urban areas and are shown in *Map 9: Rural and Rural Settlement Areas.*

Natural Resource Lands

This land use policy area includes land within the Agricultural Land Reserve (ALR), Privately Managed Forest Land (PMFL) and Crown forestry lands and is shown on *Map 8: Natural Resource Lands.* Natural Resource Lands are intended for forestry and agricultural uses and complementary industrial and small-scale uses.

Capital Green Lands

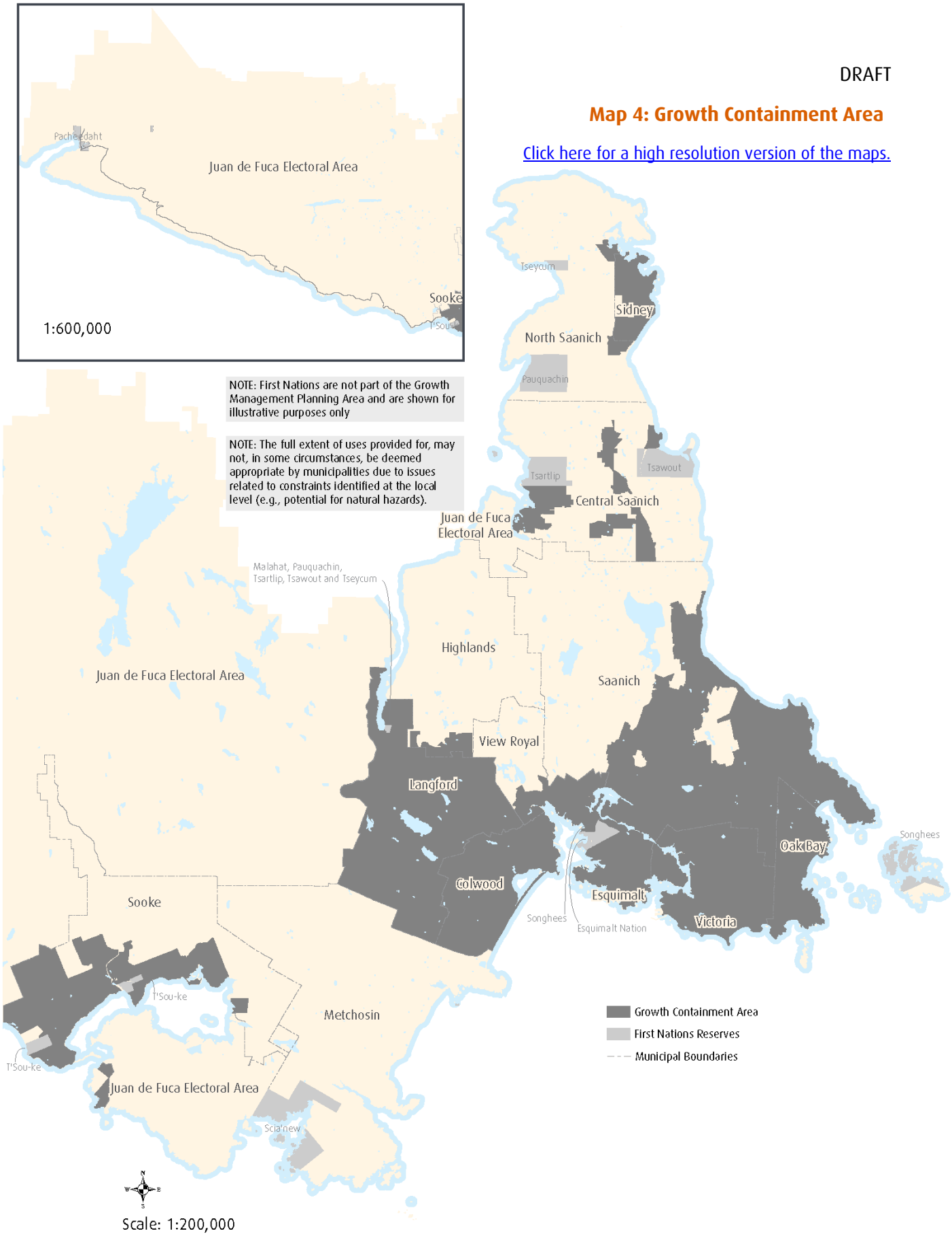
This land use policy area includes major federal, provincial regional and municipal parks and ecological reserves that are protected for ecological and recreational purposes. CRD Water Supply Area Lands (catchment and other) are included to protect water supply. Lands in this policy area are shown on *Map 7: Capital Green Lands and Blue Spaces Core Area.*

Blue Spaces Core Area

This policy area indicates marine water and tidal zones having regional and/or national ecological value as identified in the Regional Green/Blue Spaces Strategy. *Map 3: Regional Land Use Policy Areas and Map 7: Capital Green Lands and Blue Spaces Core Area.*

Map 4: Growth Containment Area

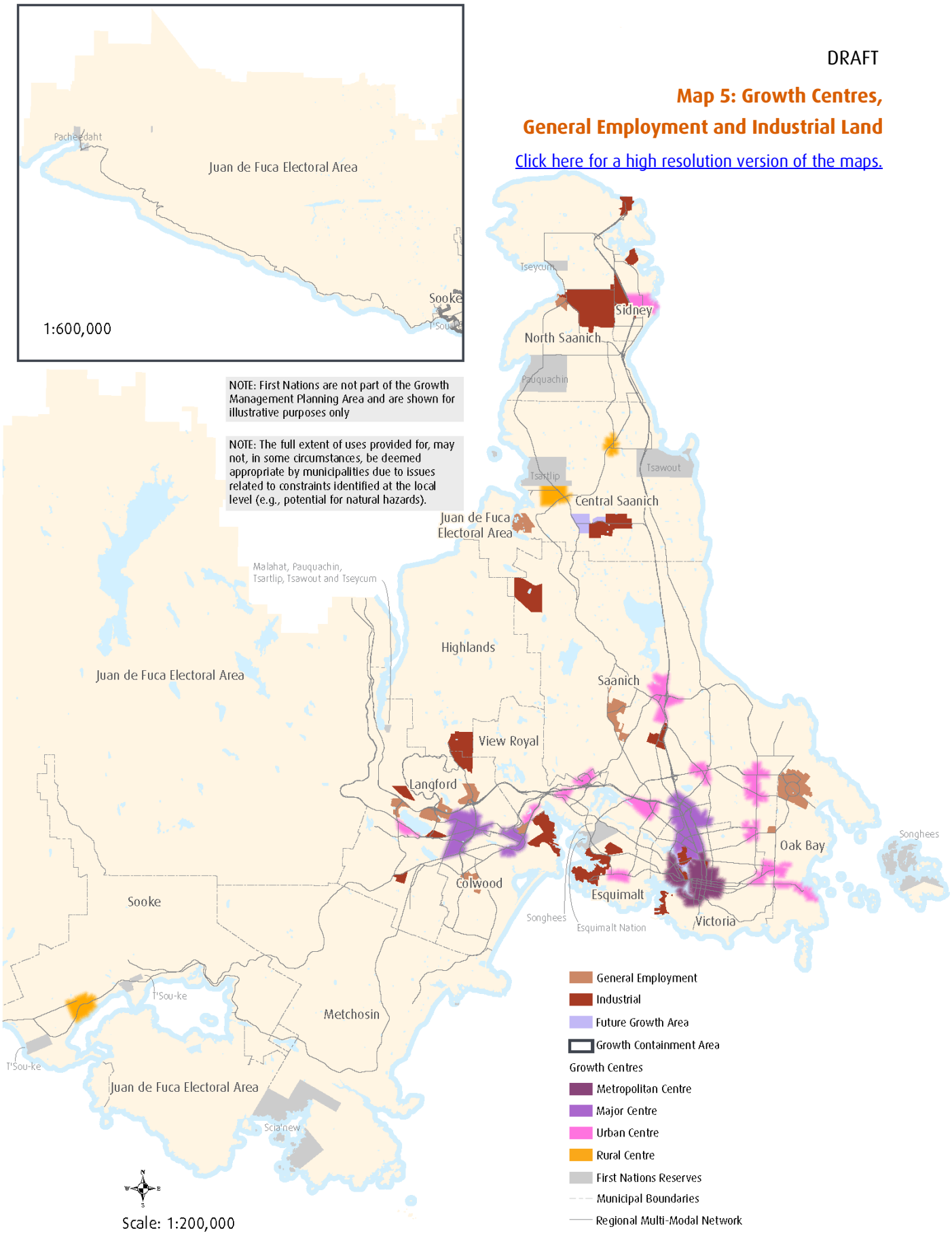
Click here for a high resolution version of the maps.



DRAFT

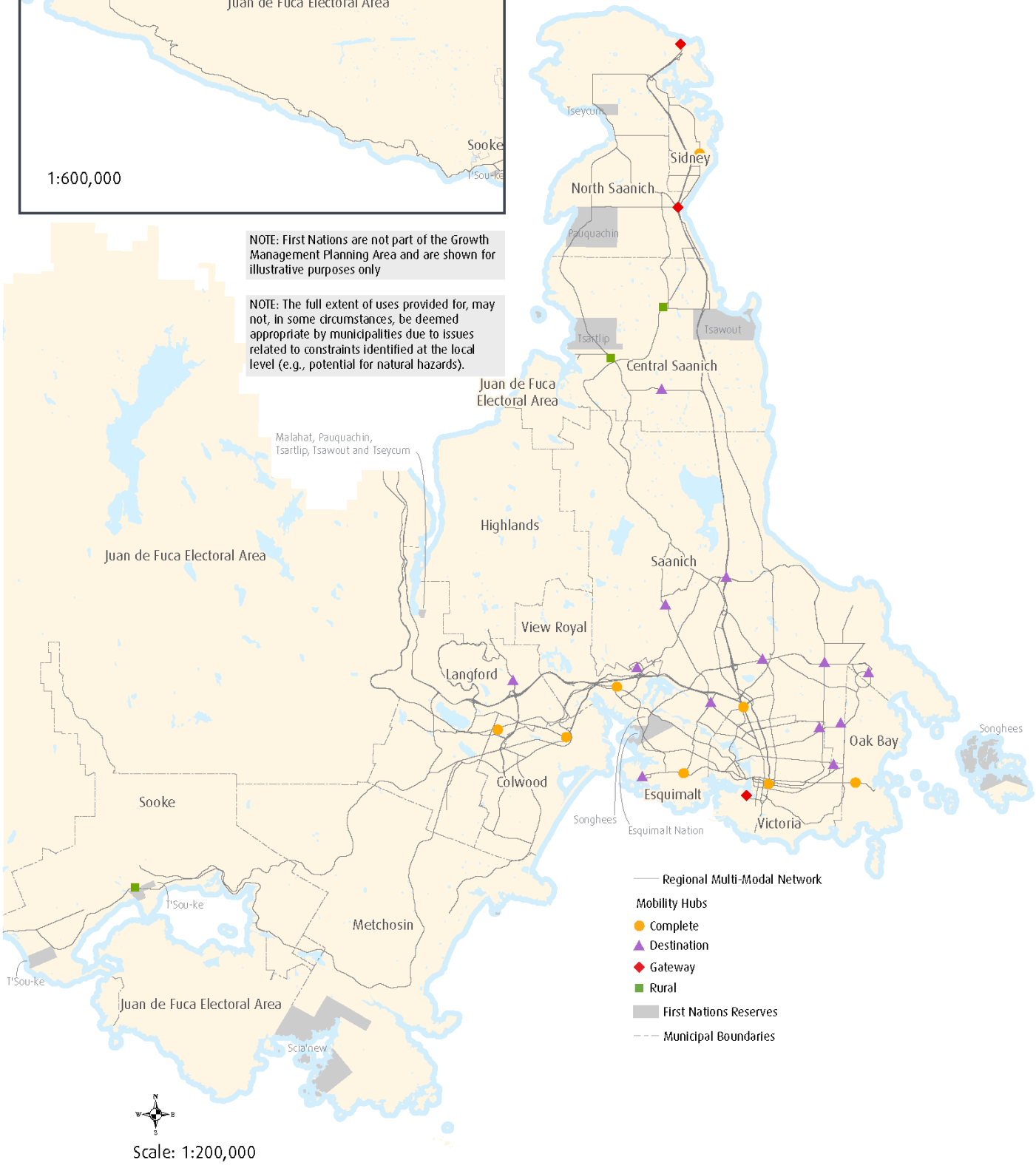
Map 5: Growth Centres, General Employment and Industrial Land

[Click here for a high resolution version of the maps.]



