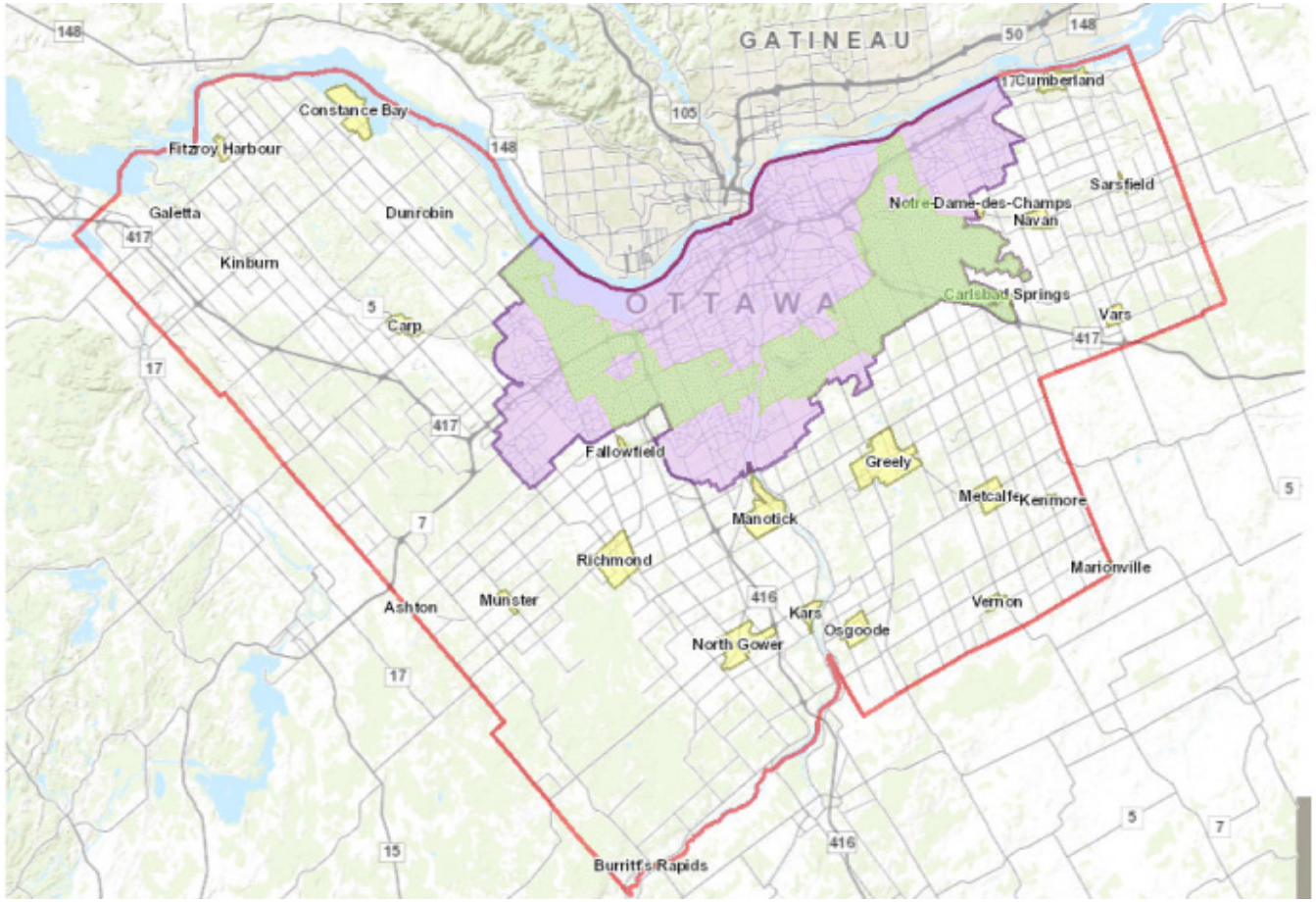
The Urban Boundary

Workshop on Just Healthy