

Multi-purpose
utility corridor,
urban separator
and linked
open space
system



The Parkway Belt West Plan

July 1978

Such development shall meet to the maximum possible degree the following conditions:

- i) Maintain and enhance the open-space character of the area.
- ii) Protect wooded areas, hedgerows, and trees.
- iii) Protect valleys and watercourses.
- iv) Satisfy any other conditions required to secure the provisions of the Plan.

6.6

Burlington-Oakville Mini-belt Link

6.6.1 **Map**

Subsection 6.6.1 is Map 6 (the Burlington-Oakville Mini-belt Link) and is to be read together with the text of the Plan.

6.6.2 **Specific Objectives**

All the objectives of Part 3 apply to this Link, although they are achieved to varying degrees. The following specific objectives apply to this Link and are achieved to varying degrees.

- a) Define the eastern limits of the Burlington Urban Area.
- b) Define the eastern and northern limits of the Milton West Future Urban Area.
- c) Define the southern and eastern limits of the Built-up Area at Milton.
- d) Define the western limits of the Oakville Urban Area.
- e) Define the western limits of the Milton East Future Urban Area.
- f) Separate by open space the Burlington and Oakville Urban Areas.
- g) Separate by open space the Milton East and Milton West Future Urban Areas.
- h) Separate by open space the Milton East Future Urban Area and the Built-up Area at Milton.
- i) Separate by open space the Milton West Future Urban Area and the Built-up Area at Milton.

- j) Include the existing Ontario Hydro facilities and Highway 25, where possible.
- k) Minimize the number of transportation routes crossing the Link and connecting the Burlington Urban Area to the Oakville Urban Area, connecting the Milton West Future Urban Area to the Milton East Future Urban Area, and connecting the Milton West and the Milton East Future Urban Areas to the Built-up Area at Milton.
- l) Provide for the possible Dorval Way between the Southern Link (Highway 403) and the Northern Link (Highway 401).
- m) Encourage the use of land for agricultural purposes in areas of good soil quality and where operations will secure the provisions of the Plan.
- n) Provide for public open space along Bronte Creek, Fourteen Mile Creek, Oakville Creek, and East Oakville Creek.
- o) Provide for the integrated planning and development of a public open-space area comprising Bronte Creek Provincial Park, the Fourteen Mile Creek Valley, and the lands between.
- p) Provide for the continuity of open space from the Lake Ontario shoreline through the Escarpment Link to the rural area west of Milton West, and from the Southern Link to the rural areas west and north of the Built-up Area at Milton.
- q) Provide for recreational trails and associated facilities along Bronte Creek, Oakville Creek, and East Oakville Creek.
- r) Preserve the following prominent natural features:
 - i) Bronte Creek Valley;
 - ii) Fourteen Mile Creek Valley;
 - iii) Oakville Creek Valley;
 - iv) East Oakville Creek Valley.
- s) Protect tree stands that are either significant in their own right or serve as buffers.

6.6.3

Implementing Actions

In cases of discrepancy between the following specific implementing actions for this Link and the provisions of Part 5, the following implementing actions will prevail.

- a) Restrict the number of transportation routes crossing the Link to:
 - i) Existing facilities and their essential expansions;
 - ii) Highway 403, inter-urban transit facilities, and other essential new facilities consistent with the Plan.
- b) Acquire the required right-of-way between the Southern Link and the Northern Link for the possible construction of Dorval Way.
- c) Encourage the continued operation of the existing parks and marina.
- d) Acquire lands for the following Public Open Space Areas:
 - i) Bronte Creek and tributary south of the Queen Elizabeth Way;
 - ii) Oakville Creek;
 - iii) East Oakville Creek;
 - iv) Fourteen Mile Creek and the area between it and Highway 25, north of the Queen Elizabeth Way.
- e) Ensure that the design, development, and use of the Public Open Space Areas minimize any detrimental effect on woodlots, hedgerows, and the following prominent natural features:
 - i) Bronte Creek Valley;
 - ii) Oakville Creek Valley;
 - iii) East Oakville Creek Valley;
 - iv) Fourteen Mile Creek Valley.
- f) Develop recreational trails and associated facilities in the following areas:
 - i) Bronte Creek between Lake Ontario and the Southern Link;
 - ii) Oakville Creek between the Southern Link and the Niagara Escarpment Planning Area;
 - iii) East Oakville Creek from the Southern Link northwards.

g) Encourage a fisheries rehabilitation program for Bronte Creek, including measures to maintain the present high quality of the creek water.

h) In the Special Complementary Use Area located between Fourth Line, Derry Road, Third Line, and the CP Rail line, permit uses set out in Subsection 5.5.1.