Map 6: Regional Multi-modal Network with Mobility Hubs

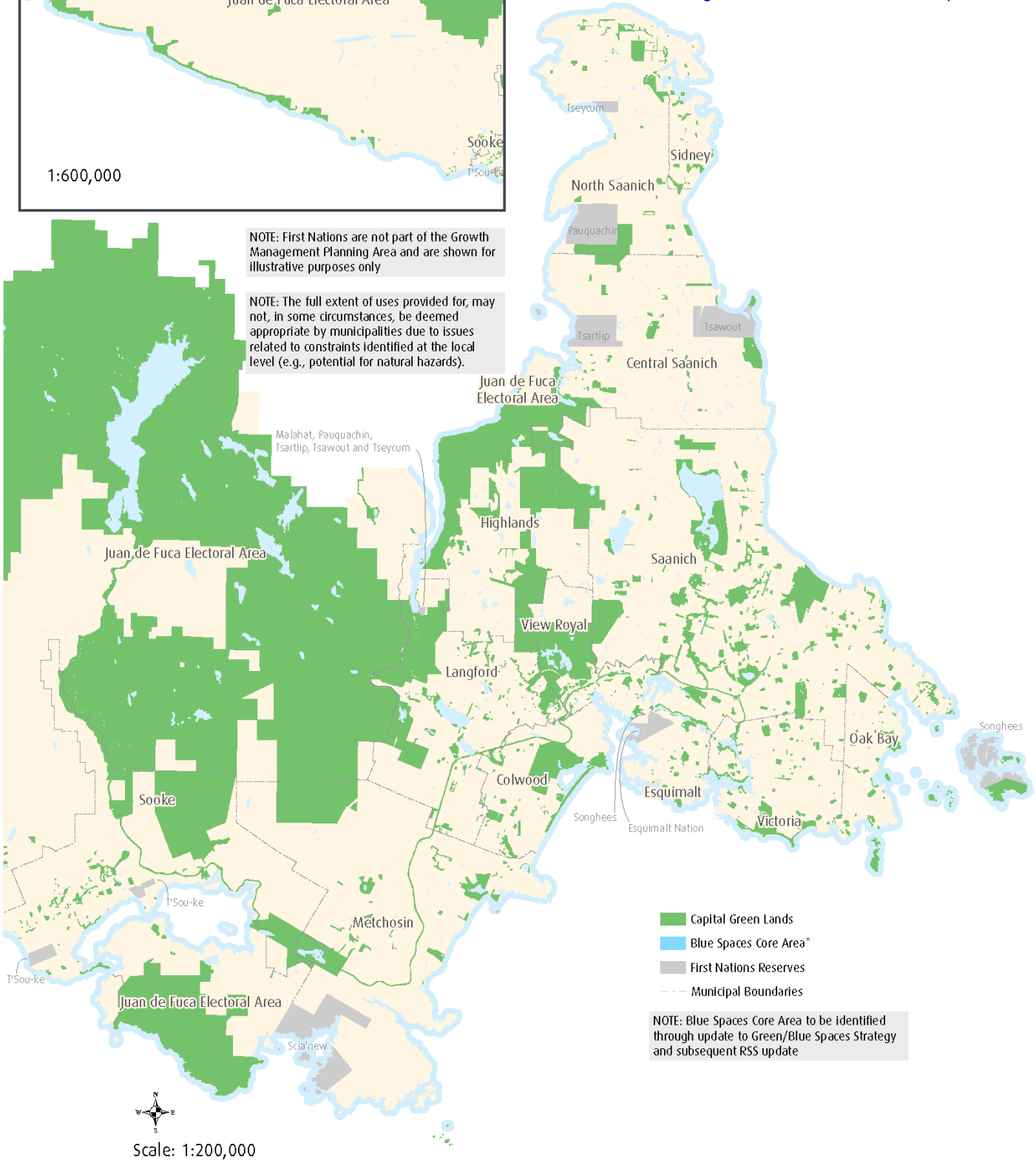
[Click here for a high resolution version of the maps.]



DRAFT

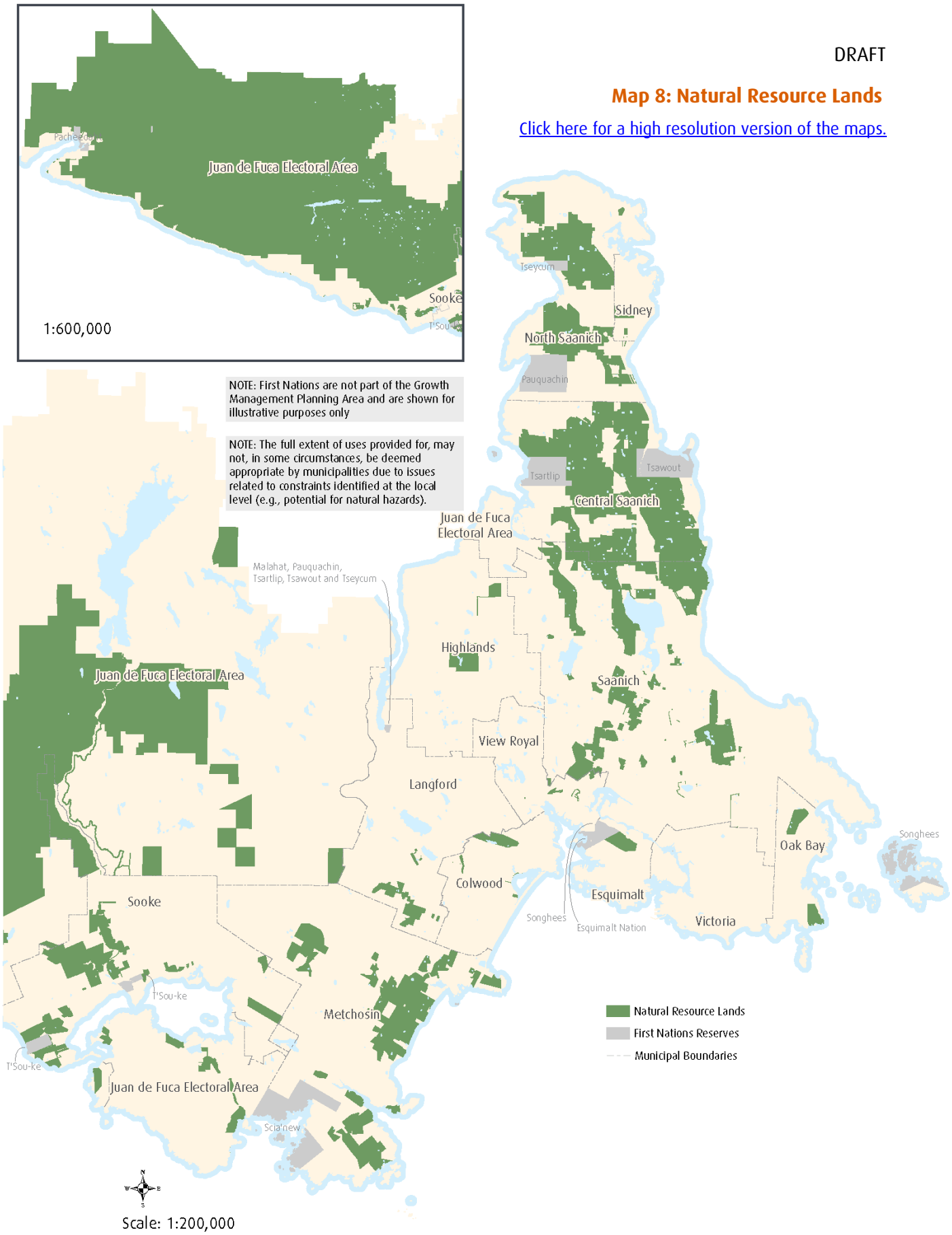
Map 7: Capital Green Lands & Blue Spaces Core Area

[Click here for a high resolution version of the maps.]



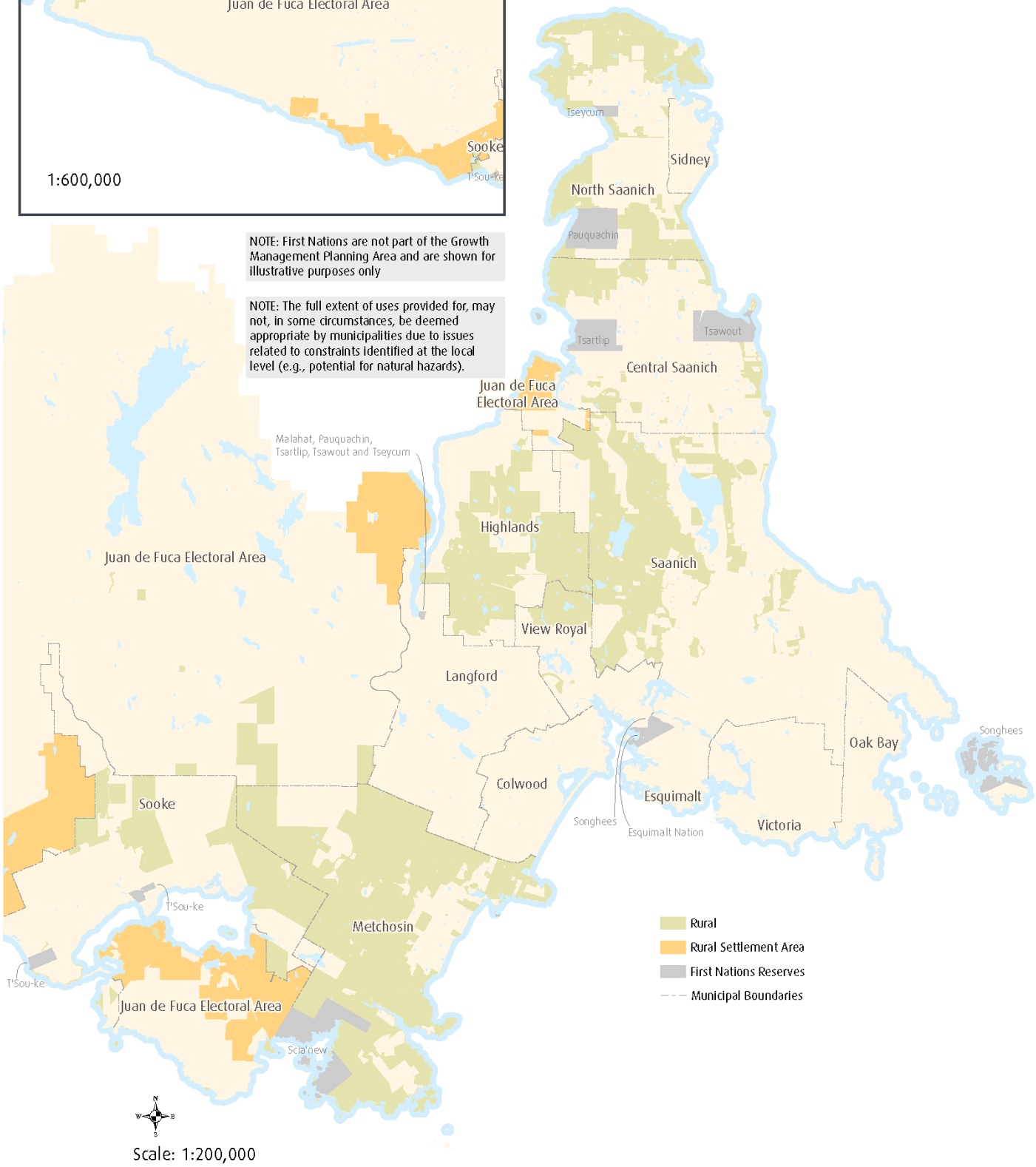
Map 8: Natural Resource Lands

Click here for a high resolution version of the maps.



Map 9: Rural and Rural Settlement Areas

Click here for a high resolution version of the maps.



This page left blank intentionally.

Part 4

Objectives, Policies, Actions

The RSS sets out six objectives aimed at achieving the regional vision. Policies and actions are identified for each objective that will support progress towards meeting the objective. There are four types of actions identified in the RSS, reflecting the collaborative nature of the Strategy:

- **Actions the CRD agrees to undertake.** These actions will inform future business planning and updates to other CRD plans and strategies including the Corporate Strategic Plan.
- **Actions with which local municipalities will identify OCP relationship in their Regional Context Statements (RCS).** In accordance with the Local Government Act, Sec. 866, the RCS will identify the relationship between the OCP and the RSS or how the OCP will be made consistent with the RSS over time. It is acknowledged that individual RCSs will reflect local circumstances and community aspirations as they relate to the RSS.
- **Actions local municipalities are requested to support.** These include actions that support achieving RSS sustainability objectives but address matters that may not be included in an official community plan. Each municipality may wish to take a different approach to supporting RSS initiatives that have not been identified for inclusion in the RCS. A municipality may choose to include requested actions in their RCS, choose to support the action in another way or determine that the action is not appropriate and/or relevant to their municipal context.
- **Actions provincial and federal agencies and utilities are requested to support.** These actions identify key areas where collaboration with other levels of government and utilities are needed to advance implementation of RSS actions. For example, this includes requests to invest in programs and infrastructure that is typically beyond local government capacities or authority.

Actions identified in this RSS do not commit the CRD, local municipalities or provincial and federal agencies to ensure funding and resources are in place to support implementation. Undertaking new services or projects to implement this RSS is subject to budgets, work plans and available funding.

Objective 1

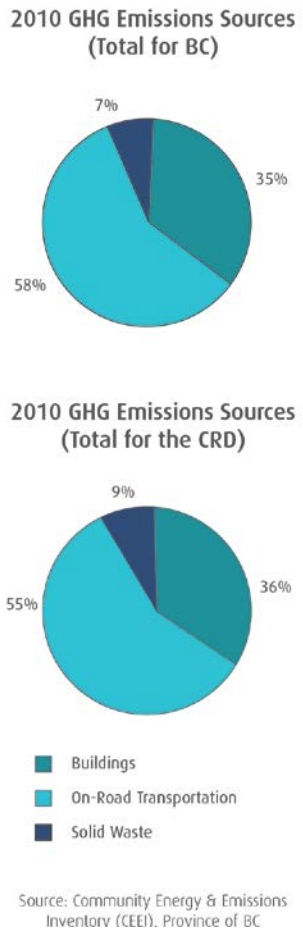
Significantly reduce community-based greenhouse gas emissions

Climate change poses a significant risk to the region. Although the region cannot, on its own, reduce those risks, it can take action that combined with the efforts of others, could make a difference. Reducing GHG emissions requires action on many fronts. Bold, coordinated, consistently applied action focusing on people, land use, transportation, infrastructure and technology is required. The CRD and member municipalities have a long history of taking action to reduce GHG emissions and energy use and the RSS sets out a program to build on earlier initiatives.

