

SOUTH PEACE OCP DEVELOPMENT PREFERENCES WORKSHOP

DATE: FEBRUARY 11, 2009

LOCATION: TUPPER COMMUNITY HALL

- Plan area boundary insufficient; want all fire protection area
- Secure Landfill will impact the Plan Area (effluent, air, traffic, debris)
- Corner of Section that are wastelands should be consolidated with neighbours tract
- Protect and designate major creeks, riparian areas, watershed
- No further subdivision in Swan Lake, keep buffered from lakeshore area
- DPA's for lakeshore development would be ideal
- Number of campsites need to be increased
- Commercial development along the highway, not off the road such as Tomslake
- Small parcels (less than 10 acres) that are severed from the mother parcel by a road or geographical feature should be split for residential
- Buffer all streams (ie. Loisselle's land on Bear Mountain)
- Subdivisions along topographical constraints or for a relative
- One subdivision per quarter section
- Temporary vs. permanent uses are debateable
- Control oil and gas development
- Protect Agricultural land form O&G development
- Consider wind direction when designating land for industrial use
- Less industrial use in the watershed
- Locally grown economic development (Farmers' market, Home Based Business)
- Communication!
- Quality of road surfaces
- O&G and the consumption/pollution of water
- Development Permit Areas for water usage
- Need large setbacks from bodies of water
- Environmental impact studies should be conducted prior to development
- Select logging only
- Develop 10 acre lots
- Bring residential regulations into the rural area; right now only considered rural and therefore regulations are not as stringent