



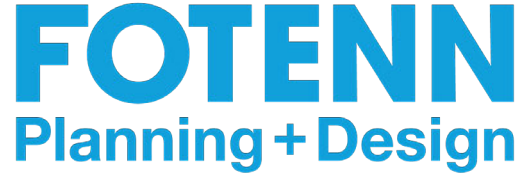



# **Stittsville North Urban Expansion Area (W2) Future Neighbourhood Planning & Engineering**

Public Open House #2  
Environmental Assessment Master Plan Process Phase 2: Alternative Solutions  
May 26, 2026

# Schedule for Today's Open House

<b>Time</b>	<b>Session Item</b>
7:15 PM	Introductions & Welcome
7:20 PM	Presentation: Master Planning Process, Existing Conditions & Alternatives
7:45 PM	Questions & Facilitated Discussion
8:00 PM	In-Person Board Review (Open House Format)
8:30 PM	Adjourn

# Introductions

City Team	Technical Team	
Community Planning	Planning	
Infrastructure Planning	Natural Heritage	
Natural Systems	Civil Engineering	
Transportation Planning	Transportation	

# Study Area



# Project Background

## Urban Boundary Expansion

- Approved by Council in 2022 to include Stittsville North lands.

## Integrated Process

- Official Plan Amendments (OPA) are being coordinated with the Municipal Class EA Master Plan.
- The North Stittsville Servicing Study has also been coordinated with this project.