Neighbourhoods

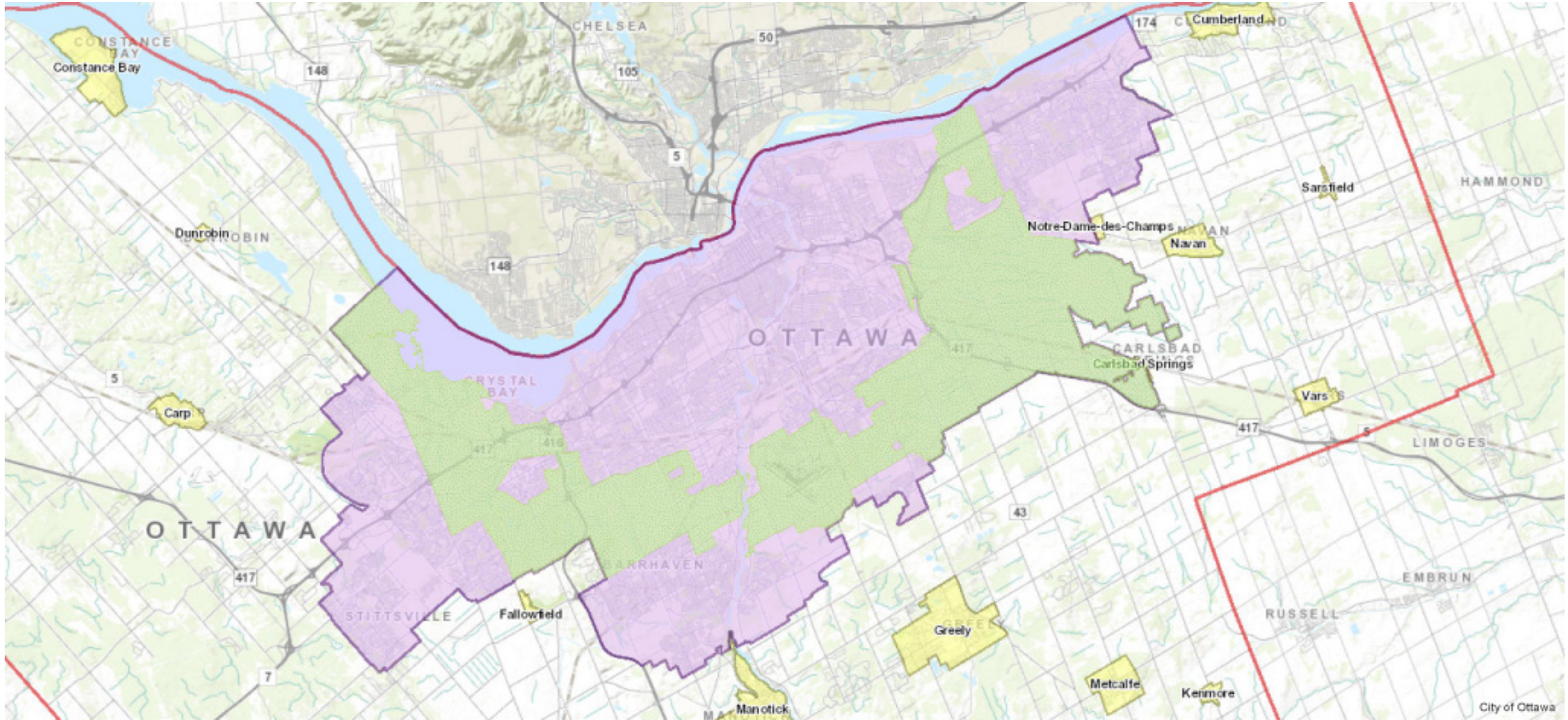
February 22, 2020

Some geography