In the Capital Region, GHG emissions come from the transportation system, the heating, cooling and lighting of buildings, and waste (Figure 7: *GHG Emissions Sources*). Key RSS climate-related actions focus on:

- Reducing energy demand (e.g., increasing transit and active transportation, multi-storey buildings)
- Increasing energy efficiency (e.g., improving building construction, district energy systems)

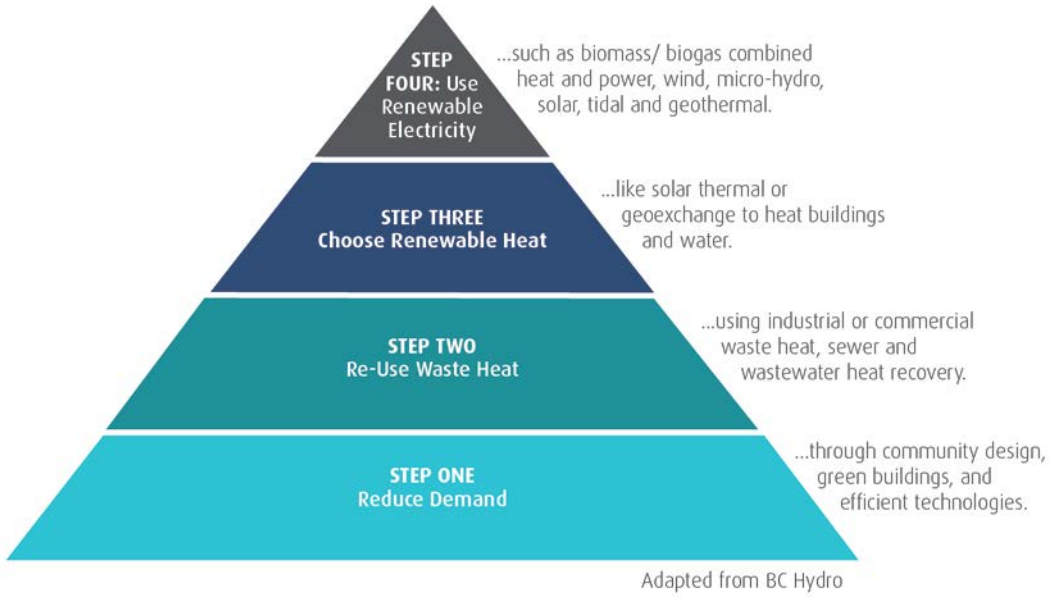
Figure 7: Greenhouse Gas (GHG) Emissions Sources



Source: Community Energy & Emissions Inventory (CEEI). Province of BC

- Reducing waste and using it as an energy source (e.g., waste heat, methane, biomass)
- Switching from fossil fuels to clean energy sources (e.g., hydro-electricity, wind, solar, biomass)

Figure 8: Reducing Fossil Fuel Dependencies at the Community Level



The CRD and local governments have long standing commitments to make decisions, target investments, and build capacity for reducing the use of fossil fuels and expanding the clean energy economy. The RSS builds on those commitments by setting the stage for increased generation of renewable energy.

Leadership can also be demonstrated by integrating energy production into local government operations. This can be done with photovoltaic cell installation on rooftops, landfill gas utilization, or micro-hydro in water storage and supply. Further, policy and regulatory support by local governments can reduce barriers to private sector investment in clean energy systems.

The RSS recognizes the potential for 'low carbon hubs' to advance reduction of community-based GHG emissions. 'Low carbon hubs' are places where:

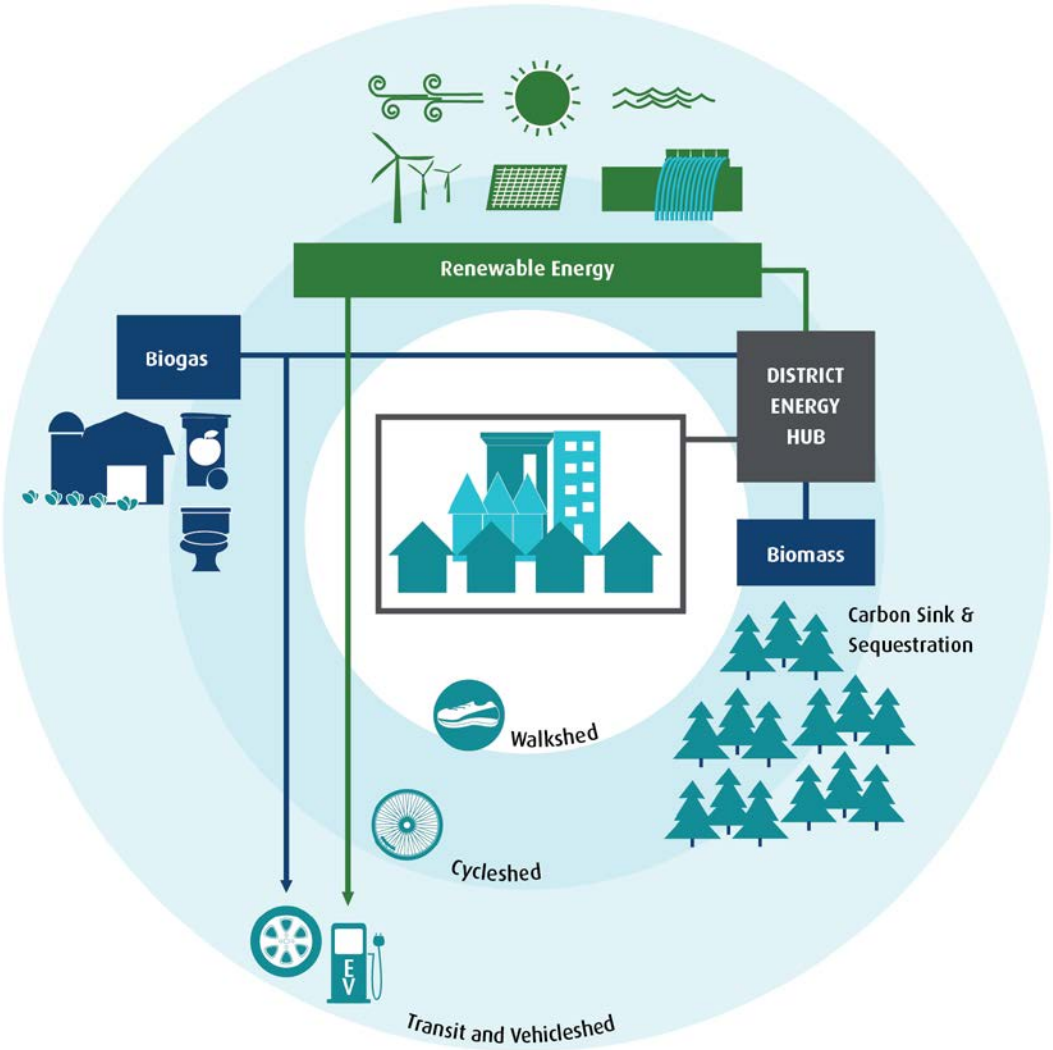
- a wide range of housing, jobs, goods, services and amenities are located within walking distance
- transportation facilities for walking, biking and transit are prioritized
- traveling by public transit to regional destinations is feasible and convenient
- facilities for low/zero-emissions vehicles are prioritized
- land use mixes and size of development makes clean district energy systems, renewable energy and use of waste heat viable

Increasing building and infrastructure energy efficiencies is fundamental to achieving significant GHG emissions reductions. Energy recovery from waste allows for closed loop systems that can reduce GHG emissions, and increase energy efficiencies. Eco-industrial developments further contribute to waste reduction by creating environments that support synergies between businesses. For example, one business will use waste from another business and transform it into useable products. Eco-industrial developments also foster new business opportunities.

Forested lands, the urban forest, agricultural lands and marine environments (e.g., eelgrass) play a role in sequestering carbon.

Monitoring and reporting corporate and community-based GHG emissions will increase public awareness of the need to invest in projects and programs that steadily increase reductions in GHG emissions. This includes creating the conditions that support sustainable lifestyle choices and behaviours for individuals and communities.

Figure 9: Low Carbon Community Archetype



Source: Adapted from Sustainability Solutions Group

Increasing local food production offers another way to decrease regional GHG emissions. Promoting local food production and access to it (e.g., farmers markets) reduces GHG emissions resulting from importing food long distances, increases carbon capture opportunities and increases food security. It also provides an important opportunity to educate citizens about the environmental and health benefits of purchasing local food.

Full-cost accounting for new, retrofit and upgraded infrastructure and facilities takes into account on-going and long-term costs, such as operation and maintenance expenses. This provides a sound basis for comprehensively assessing the costs and benefits of building 'green' (i.e., energy and water efficient). Full-cost accounting adds other dimensions by including social, cultural, and environmental considerations along with economic ones.

Objectives 4 *(Foster individual and community wellbeing*) and 5 (*Preserve and enhance our natural environment*) identify factors that should be considered in a full-cost accounting approach, such as the fair treatment of all residents and the maintenance of a healthy natural environment. For example, it will be important to ensure that climate-related actions do not exacerbate the challenges experienced by vulnerable populations due to increased costs or other factors.

GHG Reduction Target

The CRD and local municipalities will, in partnership with senior governments, local residents and businesses, non-governmental organizations (NGOs), external agencies and utility providers, reduce community GHG emissions by 33% (from 2007 levels) by 2020 and 58% by 2038. *NOTE: Proposed targets will be determined following elected official, stakeholder and public consultation. Environmental Services staff is currently working on proposed targets relating to longer term greenhouse gas emissions and this information will be incorporated once work has been completed.*

The CRD's primary strategies for achieving the 33% reduction target focus on directing investment to existing Growth Centres and General Employment Lands (*Map 5: Growth Centres, General Employment and Industrial Land)* to support:

- active transportation modes, transit service and zero-emission vehicles
- provision of clean district energy

The CRD will also reduce GHG emissions through the design, operations and management of its infrastructure and facilities. In particular, where opportunities exist, energy recovery from liquid waste will continue. The update of the Integrated Solid Waste Management Plan is evaluating opportunities for resource recovery from solid waste, including energy recovery.

Efforts by local municipalities will be directed towards focusing growth in mixed-use Growth Centres and on ensuring that residents can conveniently and safely travel by bus or by foot, bicycle and other forms of active transportation to get to regional destinations while ensuring the efficient movement of goods and services. In addition, local municipalities support the intensification of General Employment Lands and participate in initiatives that enhance access to transit and active transportation. Local municipalities are also requested to support renewable energy facilities, such as, charging stations for zero-emissions vehicles and clean energy district systems in Growth Centres and General Employment Lands.

Local municipalities will support reduced use of fossil fuels in public and private sector buildings by encouraging use of renewable energy, clean district energy systems and energy efficient technologies in new and existing buildings.

By working with senior government partners, regulated utilities and others, the CRD and local municipalities will lead through example and strive to meet the BC Climate Action Charter targets for the reduction of GHG emissions from regional and municipal infrastructure.

Policy 1.1

Develop Growth Centres and General Employment Lands as 'low carbon hubs'

Actions

We, the CRD, agree to:

1.1.1 Develop criteria and standards for "low carbon hubs" in Growth Centres and General Employment Lands suitable for the regional context.

1.1.2 Work with municipalities and the province to provide facilities, services and programs that encourage a greater share of trips within and to Growth Centres and General Employment Lands, to be made by walking, cycling, transit, and low-to-zero-emissions and multiple- occupancy vehicles.

1.1.3 Pursue opportunities to create public/private partnerships to establish clean district energy systems for new development and retrofit projects.

1.1.4 Monitor and report annually on the status of CRD investments related to clean energy infrastructure, transportation infrastructure, and facilities needed to support the following travel choices to and within Growth Centres and General Employment Lands:

- walking
- cycling
- transit
- low-to-zero emissions vehicles

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

1.1.5 Establish land use mixes and density thresholds that support a greater share of trips to Growth Centres and General Employment Lands to be made by walking, cycling, and transit, and low/zero emissions and multi-occupancy vehicles.

Local municipalities, utilities, provincial and federal agencies are requested to:

1.1.6 Support and encourage the provision of renewable energy facilities and clean district energy systems, especially within Growth Centres and General Employment Lands.

1.1.7 Advance provision of clean district energy systems and facilities to support the use of low/zero emissions vehicles in Growth Centres and on General Employment.

1.1.8 Invest in transportation infrastructure and facilities that support the following travel choices to and within Growth Centres and General Employment Lands:

- Walking
- Cycling
- Transit
- Low/zero-emissions vehicles

1.1.9 Participate in public/private partnerships to establish clean district energy systems for new development and retrofit projects.

Policy 1.2

Increase generation of renewable energy

Actions

We, the CRD, agree to:

1.2.1 Pursue opportunities to establish a regional utility to plan, manage and deliver renewable and clean district energy.

1.2.2 Initiate development of strategies with utility providers (BC Hydro, Fortis, etc.) on actions to achieve net zero GHG emissions from existing and new energy sources.

1.2.3 Develop programs to support the use of alternative renewable energy generation technologies and clean district energy systems.

1.2.4 Support energy retrofits that incorporate green building standards in the design and construction of CRD buildings and support green building construction standards for privately-owned buildings.

1.2.5 Develop renewable energy public education and outreach programs to reduce GHG emissions.

1.2.6 Provide input to approving authorities on measures to mitigate potential community impacts of proposed renewable energy generation projects in the region.

1.2.7 Adopt OCPs for the JdF EA that facilitate renewable energy generation projects on Natural Resource Lands that address environmental and community impacts.

Local municipalities, provincial and federal agencies and public utilities are requested to:

1.2.8 Support the use of renewable energy generation technologies and clean district energy systems.

1.2.9 Develop programs to support the use of alternative renewable energy generation technologies and clean district energy systems.

1.2.10 Partner with the CRD on renewable energy public education and outreach programs to reduce GHG emissions.

1.2.11 Partner with the CRD and affected municipalities regarding proposed renewable energy generation projects in the region.

1.2.12 Partner with the CRD to establish a clean energy district regional utility.

Policy 1.3

Increase energy efficiency and recovery from retrofits and new development

Actions

We, the CRD, agree to:

1.3.1 Advance provision of clean district energy systems and facilities to support low/zero-emissions vehicles for developments located in Growth Centres, or on General Employment Lands or Industrial Lands.

1.3.2 Evaluate the feasibility of energy recovery opportunities from waste generated by regional infrastructure, utilities and facilities.

