

South Central Public Lands Study

Questions & Answers

June 28, 2012

Lands to be studied

1. What sites are being studied as part of the South Central Public Lands Study?

The South Central Public Lands Study (SCPLS) is a comprehensive land use study focused on three surplus school sites (i.e. Brantwood, Chisholm and Linbrook Public Schools), the Oakville-Trafalgar Memorial Hospital site, and the Oakville Arena site, including the surrounding Trafalgar Park.

2. What is the purpose of the study?

The purpose of the study is to:

- determine the ability to fit any recreational needs established in the final Parks, Recreation and Library Facilities Master Plan on the sites
- identify other public or community needs that may be accommodated on the sites
- define a preferred land use option for each of the sites included in the study

3. Why aren't downtown sites such as Centennial Square (Central Library, Centennial Pool, Oakville Centre for the Performing Arts) and the former post office being studied as part of the SCPLS?

Those sites are being studied through the Downtown Oakville Cultural Redevelopment Plan. That study will define a revitalization plan for the Centennial Square site (bounded by Lakeshore Road, Water Street, Randall Street and Navy Street) as a mixed use cultural precinct with an open space feature. The future redevelopment of the former post office as well as other town facilities downtown will be evaluated through the study. The intent is to provide a redevelopment strategy that will support a cultural hub downtown to achieve the objectives of the Cultural Plan, the Downtown Oakville Strategic Action Plan and the Livable Oakville Plan.

Through the Vision 2057 community framework, the South Central Public Lands Study, Downtown Oakville Cultural Redevelopment Plan and other studies will be coordinated so that implications and opportunities coming from any of them will be taken into consideration as recommendations for each study are brought forward.

Visit <http://www.oakville.ca/townhall/vision-2057.html> for more information about Oakville's ongoing master plan studies.

4. Why isn't Gairloch Gardens being studied as part of the SCPLS?

The potential relocation of Oakville Galleries from Gairloch Gardens, including the option to sever a parcel of land from around the main house to be sold (while maintaining the remaining park property) is being evaluated based on a recommendation of the Budget Committee earlier this year.

5. Why were the three surplus school sites purchased by the town?

The town purchased Brantwood, Chisholm and Linbrook Public Schools from the Halton District School Board in April 2012 to have control over the possible future uses of these sites. At the time of the purchase, Mayor Rob Burton said, "The town looks forward to working with the community to complete a comprehensive land use study to help identify public needs and potential opportunities for these lands that will support Council's vision to be the most livable town in Canada."

Parks, Recreation and Library Facilities Master Plan

6. What is the Parks, Recreation and Library Facilities Master Plan?

The Parks, Recreation and Library Facilities Master Plan is a tool to assist decision-makers, stakeholders, and the general public in understanding Oakville needs and priorities related to parks, recreation, and library facilities. Its objective is to identify these needs as well as the timing and requirements for facilities and amenities. It will not, however, determine the exact location of any recreational facilities or amenities.

The draft master plan was released for public consultation in November 2011. It takes into account the changes that have occurred in Oakville since the approval of the original plan in 2006.

Public consultation is on-going. The final master plan will be presented to Council in late 2012.

Visit www.oakville.ca and search for 'facilities master plan' for more information.

7. How does the Parks, Recreation and Library Facilities Master Plan relate to the South Central Public Lands Study?

Many residents would like to see recreation facilities on the sites being discussed in the South Central Public Lands Study (SCPLS). However, the study will rely on the final recommendations of the master plan to determine the recreational needs for south central Oakville. Once Council has approved the master plan, the community will be encouraged, through the SCPLS process, to share their preferences about which of the five sites should be used for approved facilities. Other land uses will also be considered.

8. I've heard that Oakville Arena or Centennial Pool might close. Is this true?

Council has not made a decision about the future of Oakville Arena or Centennial Pool. The draft [Parks, Recreation and Library Facilities Master Plan](#) includes a town-wide analysis of facility conditions, usage and overall capacity to serve day-to-day needs. It says that:

- Oakville Arena is past its functional lifespan and its rehabilitation or expansion is not recommended. It should not be replaced on site, but alternative uses should be explored.
- Centennial pool should not be replaced on the current site if it is re-purposed as a result of the study for the redevelopment of Centennial Square.