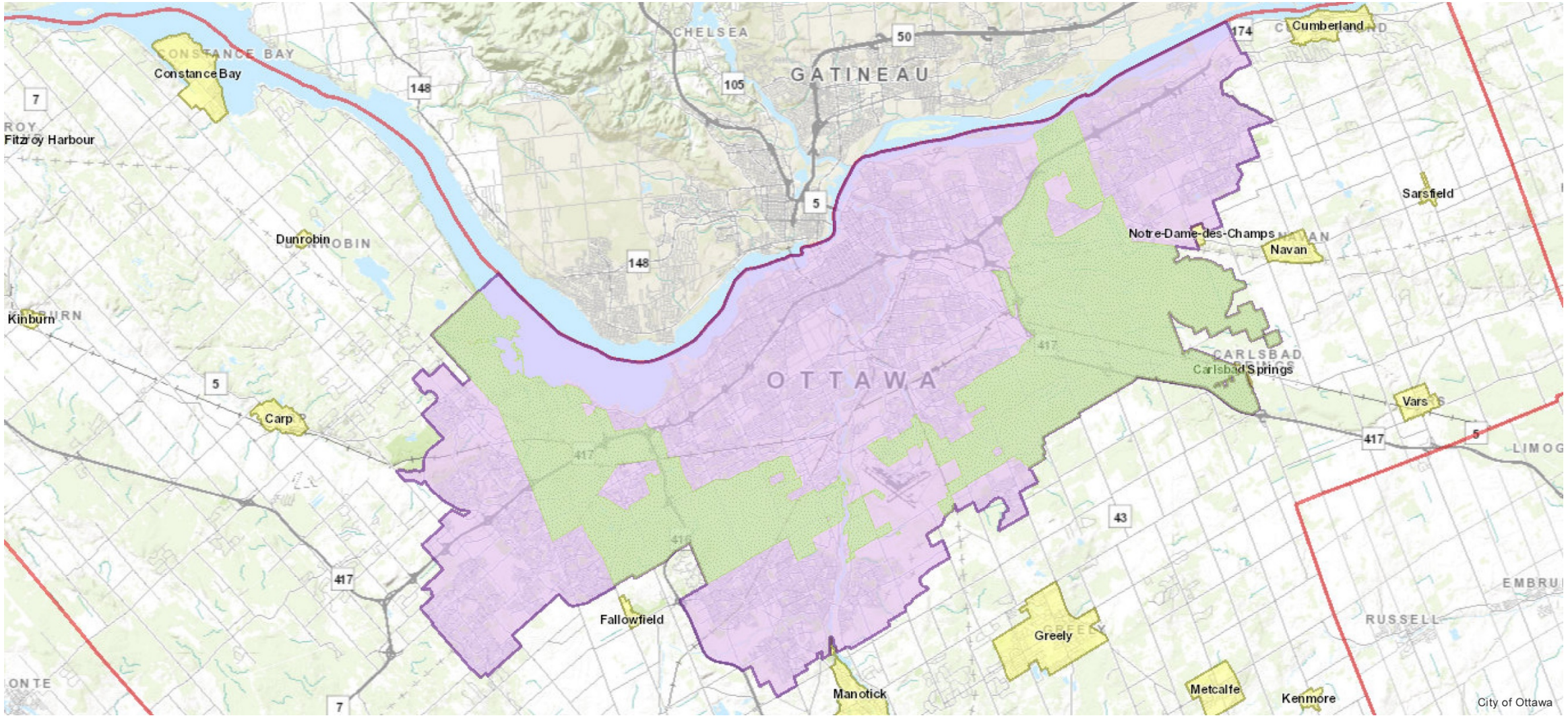


City of Ottawa

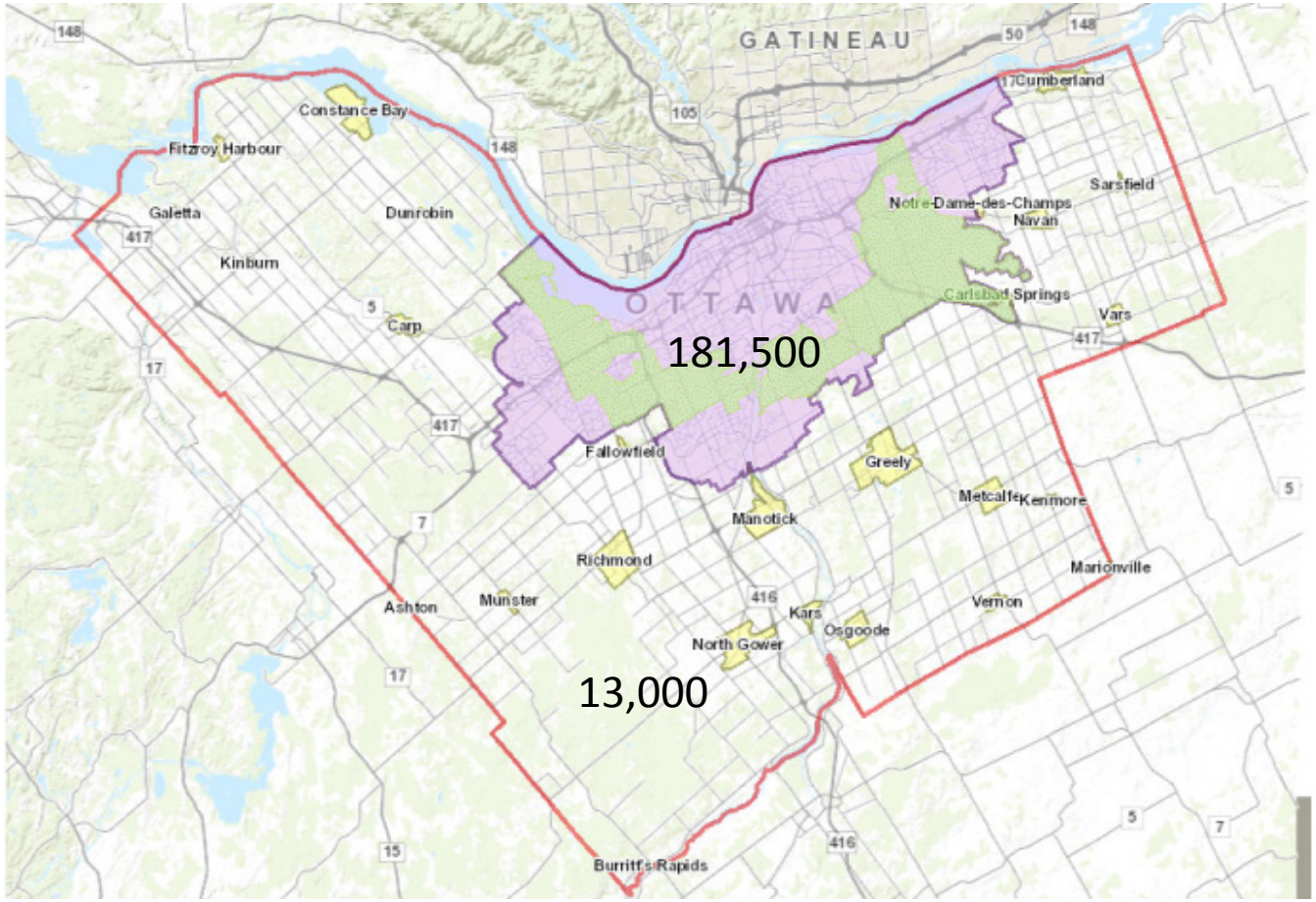