1.3.3 Evaluate CRD housing design and construction projects based on a full cost-costing approach.

1.3.4 Develop strategies to increase energy and water use efficiency of retrofits and new construction for residential, industrial, commercial developments.

1.3.5 Evaluate the energy and water use efficiency of CRD buildings and undertake retrofits that maximize energy and water use efficiency.

1.3.6 Support the use of green building standards in the design and construction of new buildings and support energy retrofits for existing buildings.

1.3.7 Increase awareness and develop tools to educate building code officials, local governments and the industry about how to meet energy code standards.

Local municipalities are requested to:

1.3.8 Support the use of green building standards in the design and construction of new buildings and for energy retrofits for existing buildings.

1.3.9 Support for the use of green infrastructure in public projects that reduce energy use, water consumption, and minimize waste.

1.3.10 Promote eco-industrial development in appropriate locations.

1.3.11 Participate in CRD initiatives to promote awareness and develop tools to educate building code officials, local governments and the industry about how to meet energy code standards.

The Province and BC Hydro are requested to:

1.3.12 Advance provision of clean district energy systems and facilities to support low and/or zero emissions vehicles for developments located in Growth Centres and on General Employment and Industrial Lands, where feasible.

1.3.13 Support the use of green infrastructure in public projects to reduce energy use, water consumption, and waste generation.

1.3.14 Participate in CRD initiatives to promote awareness and develop tools to educate building code officials, local governments and the industry about how to meet energy code standards.

Policy 1.4

Design, manage, fund and operate the region's transportation system, infrastructure, utilities and facilities to reduce GHG emissions

Actions

We, the CRD, agree to:

1.4.1 Advance implementation of the RMN and travel demand management strategies, transit priority measures, ride-sharing and car-sharing programs.

1.4.2 Develop strategies and action plans to achieve net zero GHG emissions from corporate fleet and transportation, buildings and general operations.

1.4.3 Identify full costs and benefits associated with public sector projects.

1.4.4 Adopt OCPs for the JdF EA that support the development and implementation of ride-sharing programs.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

1.4.5 Contribute to reduced community-based GHG emissions through measures such as the design and implementation of municipal transportation systems, travel demand management strategies, transit priority measures, ride-sharing and car-sharing programs.

1.4.6 Enhance and manage municipal infrastructure to support walking, cycling, transit, and multiple-occupancy vehicles.

Local municipalities are requested to:

1.4.7 Identify full costs and benefits associated with public sector projects.

1.4.8 Develop strategies and action plans to achieve net zero GHG emissions from corporate fleet and transportation, buildings and general operations.

BC Transit and other provincial and federal agencies are requested to:

1.4.9 Invest in improved transit service to support trips to and from Growth Centres and General Employment Lands.

1.4.10 Invest in transportation infrastructure and facilities that support travel choices that maximize reductions of GHG emissions.

1.4.11 Invest in improvements and maintenance of critical regional infrastructure.

1.4.12 Identify full costs and benefits associated with public sector projects.

1.4.13 Develop strategies and action plans to achieve net-zero GHG emissions from corporate fleet and transportation, buildings and general operations.

Policy 1.5

Protect the carbon sequestration value of natural resource lands and the regional tree canopy

Actions

We, the CRD, agree to:

1.5.1 Support retention and expansion of the regional tree canopy.

1.5.2 Collaborate with the province to develop indicators and targets to measure the carbon sequestration of forested lands.

1.5.3 Adopt OCPs for the JdF EA that include policies that support the maintenance and protection of the carbon sequestration capacity of forested lands.

Impacts of Climate Change

- *Sea level rise*
- *Increased frequency of severe weather events, droughts, flooding, and wildfires*
- *Widespread damage to buildings, infrastructure and the environment*
- *Reduced availability of potable water*
- *Agricultural crop losses*
- *Increased stress/ damage to habitat and natural ecosystems*
- *Prolonged exposure to invasive species and pests*

Provincial and federal agencies are requested to:

1.5.4 Provide detailed forest inventory data to support the development of indicators and targets for carbon sequestration measurement of forested lands.

Policy 1.6

Build healthy and resilient food and agriculture systems

Actions

We, the CRD, agree to:

1.6.1 Develop strategies and action plans to increase local food production.

1.6.2 Pursue waste management strategies that provide farmers and food growers with access to the region's organic waste materials.

1.6.3 Facilitate increased regional food and agriculture security.

1.6.4 Adopt OCPs in the JdF EA that:

- Facilitate increased regional food and agriculture security.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

1.6.5 Support local food production and address potential land use conflicts.

Local municipalities, provincial and federal agencies are requested to:

1.6.6 Participate in the development of strategies and action plans to increase local food production.

1.6.7 Participate in development of waste management strategies that provide farmers and food growers with access to the region's organic waste materials.

Policy 1.7

Measure and report on corporate and community-based GHG emissions and energy use in the region

Actions

We, the CRD, agree to:

1.7.1 Measure corporate GHG emissions associated with corporate regional and sub-regional service delivery.

1.7.2 Report out on both corporate and community-based GHG emissions for the region.

1.7.3 Reinforce the region's commitments to the Climate Action Charter.

1.7.4 Benchmark and report on energy use in CRD buildings.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

1.7.5 Reduce GHG emissions and energy use.

Local municipalities and utilities are requested to:

1.7.6 Maintain their commitments to the Climate Action Charter.

1.7.7 Benchmark and report on energy use in municipal/utility buildings.

Provincial and federal agencies are requested to:

1.7.8 Maintain the Community Emissions and Energy Inventory.

1.7.9 Benchmark and report on energy use in their buildings.

Objective 2

Be resilient to climate change impacts and natural hazards

While Objective 1 provides a roadmap for reducing GHG emissions in the region, Objective 2 focuses on increasing regional resilience to the impacts of climate change and natural hazards such as sea level rise, severe weather events, wildfires, drought, flooding, earthquakes, tsunamis and subsidence. Adapting, responding and recovering from such events requires regional cooperation and collaboration and strong communities. Being proactive is smart, economical and signals to younger generations that critical decisions made today have their best interests at heart – that something can and will be done to prepare for a changing future.

Development areas, buildings, transportation infrastructure, and water, wastewater and energy utilities will be impacted by climate change and natural hazards. Within the scope of their authority, local governments need to address natural hazards risks when considering land use and development policies and decisions. Infrastructure and utilities need to be designed, managed and operated to reduce risk of transportation and service disruptions.

Climate change also poses a serious threat to reliable access to food worldwide. It will become increasingly important to offset uncertainty of food availability as climate change impacts global food-producing regions and potentially disrupts current supply and distribution systems. In this region, droughts, flooding, pests and invasive species are all potential climate change impacts that could affect food-producing lands.

Increasing food security requires first and foremost, protection of farm and food lands. Without a strong and stable land base, it is difficult to significantly increase food production. Protection of the existing agricultural land base is key, as is finding ways to support farmers and increase agricultural production. Increasing opportunities for urban agriculture can help address the need to increase local food production. Productivity and viability can also be improved by advancing innovation, diversifying agricultural businesses, and improving access to water and organic waste materials.

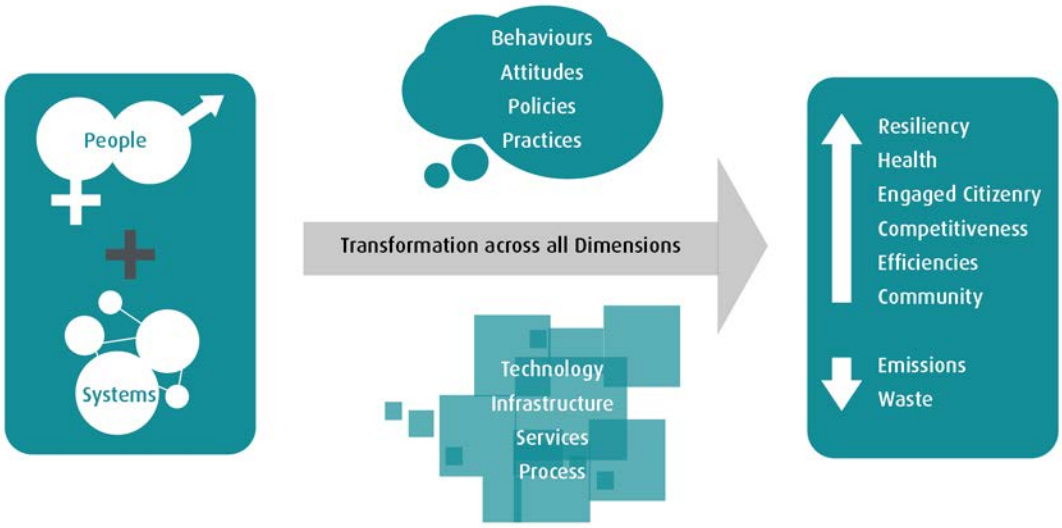
The RSS includes actions to protect agricultural lands and identifies two initiatives to reduce dependence on importing food to the island and to increase the resiliency of food availability.

First, establishment of a new food and agriculture systems service or standing committee would increase capacity to gather information, understand trends, opportunities and vulnerabilities, and develop strategies to address issues related to regional food production on an on-going basis. Locally grown and locally processed food is good for the economy and events such as farmers markets build community and increase awareness of food choices that support environmental and human health.

Second, establishment of a farmland trust and acquisition fund is needed to increase access to farmland for young farmers who cannot afford to buy land. This initiative will address both the aging farming population and help maintain or increase the supply of land available for food production. It will also lay the foundation for long-term prosperity that can sustain farming for generations.

Strong communities are essential to support the capacity of the region to adapt to the impacts of climate change and to respond and recover well from the effects of a natural disaster. The RSS sets out a plan of action in Objectives 3 (*Manage growth*) and 4 (*Foster individual and community wellbeing*) to support and foster the wellbeing of communities.

Figure 10: Multi-dimensional Transformation for Climate Smart Communities



Source: Sarah Webb, 2008

Connected, continuous ecological networks are needed to support resilient, adaptive response to changes in natural habitat and allow for fluid movement of animal and plant life. Healthy watersheds are needed to support many ecological functions and are important to maintaining an adequate quantity of good quality drinking water. On-going assessment and monitoring of ecological and watershed health is needed to inform adaptive responses to changing environmental conditions. Objective 5, *Protect and enhance our natural environment*, sets out commitments to establish an interconnected regional green and blue space infrastructure network, and to protect the quality and quantity of surface and groundwater.

Policy 2.1

Design, manage and construct climate change-adaptive and risk-adaptive infrastructure and utilities

Actions

We, the CRD, agree to:

2.1.1 Develop strategies to increase resiliency and minimize climate change impacts and natural hazard risks to infrastructure.

Local municipalities, provincial and federal agencies are requested to:

2.1.2 Develop strategies to increase resiliency and minimize climate change impacts and natural hazard risks to infrastructure.

Policy 2.2

Minimize risk to development areas and the built environment from climate change and natural hazards

Actions

We, the CRD, agree to:

2.2.1 Prepare regionally integrated preparedness, mitigation, response and recovery plans to aid in land use and infrastructure decision-making.

2.2.2 Develop a regional hazard, risk and vulnerability assessment to provide a baseline understanding of risk in our region, and:

- complete regional Hazards, Risks and Vulnerability Assessments for infrastructure, utilities, facilities and development areas
- update response and complete regional recovery plans for infrastructure in preparation for major emergencies and disasters

- develop integrated emergency planning for emergencies and natural disasters through sharing of data and coordinated public messaging
- define the decision-making framework for regional resource allocation after a major emergency or natural disaster

2.2.3 Design and construct new CRD housing and retrofit existing CRD housing to be resilient to the impacts of climate change and natural hazards.

2.2.4 Adopt OCPs for the JdF EA that identify policies to assess and address the risks associated with climate change and natural hazards in existing and future development areas.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

2.2.5 Support mitigation of risks associated with climate change and natural hazards in existing and future development areas, within the scope of local government authority.

Local municipalities and provincial and federal agencies are requested to:

2.2.6 Participate in the development of:

- Regionally integrated preparedness, mitigation, response and recovery plans to aid in land use and infrastructure decision-making.
- A Regional hazard, risk and vulnerability assessment to provide a baseline understanding of risk in our region.
- Regional and local Hazards, Risks and Vulnerability Assessments for infrastructure, utilities, facilities and development areas.
- Updated response and complete regional and local recovery plans for infrastructure in preparation for major emergencies and disasters.

- Integrated emergency planning for emergencies and natural disasters through sharing of data and coordinated public messaging.
- A decision-making framework for regional resource allocation after a major emergency or natural disaster.

2.2.7 Mitigate hazards, risks, and vulnerability of existing and new developments to climate change and natural hazards risks, where practical.

Policy 2.3

Foster a viable regional food and agriculture economy

Actions

We, the CRD, agree to:

2.3.1 Establish a new service and/or standing committee for food and agriculture systems to advance food security initiatives.

2.3.2 Support innovation in local food and agriculture systems, including support for local farm business expansion and diversification, and urban agriculture.

2.3.3 Initiate a regional farmland trust and farmland acquisition fund.

2.3.4 Develop and maintain a regional food and agriculture database.

2.3.5 Protect and maintain access to water (piped, ground or surface) for agriculture and food production, consistent with provincial regulations.

2.3.6 Adopt OCPs for the JdF EA that identify policies that:

- support innovation in the local food and agriculture systems
- increase and protect the region's farm and food lands

- protect and enhance soil quality of farm and food lands
- support a net-zero loss of ALR and non-ALR farm lands and discourage fragmentation of farmlands.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

2.3.7 Support a net-zero loss of ALR and non-ALR farm lands and discourage fragmentation of farmlands.

2.3.8 Support innovation in the local food and agriculture systems, including support for local farm business expansion and diversification, and urban agriculture.

Local municipalities and provincial and federal agencies are requested to:

2.3.9 Participate in the creation of a regional farmland trust and farmland acquisition fund.

2.3.10 Increase funding and program support for the local food and agriculture system.

2.3.11 Support innovation in the local food and agriculture system, including support for expansion and diversification of local farm businesses, and urban agriculture.