Through the public consultation process we have heard that the community wishes to retain the arena and that the pool should be replaced locally. The community sentiment on these facilities will be taken into consideration in the final draft master plan that will be presented to Council.

Visit www.oakville.ca and search for 'facilities master plan' to review the draft master plan. Residents can also submit questions or comments to prlfmp@oakville.ca

9. I want (or don't want) a park/community centre/arena/library on a site near my house. Who should I tell?

Comments and suggestions about parks, recreation and library facilities should first be directed to the Recreation and Culture department for consideration as part of the master plan. You may submit questions or comments to prlfmp@oakville.ca

The Parks, Recreation and Library Facilities Master Plan establishes the needs for recreational facilities and amenities. It does not determine locations for them. Once the needs for recreational facilities or amenities in south central Oakville are established through the final master plan, the sites in the SCPLS will be evaluated as potential locations. Factors such as the size of each site, and the size of building and parking area

required, will be taken into consideration.

Oakville-Trafalgar Memorial Hospital (OTMH)

10. What happened to the OTMH Lands Study? Haven't we done this before?

Extensive consultation about community objectives for the OTMH site was done previously through the OTMH Lands Study. Many people who participated in that study told us they want to see the site used for a community centre or park. Others want to see the property redeveloped for residential uses that are compatible with the surrounding neighbourhood. Some people want to see a medical use continue on the site (e.g. urgent care or walk-in clinic). There was an interest in providing amenities and housing for residents of all ages and stages of life.

Four draft land use options were presented in March 2012. All options focused heavily on residential redevelopment, consistent with the existing Livable Oakville Plan policies for the site. Two of the options included a possible location for a 20-30,000 sq. ft. community centre, as recommended in the draft Parks, Recreation and Library Facilities Master Plan (Nov. 2011). None of the options included a medical use because the province has not indicated any need for medical facilities, and the existing official plan designation would not allow for a privately operated commercial clinic.

Reaction to the draft land use options was mixed. Some people were interested in seeing more parkland or a larger community centre, and others wanted to see more low-rise apartments or opportunities to age-in-place. Others were supportive of the options as proposed.

Since then, the town acquired the three surplus school sites and launched the South Central Public Lands Study to look at public lands in south central Oakville comprehensively. The study will engage the broader community in discussions about how each of the five sites should be used in the long term. Public consultations also took place on the draft Parks, Recreation and Library Facilities Master Plan.

Land use options for all of the sites will be developed after Council's decision this fall on the master plan. Once approved, the master plan will provide direction regarding any parkland or facility needs in south central Oakville, including the scale of a community centre (i.e. facilities to be included). We will then ask for the community's assistance to evaluate potential land use options using evaluation criteria that they help to establish.

Visit <http://www.oakville.ca/business/ot-memorial-hospital-lands-study.html> for background information on the Oakville-Trafalgar Memorial Hospital Lands Study.

Other Potential Land Uses

11. Do we have a say in what the town will do with sites that are not needed for community facilities recommended in the Parks, Recreation and Library Facilities Master Plan?

Yes. In those cases, the South Central Public Lands Study will consider other land uses, such as other public needs and the uses allowed under the Livable Oakville Plan. We will ask for the community's assistance to evaluate potential land use options for all of the sites using evaluation criteria that they help to establish.

Visit <http://www.oakville.ca/business/south-central-public-lands.html> to review the site information, including a summary of the permitted uses that may be permitted under the Livable Oakville Plan.

12. Could the existing buildings be reused?

The reuse of existing buildings, or portions of existing buildings, will be evaluated as land use options are developed based on community input. The impact to heritage features and the cost to rehabilitate and retrofit buildings will be considered.

Timing

13. What are the next steps in the South Central Public Lands Study?

After the Parks, Recreation and Library Facilities Master Plan is approved this fall, the Planning Services department will host a public event to review and evaluate redevelopment options for the five study sites. A staff report is expected to be brought forward for Council's consideration in early 2013.

Visit <http://www.oakville.ca/business/south-central-public-lands.html> to see the detailed study work program.

Stay informed!

Visit <http://www.oakville.ca/business/south-central-public-lands.html> for more information, and sign up for our project mailing list by emailing SouthCentral@oakville.ca

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