The urban boundary circa 2015



The urban boundary today

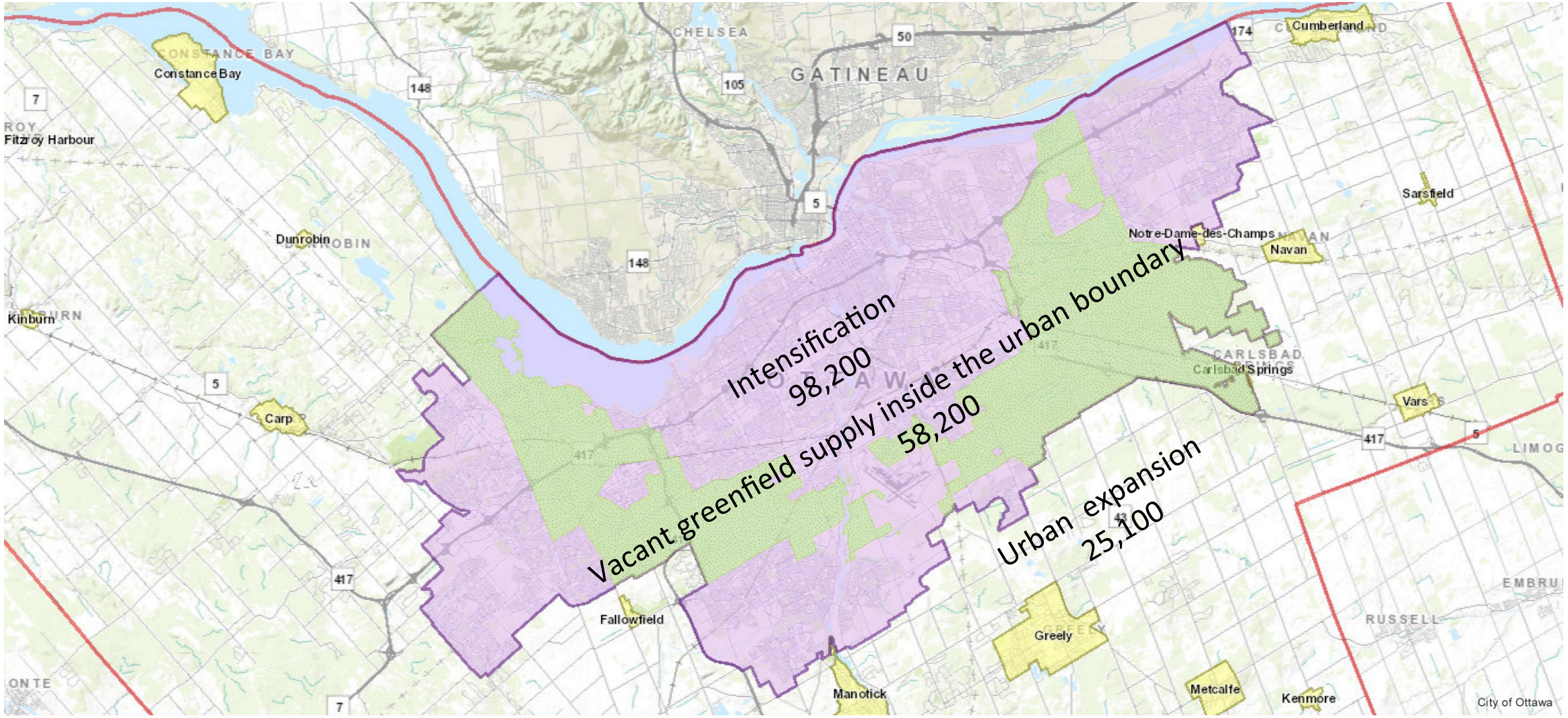


Growth management or Where to put 194,500 new dwellings?