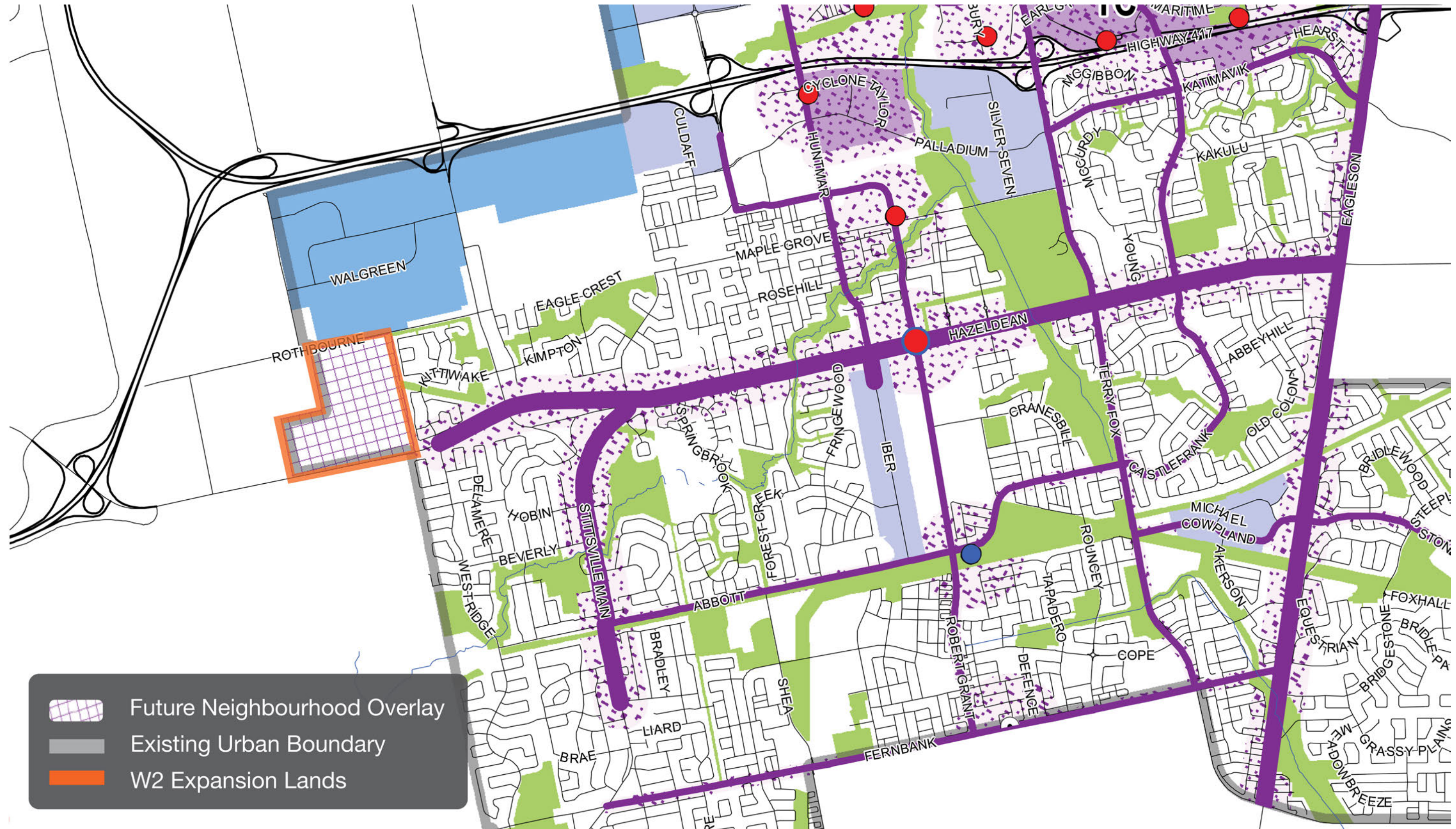
## Infrastructure Focus

- The EA identifies solutions for transportation, water, sanitary, stormwater servicing and ecological conservation.

## Planning Act Approvals

- Technical requirements for plan of subdivision and rezoning will be determined up-front to streamline development.

# Policy Framework

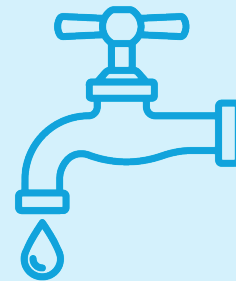


# Required Technical Master Studies



## Environment

Assessing natural heritage, wetlands, and ecological value



## Servicing

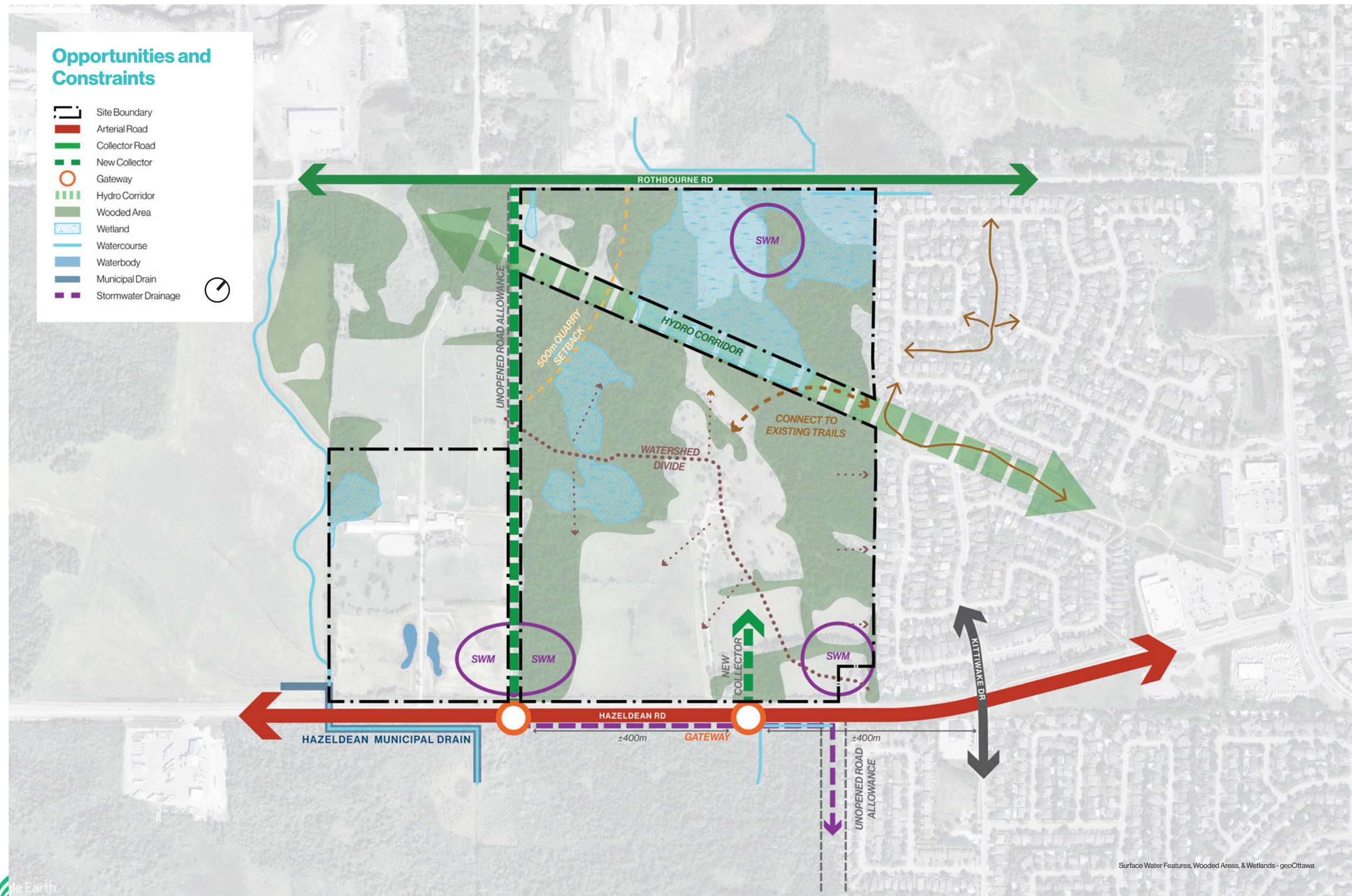
Strategic planning for water, sewer, and drainage capacity