The province is requested to:

2.3.12 Support a net-zero loss of ALR lands and discourage fragmentation.

Objective 3

Manage growth

Establishing and reinforcing a regional network of compact, complete and connected communities is a cornerstone of the Regional Sustainability Strategy (RSS). Fundamentally this requires that growth be managed so that:

- it is located where it can best be supported with a high level of transit service
- required services and infrastructure can be provided in a cost-effective manner over the long-term, including operating and maintenance cost
- higher density communities provide an attractive, livable alternative to single detached housing
- development that will negatively impact agriculture, natural resource activities, and sensitive ecological areas is avoided.

The RSS land use pattern (*Map 3: Regional Land Use Policy Areas*) identifies locations that are best suited for residential and employment growth and intensification (Growth Centres and General Employment Lands), areas for rural and resource activities, and natural and hazardous areas for environmental protection. Achieving the desired land use pattern requires a commitment to maintain the Growth Containment Area, and a coordinated and allied approach by transportation, infrastructure and utilities providers, energy systems, business and housing developers.

Since transportation networks exert a strong influence on land use and development patterns, it is essential that land use and transportation planning be integrated. It is also important to recognize that land use and transportation relationships will continue to evolve in response to

technological changes such as electric cars and a future that may include self-driving cars.

Encouraging development within mixed-use growth centres brings housing and jobs close together. Reduced commute costs and time eases financial pressures and increases time available for family, friends, leisure and recreation. Dense, mixed-use areas also reduce energy consumption and increase the viability of district-energy systems, renewable energy, and use of waste heat.

Integrated land use and transportation planning focuses growth in mixed-use centres and employment lands that can be well served by all travel modes – transit, walking, cycling and private vehicle. More people taking more trips by walking, cycling and transit results in less congestion, reduces the costs of moving goods and services, reduces the amount of land needed for cars (roads and parking), and increases opportunities for residents to adopt healthy lifestyles.

Opportunities for low and moderate-income residents to improve their quality of life are enhanced when access to jobs, health, education and personal services, and amenities is not car-dependent. As well, locating jobs and housing in proximity to one another reduces sprawl, commute times and costs of travel. Shifting to a region that is less car-dependent will require aggressive action to increase transit and active transportation to counter the prevalence of single occupancy vehicles.

The region's infrastructure networks (water, liquid and solid waste) are long-term, significant investments. Focusing development in Growth Centres and General Employment Lands supports the cost-effective and efficient provision of infrastructure and urban services needed to support population growth. Conversely, limiting development on lands designated for natural resource and agricultural purposes reduces pressure on sensitive natural environments and

natural resources, decreases pressure to extend services outside these areas, and supports growth centres.

Building a strong regional transportation system requires close collaboration among local governments, the CRD, BC Ministry of Transportation and Infrastructure (MoTI) and BC Transit. The CRD and MoTI have worked collaboratively to prepare a Regional Transportation Plan (RTP), which defines the Regional Multi-Modal Network (RMN) and sets out directions to improve mobility, expand the range of accessible and affordable transportation choices, and support regional sustainability. The RSS incorporates the RMN as the backbone of the region's transportation system and supports it with strong land use policy to focus growth along the RMN at mobility hubs (*Map 6: Regional Multi-Modal Network and Mobility Hubs*).

Policy 3.1

Contain growth in compact urban settlements

Actions

We, the CRD, agree to:

3.1.1 Plan for and design regional infrastructure to give priority to accommodating future growth in designated Growth Centres and General Employment Lands within the Growth Containment Area.

3.1.2 Restrict extensions of regional liquid waste systems outside a Growth Containment Area (GCA) unless there is a pressing public health, public safety or environmental issue for existing development.

3.1.3 Restrict extensions of regional water systems beyond municipal boundaries except for the following Rural Settlement Areas in the JdF EA:

- East Sooke
- Otter Point
- Port Renfrew

to service existing and potential new development that does not exceed subdivision and development limits set out in the OCP at the time of adoption of the RSS. Exceptions to this action may be allowed to address a pressing public health, public safety environmental issue, for existing development or to serve agricultural activities.

3.1.4 First Nations Reserves and future Treaty Settlement Lands are not subject to any policies or actions in the RSS. Servicing requests from First Nations will be addressed through RSS provisions regarding Coordination with First Nations (see Part 5).

3.1.5 Prepare guidelines and a process for evaluating requests to extend regional liquid waste systems outside of a GCA consistent with Action 3.1.2.

3.1.6 Collaborate with local governments and BC Transit to develop community-specific strategies to encourage and support transit-oriented development.

3.1.7 Locate major publicly-funded, public-serving trip-generating uses inside a Growth Centre or on General Employment Lands.

3.1.8 Adopt OCPs for the JdF EA that:

- establish RSA consistent with *Map 9: Rural and Rural Settlement Areas*
- establish settlement patterns and density distinctions between RSA, Natural Resource and Rural Lands Policy Areas

- support clustering of rural residential development into RSA, based on densities permitted in OCPs prior to adoption of the RSS
- support a range of economic activity, including agricultural activities, at an appropriate scale and in appropriate locations in the RSA and Rural Lands Policy Area
- address the interface between Natural Resource Lands and RSA to reduce potential conflicts.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

3.1.9 Locate a GCA consistent with Map 3: Growth Containment Area.

3.1.10 Provide for Growth Centres, consistent with Table 2: Growth Centres Functions and Characteristics with locations and boundaries consistent with the conceptual locations on *Map 5: Growth Centres, General Employment and Industrial Land.*

3.1.11 Establish strategies for containing growth to land within the GCA, and where relevant, limit growth and development in Rural Lands and Natural Resources Lands Policy Areas to not exceed subdivision and development limits set out in the OCP at the time of adoption of the RSS.

3.1.12 Restrict extensions of municipal liquid waste systems outside a GCA, unless there is a pressing public health, public safety or environmental issue affecting existing development.

3.1.13 Locate major new trip-generating commercial, institutional and recreational facility uses inside a Growth Centre or General Employment Lands within the Growth Containment Area .

Local municipalities, provincial and federal agencies are requested to:

3.1.14 Invest in transportation and servicing infrastructure to support compact urban settlement.

3.1.15 Locate major publicly-funded, public-serving trip-generating uses inside a Growth Centre or on General Employment Lands.

Policy 3.2
Protect the integrity of rural lands

Actions

We, the CRD, agree to:

3.2.1 Support the role Rural Centres (*Table 2: Growth Centre Functions and Characteristics)* have in providing local goods and services that enhance the vitality of rural communities.

3.2.2 Adopt OCPs for the JdF EA that:

- support the retention of Rural Lands as shown in *Map 9: Rural and Rural Settlement Areas*;
- establish settlement patterns and densities for RSA, Natural Resource and Rural Land Use Policy Areas;
- limit residential and commercial development on lands within the Rural Lands Policy Area to a scale, form, and density consistent with the character of rural areas;
- address the interface between urban and rural land uses to reduce potential conflicts.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

3.2.3 Establish no or low growth settlement patterns and densities consistent with the purposes of the Natural Resource and Rural Land Use Policy Areas.

3.2.4 Limit residential and commercial development in the Rural Lands Policy Area to a scale, form, and density consistent with the character of rural areas.

3.2.5 Support a range of economic activity, including agricultural activities, at a scale consistent with rural character and in appropriate locations in the Rural Land Use Policy Area.

3.2.6 Address the interface between urban and rural land uses to reduce potential conflicts.

3.2.7 Support the role Rural Centres (*Table 2: Growth Centre Functions and Characteristics)* have in providing local goods and services that enhance the vitality of rural communities.

Policy 3.3

Integrate land use and transportation planning

Actions

We, the CRD, agree to:

3.3.1 Direct transportation infrastructure and facilities funding to support focused growth in identified Growth Centres and General Employment Lands, along the RMN and at mobility hubs and the Victoria International Airport and Ogden Point cruise ship terminal.

3.3.2 Prioritize facilities for transit and active modes, where identified on the RMN, when making improvements to transportation infrastructure.

3.3.3 Coordinate transportation systems, services and facilities planning for future development along the RMN with the Victoria International Airport, and federal and provincial agencies.

3.3.4 Protect options for rapid transit service between West Shore communities and the Core Area.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

3.3.5 Develop Growth Centres and General Employment Lands as transit-oriented and pedestrian and cycling-friendly places.

3.3.6 Develop and implement municipal transportation systems that integrate with the RMN.

Local municipalities, provincial and federal agencies are requested to:

3.3.7 Invest in infrastructure, facilities and programs to achieve provincial and municipal targets for transit, cycling and pedestrian mode shares.

Objective 4

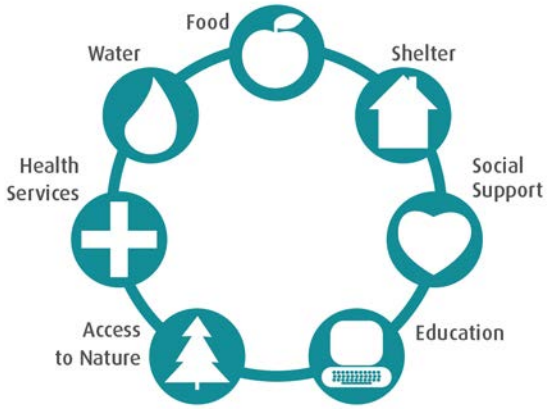
Foster individual and community wellbeing

Individual health and wellbeing is supported and enhanced by communities that treat all residents fairly and give particular regard to residents who are socially, economically, physically and/or mentally vulnerable or disadvantaged. Healthy, fair, and inclusive communities provide the following for all residents:

- access to affordable housing, well-paying jobs, healthy food, education, nature, recreation, and health services
- safe, attractive ways to walk or cycle to jobs, services, amenities and community gathering places and destinations
- welcoming, attractive, safe, accessible public spaces designed to support a sense of belonging
- opportunities to engage in the social, civic, artistic and cultural life of the community

The CRD and local governments have important roles in supporting healthy lifestyle choices at every stage of life. The RSS supports the CRD and local governments in helping ensure that the basic needs of all residents are met.

Figure 11: Basic Needs



There is also an important link between transportation and individual and community wellbeing. Of particular importance to healthy and resilient communities is the provision of walkable, bikeable and transit-friendly streets that connect residents to jobs, services and amenities without the need for car ownership. This supports active lifestyles and increases equity by providing affordable ways for people to travel to their daily destinations. Shifting transportation resources from infrastructure that supports single occupancy vehicle travel to facilities and services that support sustainable transportation reduces sprawl and the impact of vehicle traffic on neighbourhoods. These benefits will be present even as electric vehicles become more popular and air pollution and GHG emissions are reduced.

The outstanding natural beauty of the region is one of its greatest assets – it contributes to a high quality of life and serves to help retain existing businesses and attract new businesses. Protection of this

asset is essential to economic competitiveness. *Objective 5: Preserve and enhance our natural environment* sets out policies and actions that will ensure that the region's natural assets are enhanced and not diminished over time.

A healthy, sustainable region is also a prosperous region with stable, well-paying employment opportunities that retain and attract young workers and their families. While this is happening to some extent in the Capital Region, employers compete with cities world-wide for skilled, educated, and creative workers. To remain prosperous, it is important that the CRD and local governments work with a common purpose – to position the region as a highly desirable location for investing in existing and new businesses. It is equally important to retain and attract new skilled workers in the education, health, sport and government sectors.

The social economy broadens the scope of possibilities to support individual and community wellbeing beyond the usual economic development initiatives. CRD and local government support for initiatives developed by cooperatives, non-profits and social purpose businesses provides an important avenue for increasing social equity and individual and community wellbeing. The CRD and local governments can also play important roles in promotion and support of events and festivals that attract tourists, attract media attention, showcase local talent, build community capacity and ignite community pride.

Social economy

The production of goods and services in the economy for both social and economic benefit by cooperatives, non-profits and social purpose businesses that want to create a more people, community and earth-centered economy.

Source: Rupert Downing, Community Social Planning Council of Greater Victoria

A healthy economy relies upon an adequate supply of land to meet future employment needs, therefore, protecting the supply of employment lands is a key regional priority. Industrial land is limited and opportunities to increase supply are constrained by existing land uses and costs. Protecting the land base for employment lands is essential. It is especially important to protect lands that accommodate

critical regional infrastructure and facilities, including ferry terminals, the airport, and the landfill. Addressing these priorities will help build investor confidence and developer certainty, and will provide a framework for provincial and federal investment in the region.

In addition to increasing food security and reducing GHG emissions, vibrant, diverse local food and agricultural systems contribute to healthier communities by:

- Strengthening community bonds
- Creating local jobs
- Enhancing the rural landscape and sense of place
- Increasing awareness of the health benefits of eating local foods

Vulnerable Populations

- *Children and youth*
- *Seniors*
- *People living with low income*
- *People who are under/unemployed*
- *People experiencing homelessness*
- *People who are gender and/or sexually diverse*
- *People with low levels of education or literacy*
- *Non-English speakers and new immigrants*
- *People with intellectual and/or physical disabilities*
- *People living in remote, underserviced communities*
- *People with mental health and/or substance abuse issues*

Policy 4.1

Create healthy, vibrant and resilient communities that support the wellbeing of residents

Actions

We, the CRD, agree to:

4.1.1 Advance provision of walking and cycling and transit services, especially in Growth Centres to support complete communities.

4.1.2 Provide services to residents that increase equity, strengthen skills and capacities, and enable coping with adversity.

4.1.3 Provide services that optimize physical and mental health of residents across the lifespan.

4.1.4 Identify and provide housing, health and wellbeing services to vulnerable populations.

4.1.5 Distribute facilities, resources and services equitably with particular consideration for those experiencing varying degrees of disadvantage.

