

PLAN IT WHITEHORSE



Strategic Sustainability Plan

"The future is not some place that we are going, but one that we are creating. The paths to it are not found but made, and the activity of making them changes both the maker and the destination." - Anonymous.

The City of Whitehorse is a dynamic community surrounded by beautiful scenery, rising mountains, boreal forest and healthy wildlife populations. It is a place where people want to live, raise their children, and invest their time and energy. With innovation and creativity, and a continual focus on sustainability, we can ensure our children and theirs continue to enjoy this place in which we choose to live.

Striving to create and build a vibrant, healthy and environmentally sound community is the foundation of sustainability. The City of Whitehorse, in consultation with residents, has made a commitment to sustainability in planning this community. Sustainability is woven throughout the 2002 Official Community Plan and has been a key focus of the current OCP Review process. In 2007, with extensive public engagement, the City created a Strategic Sustainability Plan that defined sustainability and provided a vision for integrating it into City operations and planning. So what is sustainability? What does it mean to the City and its residents?

Sustainability is an action word; it is both the act of striving forward and the goals ahead. It is about the vision of where we want to live in the future. It is about creating a community where we want our children and grandchildren to live.

The City of Whitehorse defines sustainability as the branches of a tree. Some of the main branches include having a diverse local economy, a strong cultural identity, a thriving environment and sustainable community development. Each of these main branches divides into action items that will help the City and its residents achieve our vision of being a sustainable community.

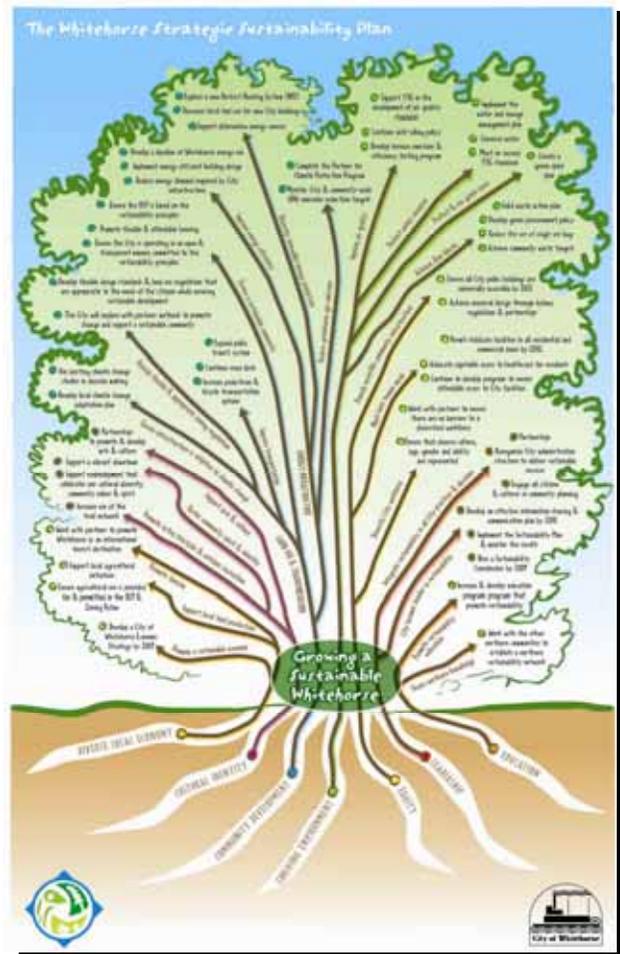
In the City of Whitehorse, sustainability is fundamental. When planning neighbourhoods and communities, sustainability is the lens through which decisions are made. It focuses our attention on key questions, and helps inform the answers to those questions. For instance, what sort of neighbourhoods do residents want to live in? How do we ensure our green spaces are protected and healthy? How can we maintain extensive and connected trail and outdoor recreation networks? How can we facilitate active transportation? How do people and wildlife move throughout and around the city? How do we ensure a vibrant city centre?

Two prime examples of using sustainability to make planning decisions include densifying existing built-up areas and the new Whistle Bend community. In existing, serviced neighbourhoods, increasing density by allowing garden suites or changing parking

requirements helps ensure affordable housing for residents without sprawling into nearby green spaces in the City.

The neighbourhood of Whistle Bend, due to begin construction in 2012, is planned to be a sustainable community surrounded by green space, linked by walkable green corridors, and connected to the urban core with frequent and efficient transit services. With open community spaces, such as a town square and community gardens and mixed-use zoning to promote local businesses, Whistle Bend strives to be an active and vibrant neighbourhood and a dynamic addition to the City of Whitehorse.

Watch these pages for continual updates on the City's journey towards sustainability. Feel free to contact Shannon Clohosey, Sustainability Projects Manager 668-8600 or by email: shannon.clohosey@whitehorse.ca



Whistle Bend Zoning

Since the approval of the Master Plan Concept, the City has been working on subdivision designs for the first two phases for Whistle Bend. The initial phases are expected to provide approximately 1,000 residential units in a variety of housing forms and densities. The number of units is based on preliminary design and may change when the detailed engineering design is completed. As the preliminary subdivision designs are nearing completion, zoning has been brought forward for City Council approval.