## Transport

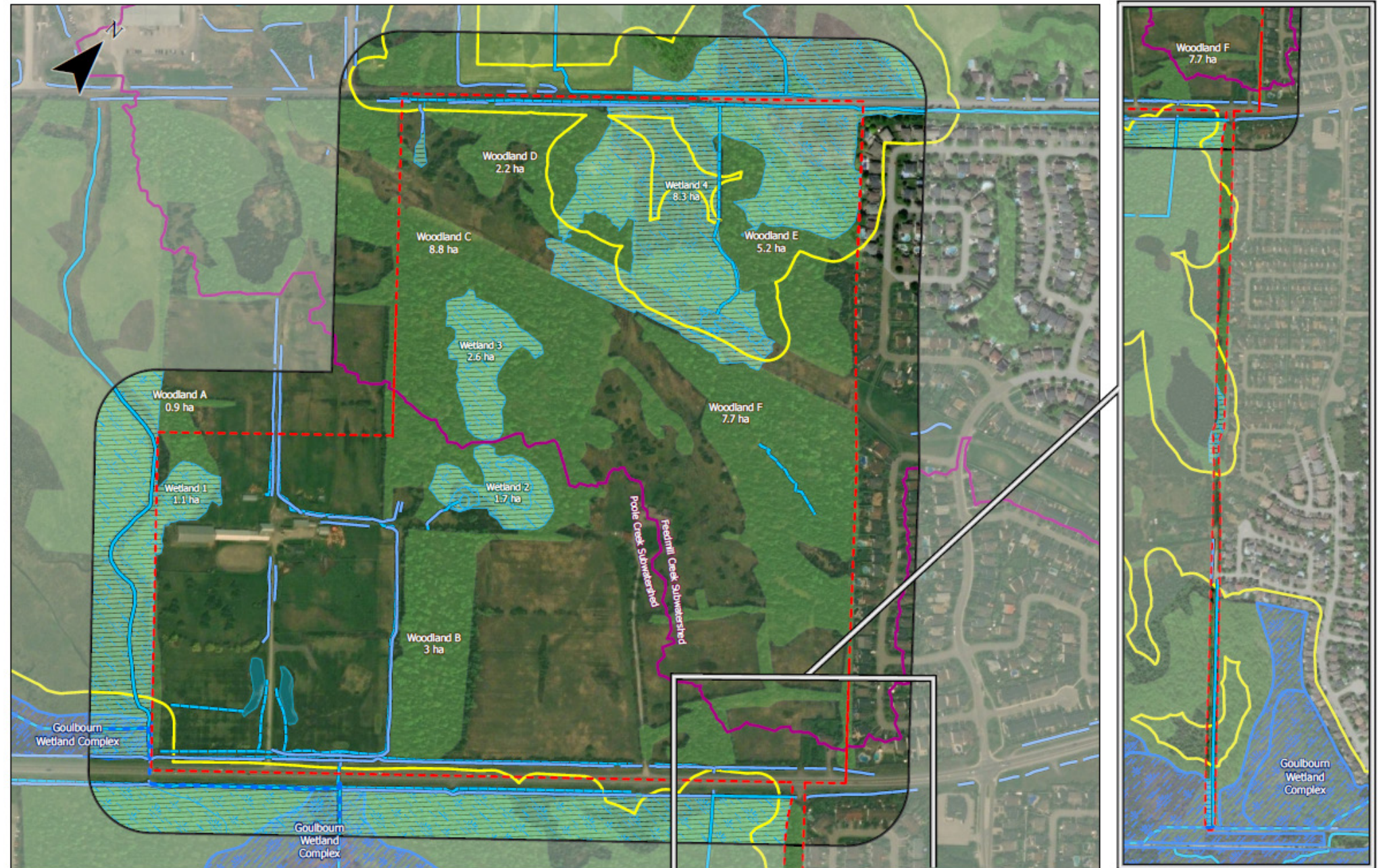
Developing road networks and active transit pathways