4.1.6 Develop and promote the Regional Park's interpretive program.

4.1.7 Increase public access to natural environment areas.

4.1.8 Promote regional arts and culture.

4.1.9 Adopt OCPs for the JdF EA that:

- integrate equity, health and wellbeing principles into land use, transportation, infrastructure, housing, and community planning and development; and
- preserve and protect built heritage and cultural landscapes.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

4.1.10 Concentrate a range of housing choices, jobs, services and amenities within walkable, pedestrian-friendly mixed-use Growth Centres.

4.1.11 Support creation of safe, accessible, socially inclusive, diverse, liveable and fair communities.

4.1.12 Work towards creating an attractive, accessible and safe public realm of streets, parks and open spaces that foster social interaction and civic life, with a focus on communities most in need.

Local municipalities are requested to:

4.1.13 Establish development guidelines and targets for healthy, vibrant and resilient communities.

4.1.14 Preserve and identify heritage buildings and cultural landscapes.

4.1.15 Distribute municipal facilities, resources and services equitably with particular consideration for those experiencing varying degrees of disadvantage.

4.1.16 Give priority to locating new community-focused municipal facilities in Growth Centres.

Provincial and federal agencies are requested to:

4.1.17 Provide services to support residents in meeting basic needs, strengthening skills and capacities, and coping well with adversity.

4.1.18 Provide services to support optimal physical and mental health of residents across the lifespan.

4.1.19 Provide housing, health and wellbeing services to vulnerable populations.

4.1.20 Distribute facilities, resources and services equitably with particular consideration for those experiencing varying degrees of disadvantage.

4.1.21 Give priority to locating new community-focused facilities in Growth Centres.

4.1.22 Support the preservation and protection of built heritage and cultural landscapes.

4.1.23 Promote regional arts and culture.

Policy 4.2

Ensure an adequate and diverse supply of affordable housing

Actions

We, the CRD, agree to:

4.2.1 Provide services to increase housing supply, diversity, accessibility, and affordability across the housing continuum to provide housing for all.

4.2.2 Adopt a "Housing First" approach to address homelessness.

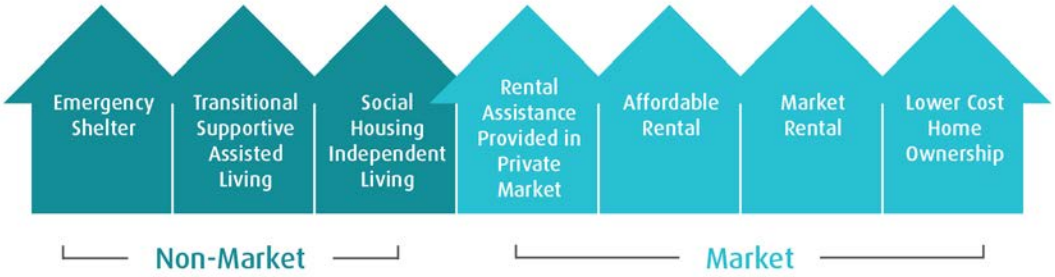
Housing First

An evidence-based approach... that focuses on moving people who are chronically and episodically homeless as rapidly as possible from the street or emergency shelters into permanent housing with supports that vary according to client need.

Source: Employment and Social Development Canada

4.2.3 Initiate alignment of planning, policy development and resource allocation efforts for housing amongst all levels of government.

Figure 12: Affordable Housing Continuum



Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

4.2.4 Support an increased supply of affordable rental housing for households with low or low to moderate incomes, particularly in areas well served by transit and active transportation modes.

Provincial and federal agencies are requested to:

4.2.5 Increase funding to support affordable housing projects that address identified needs.

Policy 4.3

Increase awareness of the human health and environmental benefits of local food choices

Actions

We, the CRD, agree to:

4.3.1 Lead the development of strategies and action plans that increase awareness of food choices that support sustainability and human health.

Local municipalities, provincial and federal agencies are requested to:

4.3.2 Participate in the preparation of strategies and action plans that increase awareness of food choices that support sustainability and human health.

Policy 4.4

Leverage public investment and land use to support economic growth

Actions

We, the CRD, agree to:

4.4.1 Provide public sector infrastructure and programs to support and foster a prosperous economy.

4.4.2 Promote and enable effective inter and intra-regional goods movement on the RMN and connect it to the ferry terminals and airport.

4.4.3 Protect the region's natural environment and quality of life features as a draw for investment.

4.4.4 Advance provision of suitable and affordable housing and other necessary support services such as schools, child and elder care in order to retain existing workers and attract new ones, especially, younger workers and their families.

4.4.5 Adopt OCPs for the JdF EA that:

- promote agricultural use on ALR lands
- support the continued use of Crown and PMFL for forestry purposes support eco-tourism at a scale that is consistent with the rural character of the area and in appropriate locations within Natural Resource Lands.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

4.4.6 Locate General Employment and Industrial Lands consistent with those in *Map 5: Growth Centres, General Employment and Industrial Land.*

4.4.7 Protect Industrial Lands identified on *Map 5: Growth Centres, General Employment and Industrial Land* for long-term industrial use and development.

Provincial agencies are requested to:

4.4.8 Continue to address environmental and community impacts of aggregate and mineral mining in collaboration with municipal and regional governments.

Policy 4.5

Advance economic development initiatives

Actions

We, the CRD, agree to:

4.5.1 Support preparation of an economic development policy that:

- focuses on local government's roles and responsibilities for economic development including provision of high quality public infrastructure, amenities and public services; provision of information and analysis; collaboration with other levels of government; effective development and business regulatory frameworks
- builds on existing economic activity to attract technology and green businesses, promotes creative and social enterprise, supports incubator businesses, increases local food production, values a healthy natural environment and that prepares for climate change.

4.5.2 Target attracting new businesses that:

- employ a younger work force
- provide moderate to high incomes
- enhance the region's high quality of life and do not have adverse impacts on air and water quality, the natural environment or GHG emissions
- diversify the range of locally available goods and services, including food.

4.5.3 Initiate a collaborative process with municipalities, economic development agencies and industry groups to develop and maintain a regional demand and supply inventory of industrial and commercial floor space and lands.

4.5.4 Initiate a collaborative process with local and provincial governments and industrial proponents to encourage the economic use of natural resources, in balance with protecting environmental health and addressing community impacts.

4.5.5 Initiate preparation of an inventory of aggregate resources in the region.

4.5.6 Adopt OCPs for the JdF EA that:

- Promote agricultural use on ALR lands
- Support the continued use of Crown and PMFL for forestry purposes
- Support eco-tourism at a scale that is consistent with the rural character of the area and in appropriate locations within Natural Resource Lands.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

4.5.7 Support opportunities for green industries, incubator businesses and creative and social enterprises.

4.5.8 Provide for inter- and intraregional goods movement on the RMN that connects to the ferry terminals, harbours, and airport.

Local municipalities and the province are requested to:

4.5.9 Participate in a collaborative process with the CRD, municipalities, economic development agencies and industry groups to develop and maintain a regional demand and supply inventory of industrial and commercial lands and space.

4.5.10 Participate in the preparation of an economic development policy that:

- focuses on local government's roles and responsibilities for economic development including provision of high quality public infrastructure, amenities and public services; provision of information and analysis; collaboration with other levels of government; effective development and business regulatory frameworks
- builds on existing economic activity to attract technology and green businesses, promote creative and social enterprise, support incubator and social enterprise businesses, value a healthy natural environment and that prepares for climate change.

Objective 5

Conserve and enhance our natural environment

Maintaining a healthy natural environment is necessary to support human health and well-being, plant and animal health, and to anchor a vibrant regional "green" economy. Residents of the region have consistently stated that protection of natural areas is one of the top environmental priorities for the CRD, and that protection of environmentally important areas must be accomplished *before* urban, suburban, and rural expansion removes these opportunities forever. Key regional issues include maintaining ecosystems and species and natural processes that cross local government boundaries, and appropriately responding to critical environmental challenges,

Nature's Services

- *Supports life*
- *Moderate weather extremes and their impacts*
- *Disperse seeds*
- *Mitigate drought and floods*
- *Protect people from the sun's harmful ultraviolet rays*
- *Cycle and move nutrients*
- *Protect stream and river channels and coastal shores from erosion*
- *Detoxify and decompose wastes*
- *Control agricultural pests*
- *Maintain biodiversity*
- *Generate and preserve soils and renew their fertility*
- *Contribute to climate stability*
- *Purify the air and water*
- *Regulate disease carrying organisms*
- *Pollinate crops and natural vegetation*

Source: Ecological Society of America

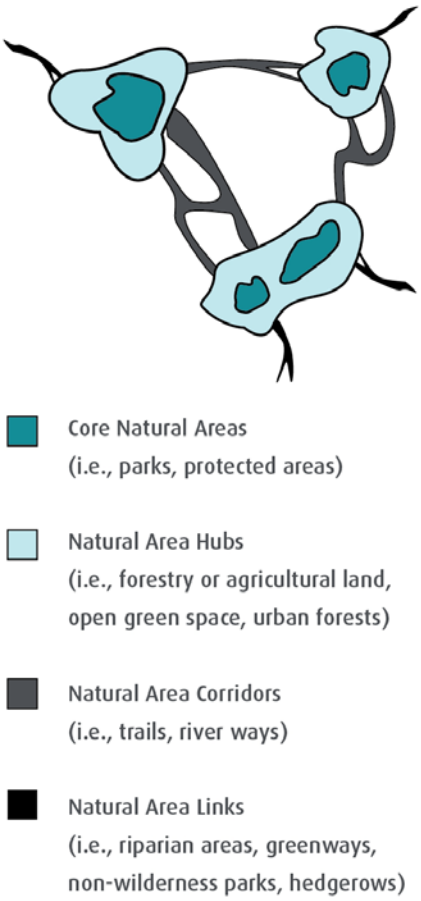
including climate change, habitat fragmentation, and the incremental loss of nature's services.

Natural ecosystems will be impacted by climate change primarily through habitat loss. Climate change mitigation and adaptation measures require an intact, healthy natural environment to be effective. Connected, continuous ecological networks are an important means for supporting resilient response to changes in natural habitat allowing for fluid movement of animal and plant life.

Regional environmental health, including the maintenance of biological diversity and essential ecological processes, can only be accomplished by working across administrative boundaries. Human health and well-being are linked to a healthy natural environment and the availability of areas for outdoor recreation and personal rejuvenation in an easily accessed regionally connected system of green and blue spaces.[1] Regional economic vitality is linked to the competitive advantage we obtain from maintaining a healthy natural environment and preserving the natural beauty of the region.

Integrated watershed management is one of the tools used to coordinate sustainable management of land and water resources within watersheds. Local governments and stakeholders work together to control and conserve hydrology, ensure biodiversity, minimize land and marine environment degradation, and maximize social and environmental objectives.

Figure 13: Conceptual Green Infrastruture Network



Source: Refinement of the Chicago Wilderness Green Infrastructure Vision, Final Report June 2012

[1] Regional "green and blue spaces" are defined in the 1997 Regional Green/Blue Spaces Strategy as: "Natural and semi-natural areas, both land and water, that are of ecological, scenic, renewable resource, outdoor recreation and/or greenway value. These areas are considered to have high ecological and/or social value as green/blue spaces. Green/blue space areas could include developed, partly developed or undeveloped public and private spaces considered to have high ecological and/or social value as green/blue spaces. Green/blue space areas could include developed, partly developed or undeveloped public and private spaces."

Much of the region's endowment of natural resources is concentrated on Natural Resource Lands, as shown on Map 8. These include the Agricultural Land Reserve, which is distributed across several municipalities and the Juan de Fuca Electoral Area. The retention of these lands is regionally important for local food production, green space retention, and biodiversity conservation.

Forested lands are of strategic interest to the region because they contribute to:

- regional economic activity
- the establishment of an interconnected region-wide ecological network
- the wellbeing of residents
- an attractive, livable region that supports a robust economy.

Many natural resources are not confined to areas designated Natural Resource Lands, but their use and stewardship have potential benefits and implications throughout the region. These include:

- water resources, including groundwater
- aggregate resources
- foreshore areas and associated marine resources.

Policy 5.1

Protect, maintain and enhance a sufficient quantity and quality of the natural environment to sustain our growing region

Actions

We, the CRD, agree to:

5.1.1 Establish an interconnected regional green and blue space infrastructure network in collaboration with local governments and provincial and federal agencies.

5.1.2 Maintain an inventory of regionally significant ecosystems and species-at-risk.

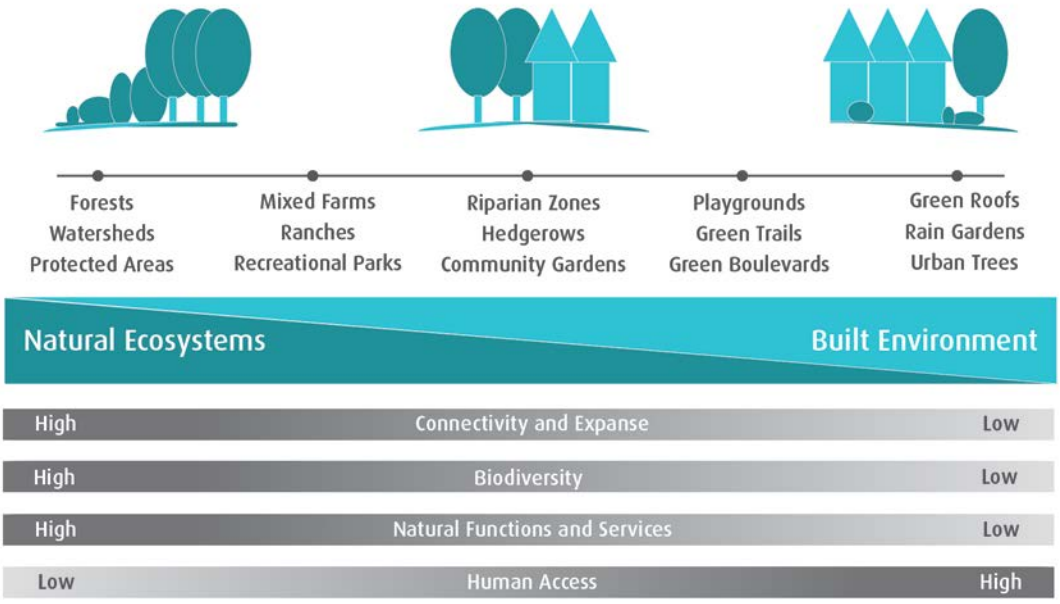
5.1.3 Update and implement the Regional Green/Blue Spaces Strategy.