The new “comprehensive” zoning created for Stan McCowan, Ingram, and Takhini North will be used for the majority of Phases 1 and 2 of Whistle Bend. By taking note of what is built in these other areas in the coming years, it will be possible to see how effective the zoning regulations are and potentially make further zoning amendments prior to Whistle Bend construction, which is scheduled to start in 2012.

The public hearing was held for Whistle Bend zoning on July 13th, 2009 and the Planning Department will be presenting a report on all input to Council on July 20th, 2009. Zoning approval will be followed immediately by subdivision approval for Phases 1 and 2. The next steps in planning for Whistle Bend are as follows:

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|---------------------------------|--------------------------|
| • YESAB Review | September 2009 |
| • Detailed Off-Site Engineering | Winter 2009 |
| • Detailed On-Site Engineering | Winter 2010 |
| • Construction | March 2010 – August 2013 |
| • Phase 1 Lots Available | Fall 2012 |
| • Phase 2 Lots Available | Fall 2013 |

Talk of the Town

Official Community Plan Update

We are presently reviewing and updating our Official Community Plan. We have had 21 public meetings so far, and gathered a huge amount of ideas and input. City staff is presently working to organize all of the input and will be presenting City recommendations soon. At that point, we'll seek further public input on those recommendations.

For more information please visit the project website, at www.whitehorse.ca/ocp



Coming and Going

There have been a number of changes in the Planning and Development Services Department over the past few months.

Shannon Clohosey is the successful candidate for the Sustainability Projects Manager position. She has come to us from the Georgian Bay region of Ontario and more recently in Halifax and rural New Brunswick, where she lived on an organic farm. She has also spent time working, researching and exploring Central and South America.

The newest member of our team is Alex Kondor who is our new Development Officer. Alex has a wide-range of expertise and has been working with the Planning and Development Department in various capacities over the last year. You may have already met him at one of the many Public Meetings and Open Houses we have held over the last year.

Student Planner's Perspective

Whitehorse is a truly fantastic place and anyone who lives here should consider themselves extremely blessed. The city offers everything a person could want and more: arts, culture, amenities, wildlife, nature, indoor and outdoor recreation, great food, and really great coffee. It is an outdoor enthusiast's dream; an artist's haven; home to progressive thinkers, environmentalists, and traditionalists all rolled into one. It is a vibrant urban centre surrounded by vast tracts of wilderness. I see now why locals don't want the world in on one of Canada's best kept secrets. Since arriving, the weather has been beautiful and has allowed me to really enjoy what Whitehorse has to offer. During the remainder of my stay, I look forward to exploring other areas of the Yukon, to see what secrets are still out there, waiting to be revealed.

I am excited to be working with the City. As the summer student in the Planning Department I will be organizing two neighbourhood sign projects, one for a second sign in Porter Creek, as well as two signs for Whitehorse Copper. I hope to learn much during my time here, and am especially fortunate to be here during the review of the City's Official Community Plan.

- Claire Negrin

For more information about any aspect of the City's planning and development, please call us at 668-8335. You can also sign up to receive email notices about opportunities to get involved by going to www.whitehorse.ca/subscribe.

Planning & Development Services

Planning: 867-668-8335
Development Services: 867-668-8346
Building Inspections: 867-668-8340
Fax: 867-668-8395
www.planning.whitehorse.ca

Mike Gau Manager
668-8333 mike.gau@whitehorse.ca

Ben Campbell Planner
668-8338 ben.campbell@whitehorse.ca

Cathy Small Subdivision and Lands Coordinator
668-8319 cathy.small@whitehorse.ca

Christine O'Connor Senior Customer Service Rep.
668-8346 christine.oconnor@whitehorse.ca

Dave Brink Building/Plumbing Official
668-8340 david.brink@whitehorse.ca

Doug Thorseth Supervisor Building Inspections
668-8343 doug.thorseth@whitehorse.ca

Joy Janssens Customer Service Rep.
668-8340 joy.janssens@whitehorse.ca

Alex Kondor Development Officer
668-8334 alex.kondor@whitehorse.ca

Kinden Kosick Planner
668-8348 kinden.kosick@whitehorse.ca

Linda Leverman-Fike Customer Service Rep.
668-8330 linda.leverman-fike@whitehorse.ca

Mark Browning Planner
668-8347 mark.browning@whitehorse.ca

Mike Ellis Senior Planner/Supervisor
668-8337 mike.ellis@whitehorse.ca

Nick Marnik Building/Plumbing Official
668-8342 nick.marnik@whitehorse.ca

Pat Ross Land Development Supervisor
668-8339 pat.ross@whitehorse.ca

Pete Craft Building/Plumbing Official
668-8344 pete.craft@whitehorse.ca

Claire Negrin Student Planner
668-8335 claire.negrin@whitehorse.ca