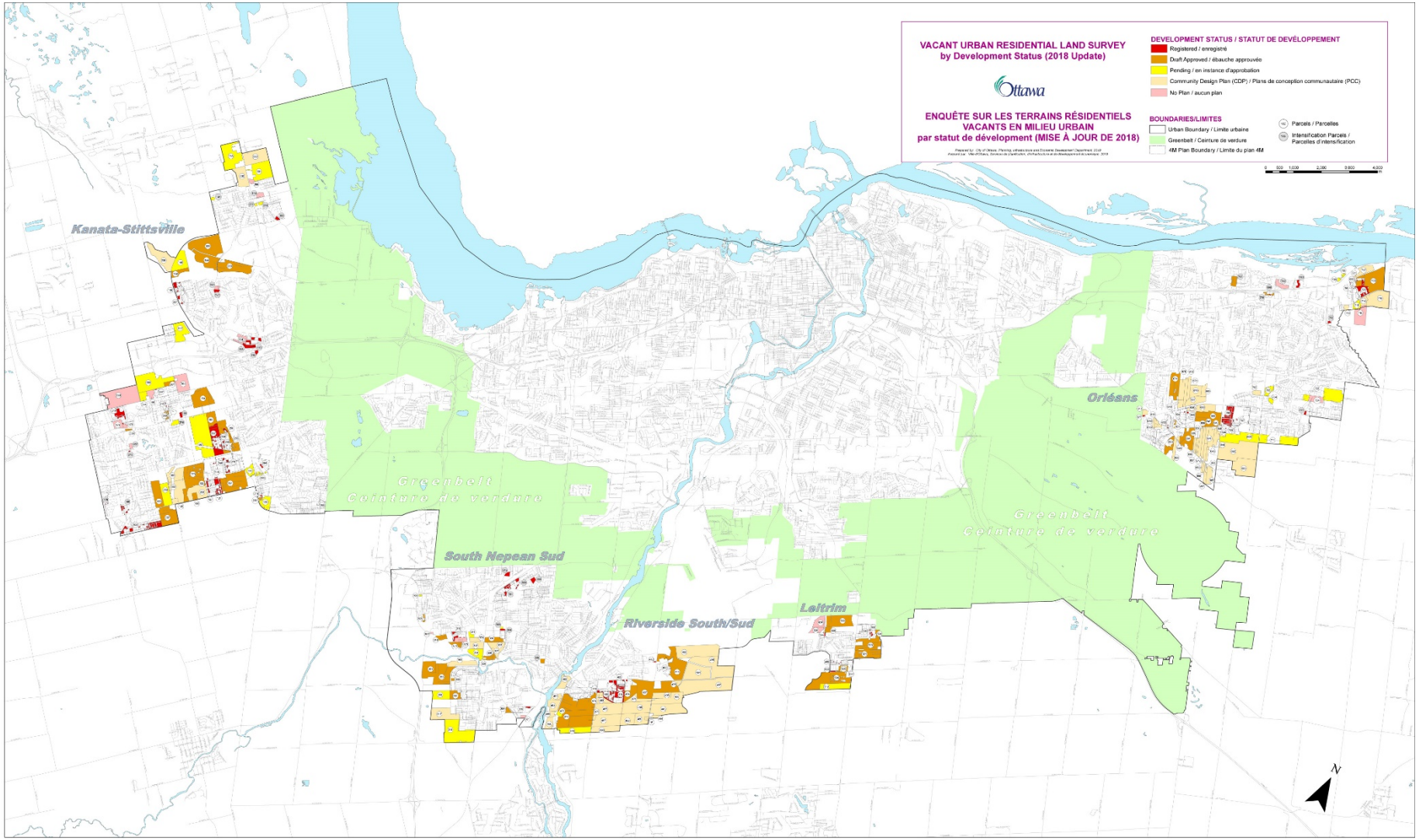


City of Ottawa

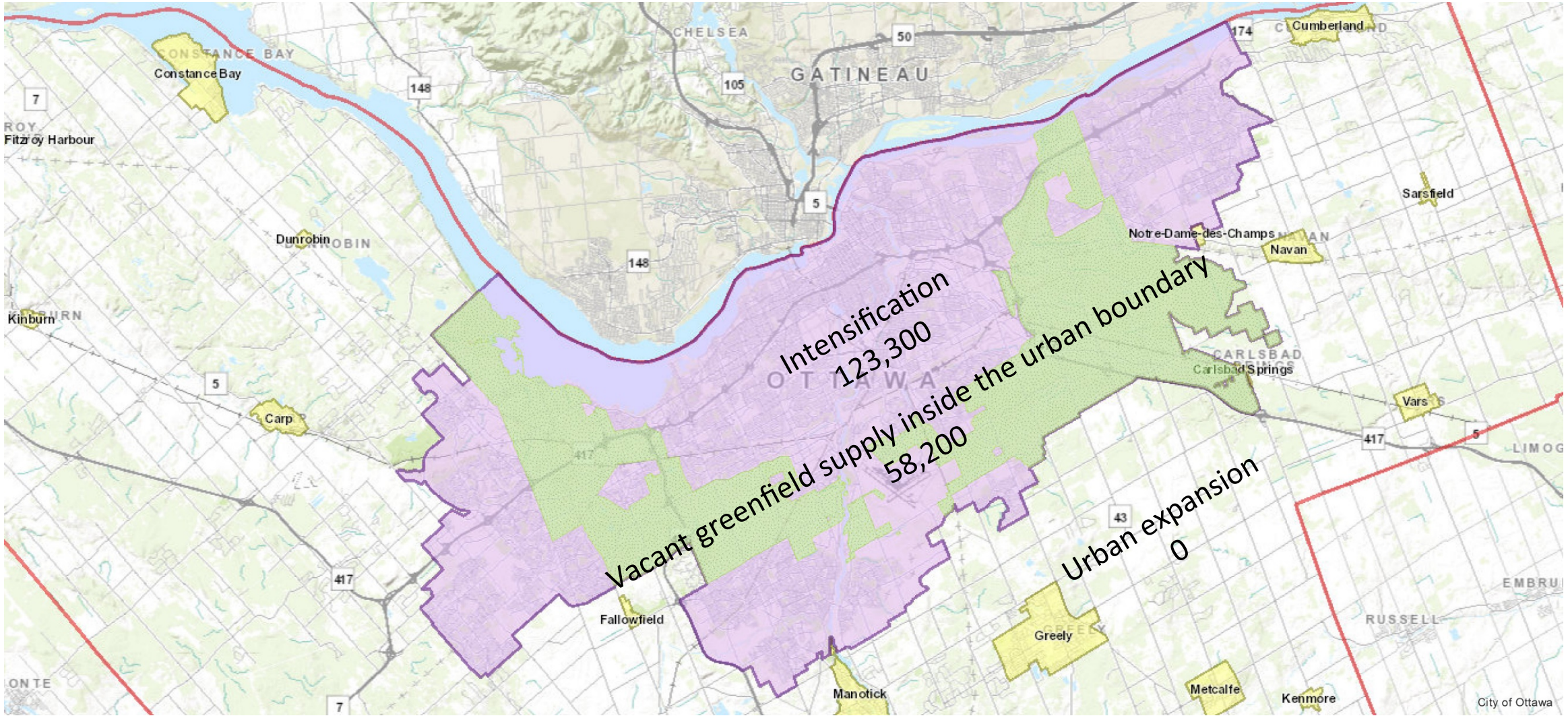
Where to put 181,500 new dwellings in the urban area? The City's plan



Vacant greenfield inside the urban boundary?



Where to put 181,500 new dwellings in the urban area? Our plan



The opportunities ahead

- How to fit 123,300 new dwellings in the existing built up area of the city?
  - Redevelop urban neighboorhoods along transit nodes and corridors and across the urban area (including suburbs and villages)
  - Build ground oriented mid-rise apartments
  - Convert existing buildings into multi-unit dwellings
  - Replace single detached houses on large lots in ratio of 2 : 1
  - Permit Tiny houses and coach houses, and count them as single detached dwellings

Other opportunities

- The 1800 ha of currently available vacant greenfields can support density and “complete, walkable 15 minute communities instead of conventional suburban development
- Older suburbs inside the greenbelt could benefit from denser redevelopment, bringing better services, live work play, social integration, access to greenspace
- In the urban core intensification should be focused on community led redevelopment projects. Vanier is ripe for redevelopment as a 15 minute community.

Share the benefits

- Spread the benefits of dense, healthy, connected and green neighbourhoods across the city and in villages
- Foster development of complete, walkable neighbourhoods, inside the urban boundary and in villages
- Specific targets could be set by ward and village, with civic processes set up for councillors, community and developers to work together to achieve the goals