5.1.4 Expand the CRD's protected areas system through the Regional Parks Land Acquisition Fund.

5.1.5 Extend the Regional Parks Land Acquisition Fund beyond 2019.

5.1.6 Collaborate with the public, private and non-profit organizations to identify areas of interest identified in the Regional Parks Strategic Plan and to develop strategies that support biodiversity protection and contribute to a regional ecological connectivity network.

Figure 14: Continuum of Ecological Areas (Nature Needs Half Concept)



5.1.7 Initiate a collaborative process with DFO, provincial agencies and local governments to implement the Green/Blue Spaces Strategy for the marine areas identified as Blue Spaces Core

Area Policy Area in *Map 7: Capital Green Lands and Blue Spaces Core Area.*

5.1.8 Expand education programs to promote a conservation ethic and increased awareness of the vulnerabilities of natural ecological areas.

5.1.9 Manage stormwater and liquid and solid waste to outperform provincial compliance standards and significantly reduce the release of contaminants into the environment through continuous improvement.

5.1.10 Adopt OCPs for the JdF EA that:

- identify policies to work with the province and private landowners to protect land identified as sensitive ecological areas, and as areas of interest in the Regional Parks Strategic Plan; and
- ensure the long-term protection of Capital Green Lands shown in *Map 7: Capital Green Lands and Blue Spaces Core Area.*

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

5.1.11 Locate Capital Green Lands consistently with *Map 7: Capital Green Lands and Blue Spaces Core Area.*

Local municipalities are requested to:

5.1.12 Participate in a collaborative process to implement the Green/Blue Spaces Strategy for marine areas identified as Blue Space Core Area Policy Area on *Map 7: Capital Green Lands and Blue Spaces Core Area.*

5.1.13 Manage municipal stormwater and liquid and solid waste to outperform provincial compliance standards and significantly reduce the release of contaminants into the environment through continuous improvement.

Provincial and federal agencies are requested to:

5.1.14 Continue to support the long-term protection of Capital Green Lands shown on *Map 7: Capital Green Lands and Blue Spaces Core Area.*

5.1.15 Support a collaborative process with the Province, CRD and local municipalities to implement the Green/Blue Spaces Strategy for marine areas identified as Blue Space Core Area Policy Area on *Map 7: Capital Green Lands and Blue Spaces Core Area.*

5.1.16 Manage stormwater and liquid and solid waste to outperform provincial compliance standards and significantly reduce the release of contaminants into the environment through continuous improvement.

Policy 5.2

Protect the quality and quantity of marine and fresh water resources

Actions

We, the CRD, agree to:

5.2.1 Initiate a mapping and evaluation process to identify and address potential impacts of land use and development on fresh and marine water resources, including watersheds and groundwater resources.

5.2.2 Initiate a collaborative process with local governments and other levels of government to develop a regional approach to integrated watershed management that extends beyond the Core Area.

5.2.3 Maintain a program to monitor and assess marine and fresh water resources, including watersheds and groundwater resources, and identify priority actions to protect water quality.

5.2.4 Adopt OCPs for the JdF EA that identify policies to mitigate the impacts of land use and development on fresh and marine water quality and quantity, including watersheds and groundwater resources.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

5.2.5 Mitigate the impacts of land use and development on fresh and marine water quality and quantity, including watersheds and groundwater resources.

Local municipalities are requested to:

5.2.6 Participate in a mapping and evaluation process to identify and address potential impacts of land use and development on fresh and marine water resources, including watersheds and groundwater resources.

Provincial and federal agencies are requested to:

5.2.7 Ensure that land and resource use activities meet government standards to protect fresh and marine water quality and quantity, including watersheds and groundwater resources.

5.2.8 Expand monitoring and assessment, including maintaining a database that identifies the location of groundwater wells and surface water points of diversion, and encourage policy development to protect these resources.

Policy 5.3

Protect the natural resource land base

Actions

We, the CRD, agree to:

5.3.1 Support the retention of Crown forests and Privately Managed Forest Land (PMFL).

5.3.2 Support the province and PMFL in policies and actions that ensure diverse, healthy forest ecosystems.

5.3.3 Adopt soil deposit bylaws for the JdF EA that protect soil quality, with particular consideration for farm and food lands.

5.3.4 Adopt OCPs for the JdF EA that:

- support the long-term protection of Natural Resource Lands as shown on *Map 8: Natural Resource Lands*
- support retention of privately owned and Crown forest lands as Natural Resource Lands
- reinforce retention or no-net loss of lands within the ALR
- address the interface of farming, forestry and silviculture with adjacent RSA
- restrict residential settlement on lands designated as Natural Resource Lands.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

5.3.5 Support the long-term protection of Natural Resource Lands as shown on *Map 8: Natural Resource Lands.*

5.3.6 Reinforce retention or no-net loss of lands within the ALR.

5.3.7 Address the interface of farming, forestry and silviculture with adjacent urban areas.

Local municipalities are requested to:

5.3.8 Adopt soil deposit bylaws that protect soil quality, with particular consideration for farm and food lands.

Provincial agencies are requested to:

5.3.9 Retain the ALR.

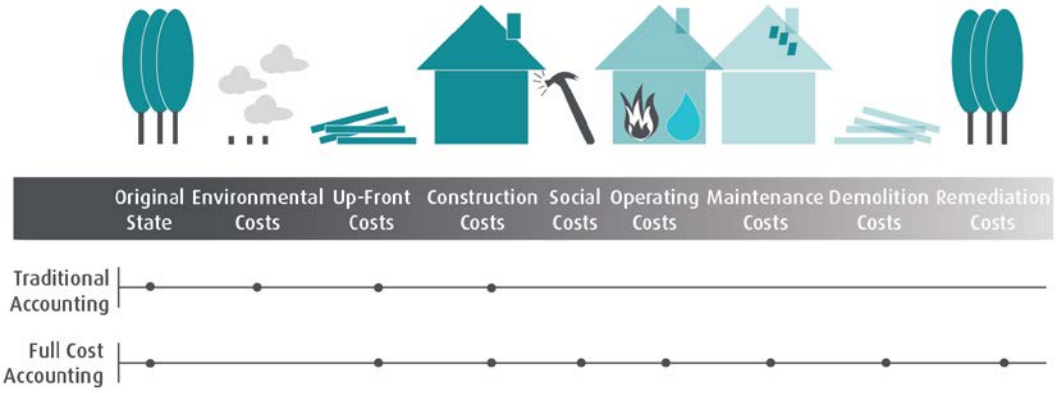
5.3.10 Continue to manage Crown forest lands to meet the social, economic and environmental objectives of the province.

Objective 6

Provide cost-effective infrastructure and services

Safe, clean drinking water and liquid and solid waste management are key regional services that must be cost-effectively managed for the long-term. Extending water services beyond the Growth Containment Area requires careful consideration of all costs associated with service provision as well as the distribution of costs. The principles of full-cost accounting and user-pay need to be applied to ensure transparency, consistency and fairness.

Figure 15: Two Types of Accounting Model Components (Traditional and Full Cost Accounting)



Policy 6.1

Provide public infrastructure, facilities and services that are cost-effective

Actions

We, the CRD, agree to:

6.1.1 Prepare and adopt a cost of servicing policy for extension of regional services and facilities that includes capital, operational, maintenance, sunk, and replacement costs and incorporates the principle of user-pay.

6.1.2 Evaluate regional projects based on a full-cost accounting approach.

6.1.3 Design and operate public sector buildings and facilities to achieve high energy performance.

6.1.4 Develop strategies in collaboration with utility companies, local governments and the province to improve communication, public awareness and data collection for energy efficiency, incentives, and benchmarking for buildings.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

6.1.5 Concentrate growth to optimize the use of transportation and servicing infrastructure, and public facilities.

Local municipalities, utilities, provincial and federal agencies are requested to:

6.1.6 Promote energy efficient building and infrastructure design.

6.1.7 Participate in a collaborative process, with the CRD, to develop strategies to improve communication, public awareness and data collection for energy efficiency, incentives, and benchmarking for buildings.

Infrastructure

- *Transportation*
- *Drinking water*
- *Liquid waste management*
- *Solid waste management*

Policy 6.2
Plan and manage infrastructure and utilities effectively

Actions

We, the CRD, agree to:

6.2.1 Provide infrastructure and utilities to support focused growth and economic vitality.

6.2.2 Provide an adequate quality and quantity of water to support planned growth and for public safety purposes (e.g., fire suppression) in light of the climate change impacts on water demand and supply.

6.2.3 Manage water use through conservation of drinking water, rainwater capture and grey-water re-use to eliminate the need to expand the water treatment facilities and the water supply area.

6.2.4 Manage liquid and solid waste by using full-cost accounting methods.

6.2.5 Recycle and divert solid waste to optimize landfill capacity.

Local municipalities agree to identify the relationship between their OCP and the following actions in their RCS:

6.2.6 Provide municipal infrastructure to support focused growth and economic vitality.

6.2.7 Provide municipal infrastructure to ensure an adequate quantity of water for planned growth and for public safety purposes (e.g., fire suppression) in light of climate change impacts on water demand and supply.

Provincial and federal agencies are requested to:

6.2.8 Fund the improvement and maintenance of critical infrastructure in the region.

Policy 6.3

Explore an expanded transportation service authority

Actions

We, the CRD, agree to:

6.3.1 Explore the feasibility of establishing a transportation service authority as proposed in the Regional Transportation Plan.

Part 5

Implementation

Major and Minor Amendment Process

The *Local Government Act* (*LGA*) makes provision for amending the RSS bylaw as either a major or as a minor amendment. All amendments to the RSS considered to be major must be accepted by all affected local governments in accordance with the provision of Section 857 of the *LGA* and must follow the same process that is required when adopting the RSS. The Board will adopt a consultation plan when it initiates a major amendment process. The Act also allows for a minor amendment process to be established pursuant to Section 857.1 that provides:

- criteria for determining whether a proposed amendment is minor for purposes of allowing the minor amendment process to apply
- a means for the views of affected local governments regarding a proposed minor amendment to be obtained
- a means for providing notice to affected local governments regarding a proposed minor amendment

Criteria for Deciding Major and Minor Amendments

The criteria for deciding whether a proposed amendment will be processed as major or minor acknowledges that there is a continuum of regional significance for matters that will be brought before the Board.

Type 1 - Major Amendments to the Regional Growth Strategy

Type 1 major amendments to the Regional Sustainability Strategy require an affirmative 50% + 1 vote of the CRD Board and acceptance by all affected local governments in accordance with Section 857 of

the *Local Government Act*. The following would be major amendments:

- the addition or deletion of Regional Sustainability Strategy objectives or policies
- an amendment to the process for making minor amendments to the Regional Sustainability Strategy
- changes to the boundaries of regional land use policy areas except as set out in the provisions for Type 2 and 3 Minor Amendments
- proposals that require provision of new wastewater systems outside the Growth Containment Area
- proposals that result in a net loss greater than 2 ha of ALR lands or Capital Green Lands
- the matters specified in Section 857.1(4) of the *Local Government Act*
- an amendment that fails to gain a majority vote by the Board to follow the Type 2 or Type 3 minor amendment process.
- Where Capital Green Lands or Natural Resource Land land use policy areas overlap with the Growth Containment Area land use policy area, the major/minor amendment processes set out for these land use policy areas shall take precedence over those that affect the Growth Containment Area.

All amendments to the Regional Sustainability Strategy shall be considered major amendments unless they meet the criteria for and approval of the Board to proceed as minor amendments as set out in the following sections.

General Criteria for Minor Amendments

To proceed as a Minor Amendment, the Board must resolve by an affirmative majority vote, to proceed with an amendment request as either a Type 2 or Type 3 Minor Amendment. The criteria for Minor Amendments are set out in the following sections.

Type 2 - Minor Amendments to the Regional Sustainability Strategy (potential public review)

Type 2 Minor Amendments require an affirmative 50% + 1 vote of the CRD Board and a regional public review process if directed by the Regional Board. Proposed amendments that meet the following criteria may be considered as Type 2 Minor Amendments:

- amendment to the boundary of the Growth Containment Area (GCA) provided the change does not increase the area of the GCA by more than 2% for that municipality and if the lands are adjacent to another municipality, that the adjacent lands are within the Growth Containment Area
- amendment from Rural land use policy area to Industrial provided the proposed Industrial lands are not adjacent to a municipal boundary
- addition or amendment to actions listed under each policy.

The Board may consider reduced requirements for a public review process if the proposed amendment is the subject of a full Electoral Area or Municipal Official Community Plan review process.

Type 3 - Minor Amendments to the Regional Growth Strategy (public review not required)

Type 3 minor amendments require an affirmative 50% + 1 vote of the CRD Board and do not require a regional public review process. Proposed amendments to the RSS may be considered as Type 3 minor amendments if they meet the following criteria:

- amendment from any land use policy area to Natural Resource for any lands added to the Agricultural Land Reserve;
- amendment from Rural land use policy area to Natural Resource land use policy area

- amendment from any land use policy area to Capital Green Lands land use policy area
- amendments to the Natural Resource land use policy area boundary arising from exclusions from the ALR that are less than 2 ha
- amendment from Future Growth Area land use policy area to General Employment Lands and/or Industrial land use policy area
- for sites that are contiguous with, or within, the Growth Containment Area and are not within the Agricultural Land Reserve, amendment from Natural Resource or Rural land use designations to Industrial land use designation, and associated Growth Containment Boundary adjustments
- remove lands subject to natural hazards risks from the Growth Containment Area and include them in one of the following land use policy areas:
    - Natural Resource Lands
    - Capital Green Lands

Who May Apply for an Amendment

The process to initiate amendments to the Regional Sustainability Strategy is by resolution of the CRD Board. Municipalities may, by resolution, request amendments. The CRD Board will not give first reading to an amendment bylaw which proposes to change a regional land use policy area or Growth Containment Area unless or until the municipality or municipalities in which the subject site is located have requested that amendment or have formally commented on the proposed amendment.