Subject to Subsection 5.1.3, the Plan recognizes that the area may be designated for low-density urban residential development, subject to the availability of adequate and acceptable services. The Plan does not permit uses beyond those set out in Subsection 5.5.1 until a comprehensive official plan amendment has been prepared in consultation with appropriate municipal authorities, Provincial agencies, and other concerned persons and agencies, and subsequently approved by the appropriate authorities.

Such development shall meet to the maximum possible degree the following conditions:

- i) Maintain and enhance the open-space character of the area.
 - ii) Protect watercourses, valley lands, wooded areas, hedge-rows, and prominent trees.
 - iii) Ensure that the pattern and nature of urban development in the area secure an overall open-space appearance.
 - iv) Locate development in such a manner as to retain the open-space character of the area along Derry Road, Third Line, and Fourth Line.
 - v) Provide ample landscaping, tree planting, and berms in the areas set out in Clause (iv) above, as well as on the remaining lands.
 - vi) Satisfy any other condition required to secure the provisions of the Plan.
- i) In the Special Complementary Use Area located in Lots 5 to 9, inclusive, at Oakville Creek, permit agricultural and open-space uses, with only those associated buildings and structures that cannot reasonably be located outside this area. Such uses shall meet to the maximum possible degree the following conditions:
- i) All natural features are preserved.
 - ii) Buildings and structures have very low lot coverage, very limited height, and very low mass appearance.

iii) Buildings and structures are located in a manner that will secure the open-space character of the area.

iv) Landscaping and berms are provided to enhance the open-space character of the area.

v) Any other conditions required to secure the provisions of the Plan are satisfied.

j) In the Special Complementary Use Area consisting of Sikorski Park, located at Oakville Creek, permit agricultural, open-space, outdoor recreational, and outdoor institutional uses and associated buildings and structures. Such uses shall meet to the maximum possible degree the conditions in Paragraph 6.6.3 (i).

k) In the Special Complementary Use Area located in Concession I, S.D.S., permit agricultural and open-space uses, with only those buildings and structures that cannot reasonably be located outside the area covered by the Plan. Such uses shall meet to the maximum possible degree the conditions in Paragraph 6.6.3 (i).

l) In the Special Complementary Use Area located in Concession III, S.D.S., Town of Oakville, permit open-space and outdoor recreational uses, with only those associated buildings and structures that cannot reasonably be located outside the area covered by the Plan. Such uses shall meet to the maximum possible degree the conditions in Paragraph 6.6.3 (i).

m) In the Special Complementary Use Area located in Concession IV, S.D.S., protect to the maximum possible degree trees and the Bronte Creek Valley rim and slopes from cut and fill operations and construction of buildings and structures.

6.7 Oakville-Mississauga Mini-belt Link

6.7.1 Map

Subsection 6.7.1 is Map 7 (the Oakville-Mississauga Mini-belt Link) and is to be read together with the text of the Plan.

6.7.2 Specific Objectives

All objectives of Part 3 apply to this Link, although they are achieved to varying degrees. The following specific objectives apply to this Link and are achieved to varying degrees.

Belt West Plan Map 6
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Pipeline

Third Line

Transmission Line

Transmission Line Pipeline

Lido

Golf

Centre

I S.D.S.

Bronte Rd

II S.D.S.

Highway 25

QEW

GO Transit Station

Speers Road

Bronte Road

Richview Golf Course

Mile Creek
Public

Creek - Fourteen

Bronte

Bronte

Creek

Provincial

Park

CNR

TOWN OF DAVENPORT

Barbours Drive