Process for Approving Minor Amendments

The process for approving either a Type 2 or Type 3 Minor Amendment is described below:

1. On receipt of a request from a member municipality to amend the RSS or an amendment initiated by the Board, CRD staff will prepare a preliminary evaluation report for review by a Standing Committee. Committee comments and recommendations will be forwarded to the Regional Board.
2. A RSS land use policy area or text amendment will be assessed in terms of the minor amendment criteria. The Board may resolve, by an affirmative vote of two-thirds of the Board members attending the meeting, to proceed with an amendment application as either a Type 2 or Type 3 minor amendment. Where the Board resolves to proceed with an amendment application as a minor amendment, the Board will:
    - Determine the appropriate form of consultation required in conjunction with the proposed minor amendment on a case by case basis.
    - Give 45 days written notice to each affected local government, including notice that the proposed amendment has been determined to be a minor amendment. The notice shall include a summary of the proposed amendment and any staff reports, other relevant supporting documentation and the date, time and place of the board meeting at which the amending bylaw is to be considered for first reading.
    - Consider the written comments provided by the affected local governments prior to giving first reading to the proposed amendment bylaw.
    - For Type 3 Minor Amendments, the bylaw may be adopted without a public review process or hearing

after second reading in the event that the amending bylaw receives an affirmative vote of all Board members attending the meeting.

- Consider third reading and determine whether or not to adopt the amending bylaw.
- Minor amendment bylaws that have received an affirmative 50% + 1 vote of the Board members attending the final reading shall be adopted in accordance with the procedures that apply to the adoption of a RGS under Section 791 of the *Local Government Act*.

Providing for Municipal Flexibility

A municipality may include language in its Regional Context Statement that permits amendments to the municipality's Official Community Plan for minor adjustments to the boundaries of regional land use policy areas without requiring an amendment to the RSS or the municipality's RCS. The RCS may allow for minor adjustments within the Growth Containment Area, provided that:

a) the municipality may re-designate land from one regional land use policy area to another regional land use policy area, only if the aggregate area of all proximate sites so re-designated does not exceed 2 hectares

b) notwithstanding section (a), for sites that are 4 hectares or less, the municipality may increase lands within a Growth Centre or General Employment Lands land use policy area, if the site is located on the edge of an existing Growth Centre or General Employment Lands and the developable portion of the site will be predominantly within 150 metres of an existing or approved transit stop.

The aggregate area of land affected by all land use policy areas under section (a) and (b) together cannot exceed 2 percent of the municipality's total lands within each applicable regional land use policy area.

Municipalities will notify the Capital Regional District of all adjustments, as permitted by the above, as soon as practicable after the municipality has adopted its Official Community Plan amendment bylaw. All other changes to regional land use policy area boundaries will require an amendment to the municipality's Regional Context Statement, which must be submitted to the Capital Regional District in accordance with the requirements of the *Local Government Act*.

Providing for Information Updates

Mapping and data information may be superseded from time to time by new information. Notice of such updates will be provided to affected governments. Information updates that do not require an amendment process are:

- Mapping updates to reflect decisions by other levels of government on changes to the boundaries of provincial or federal parks, or First Nations reserve lands
- Text and map amendments required to correct errors or as a result of more accurate information being received
- housekeeping amendments to population, dwelling unit and employment projections, tables, figures, grammar, or numbering, that do not alter the intent of the Regional Sustainability Strategy.

The CRD will maintain a record of all information updates that occur.

Coordination with First Nations

The RSS policies and actions contained in this Bylaw do not apply to First Nations Reserve Lands or in the case of those First Nations engaged in the BC Treaty process, future Treaty Settlement Lands. The CRD will pursue the development of implementation agreements, or other appropriate instruments, with First Nations to enhance and improve intergovernmental coordination and collaboration, especially with respect to regional land use and transportation planning and the provision of services. An implementation agreement is a legal instrument set out in the Local Government Act (Sec. 868) for the purpose of coordinating actions between a regional district and other levels of governments or local authorities needed to implement a regional growth strategy. Implementation agreements or other appropriate instruments would be co-developed between the CRD and member municipalities and First Nations governments.

Implementation of the RSS will proceed without prejudice to any aboriginal rights or title that may currently exist, or be defined further through treaty or other processes.

Interpretation

Interpretation of tables and figures shall be as follows:

- Table 2: Growth Centres Functions and Characteristics will, as identified in RSS action statements, be used as a guideline to evaluate the consistency of Regional Context Statements with the RSS.
- Table 1: Population, Dwelling Unit and Employment Projections by Sub-Region to 2038 are provided for information purposes.
- All figures, quotes and illustrations are provided for illustrative purposes only.

Monitoring and Review of the Plan

A monitoring program will be developed with annual reporting to the CRD Board on progress towards RSS-identified objectives and actions.

Appendices

Appendix I: Municipal and Electoral Area Population, Dwelling Unit and Employment Projections

	2011			2038			Population Change	
	Population	Dwellings	Employment	Population	Dwellings	Employment	Total	Percentage
Core								
Esquimalt	16,600	8,300	11,100	17,800	9,300	11,800	1,200	7.2%
Oak Bay	18,200	8,000	7,300	15,900	8,600	7,400	-2,300	-12.6%
Saanich	112,100	46,600	42,300	122,400	53,300	49,900	10,300	9.2%
Victoria	82,400	44,400	76,400	100,100	57,200	87,700	17,700	21.5%
View Royal	9,600	4,100	4,800	12,400	5,400	5,800	2,800	29.2%
Total	*238,900*	*111,400*	*141,900*	*268,600*	*133,800*	*162,600*	*29,700*	*12.4%*
Saanich Peninsula								
Central Saanich	16,100	6,500	8,900	20,700	8,400	10,500	4,600	28.6%
North Saanich	11,100	4,400	5,300	12,500	5,300	6,400	1,400	12.6%
Sidney	11,200	5,200	6,100	12,600	6,700	7,400	1,400	12.5%
Total	*38,400*	*16,100*	*20,300*	*45,800*	*20,400*	*24,300*	*7,400*	*19.3%*
West Shore								
Colwood	16,600	6,100	4,000	31,000	12,200	7,200	14,400	86.7%
Highlands	2,100	800	400	3,300	1,300	900	1,200	57.1%
Juan de Fuca EA	4,400	1,900	800	6,100	2,600	1,800	1,700	38.6%
Langford	29,900	11,600	12,200	58,100	23,400	26,000	28,200	94.3%
Metchosin	4,900	1,800	1,400	5,100	2,200	2,100	200	4.1%
Sooke	11,700	4,500	2,700	24,300	9,100	7,600	12,600	107.7%
Total	*69,600*	*26,700*	*21,500*	*127,900*	*50,800*	*45,600*	*58,300*	*83.8%*
Totals	**346,900**	**154,200**	**183,700**	**442,300**	**205,000**	**232,500**	**95,400**	**27.5%**

Source: Urban Futures, 2014

Appendix II: Glossary of Terms

Biodiversity – The variety of life on earth in all its forms including genes, species, and ecosystems and the natural processes that link and maintain them.

Carbon Sequestration – The long-term storage of carbon or carbon dioxide (CO_2) in forests, soils, oceans, or underground in depleted oil and gas reservoirs, coal seams, and saline aquifers. Examples of carbon sequestration include the direct removal of CO_2 from the atmosphere through land use change, afforestation, reforestation, ocean fertilization, and agricultural practices to enhance soil carbon.

Clean District Energy – Is an efficient, flexible system for distributing low carbon or renewable heat to a cluster of buildings that can include residential, commercial and industrial uses.

(Source: https://www.bchydro.com/powersmart/business/programs/sustainable-communities/projects/district-energy-program.html)

Climate Change – A change of climate which is attributed directly or indirectly to human activity. (Based on the United Nations Framework Convention on Climate Change definition.)

Climate Mitigation – Actions to reduce the amount of greenhouse gases being released into the environment.

Climate Adaptation – Adjustments in natural or human systems in response to actual or expected climatic stimuli or their effects.

Ecosystem – A complete system of living organisms interacting with the soil, land, water, and nutrients that make up their environment. An ecosystem is not complete without three elements: composition, structure, and function. The composition includes the pieces that make up the ecosystem (e.g., species); structure refers to the physical and spatial aspects of an ecosystem; and function is about natural processes such as fire, floods, insect outbreaks and windthrow that shape it. An ecosystem can be any size—a log, pond, field, forest, or the earth's biosphere—but it always functions as a whole unit. Ecosystems are commonly described according to the major type of vegetation—for example, old-growth forest or grassland ecosystem.

Eco-Industrial – Eco-industrial refers to an approach to industrial development, production and operations that:

- foster co-operation among various industries so that waste products of one firm become an input for another
- constrain industrial inputs and outputs in response to natural system capacities
- minimize material and energy intensity in production processes
- use production processes that maximize conservation of resources through
- develop renewable energy supplies for industrial production
- integrate economic and environmental accounting practices (Source: http://www.smartcommunities.ncat.org/business/parkintro.shtml)

Emergency Management – The prevention and mitigation of, preparedness for, response to and recovery from emergencies.

Food Security – Food security exists when 'all people, at all times, have physical, social and economic access to sufficient, safe and nutritious food which meets their dietary needs and food preferences for an active an healthy life'.. (Source: UN Food and Agricultural Organization)

Greenhouse Gas (GHG) – Gases in the earth's atmosphere that absorb and re-emit infrared radiation. These gases occur through both natural and human-influenced processes. GHG emitted through human activities include carbon dioxide (CO_2), nitrous oxide (N_2O), methane (CH_4), hydrofluorocarbons (HFCs), perfluorocarbons (PFCs), and sulphur hexafluoride (SF_6).

Green Infrastructure – term used to define how natural systems such as forests and wetlands perform services for humans. Green infrastructure provides a service by filtering and storing water, recharging groundwater, preventing soil erosion, providing critical habitat, and other functions.

Integrated Watershed Management – the coordinated, sustainable management of land and water resources within watersheds to ensure the sustainability of vital ecosystems where local governments

and stakeholders work together to control and conserve hydrology, ensure biodiversity, minimize land degradation and maximize social and environmental objectives.

Low Carbon Hub – Growth Center that encompasses low-emission and/or climate-resilient economic growth strategies.

Mobility Hubs

Complete Hub - Complete Hubs are areas with high levels of multi-modal transportation activity. They are locations of major trip origins or destinations both in the peak and off-peak periods, are served by multiple or frequent transit routes, and include convenient access to bikeways, arterials, and major collector roads. These hubs have an attractive urban design that encourages high pedestrian volumes.

Destination Hub - Destination Hubs are unique locations that serve as key regional destinations with larger catchment areas and high trip volumes due to large employers and/or institutional centres. Hubs that meet this criterion include hospitals, universities/colleges, large shopping centres, and major regional employers.

Gateway Hub - Gateway Hubs are major interchange between two or more different modes or terminal nodes in the RMN, often serving as access points into and out of the region and sometimes involving connections between multiple transportation operators.

Rural Hubs - Rural Hubs do not necessarily exhibit high levels of transportation activity as do other Mobility Hubs and they are outside the rapid and frequent transit networks. However, these locations serve as significant mobility access points for those living in rural areas of the region, particularly in providing convenient transfer from auto to transit.

Regional Multi-modal Network (RMN)

Primary – Primary RMN corridors are those of crucial importance to inter-community travel. Typically, these corridors are expected to experience high demand for inter-community travel, have been identified as a high priority for three or more modes of transportation in previous plans, are planned to receive significant transportation

infrastructure or land use intensification, or serve as high priority connections to mobility hubs.

Strategic – Strategic RMN corridors typically have been identified as a high priority for one or two modes of transportation in previous plans are considered regionally strategic for at least one other transportation mode.

Moderate – Moderate RMN corridors cover all other regionally significant corridors and typically have been identified in other regional plans, but do not include the low priority routes included in the Pedestrian and Cycling Master Plan.

Social enterprise – "an organization that applies commercial strategies to maximize human and environmental well-being, rather than maximizing profits for external shareholders" (Source:Wikipedia.org/wiki/social enterprise)

Social Equity - results from a fair distribution of power, income, goods and services, regardless of one's gender, income, educational attainment, race, or other measure of disadvantage.

Species at Risk – A species that has been defined as 'at risk' [of extirpation] by either the federal or provincial government.

Sustainability - "...ensure[s] a better quality of life for all, now and into the future, in a just and equitable manner, whilst living within the limits of supporting ecosystems" (Agyeman, et al., 2003:5) (Source: http://en.wikipedia.org/wiki/Applied_sustainability)

Transit-supportive – Transit-supportive development requires a mix of land uses and minimum densities that support the frequent and cost-effective provision of transit service. Transit-supportive areas are designed with a network of safe pedestrian-friendly streets and public spaces.

Urban Agriculture – The range of activities involved in growing, raising, processing, marketing and distributing food and non-food products in an urban area. These activities include backyard gardens, community gardens, beehives, orchards, greenhouses, market gardens, livestock production (chickens and other animals) and even

small-scale aquaculture, hydroponic greenhouses and closed-loop buildings.

Watershed – An area of land that contributes runoff to a specific delivery point, such as the mouth of a river. Large watersheds may be composed of many smaller sub-watersheds, each contributing runoff to various streams and rivers that ultimately combine into a single entity.