# Opportunities & Constraints



# Natural Heritage Protection

- Feedmill Creek / Poole Creek subwatersheds
- Conservation focus:
  - Protection of Provincially Significant Wetlands (PSWs)
  - Retention of high-value ecological wooded areas
  - Buffers around existing municipal drains



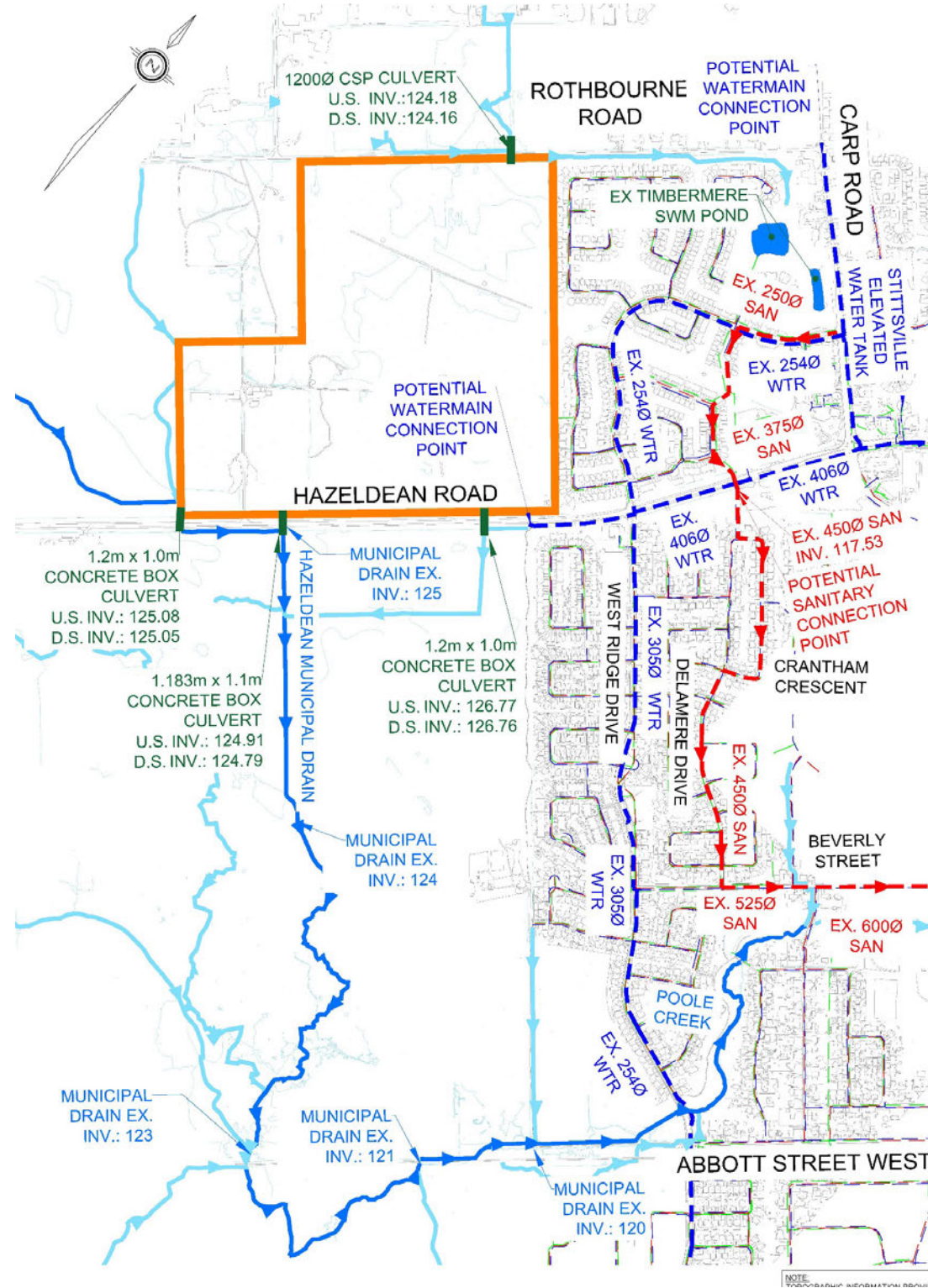
# Transportation

- 5-kilometre study area
- Hazeldean Road: arterial road
- Rothbourne Road: collector road
- Existing active transportation corridors
- Community design will enable public transit circulation



# Servicing

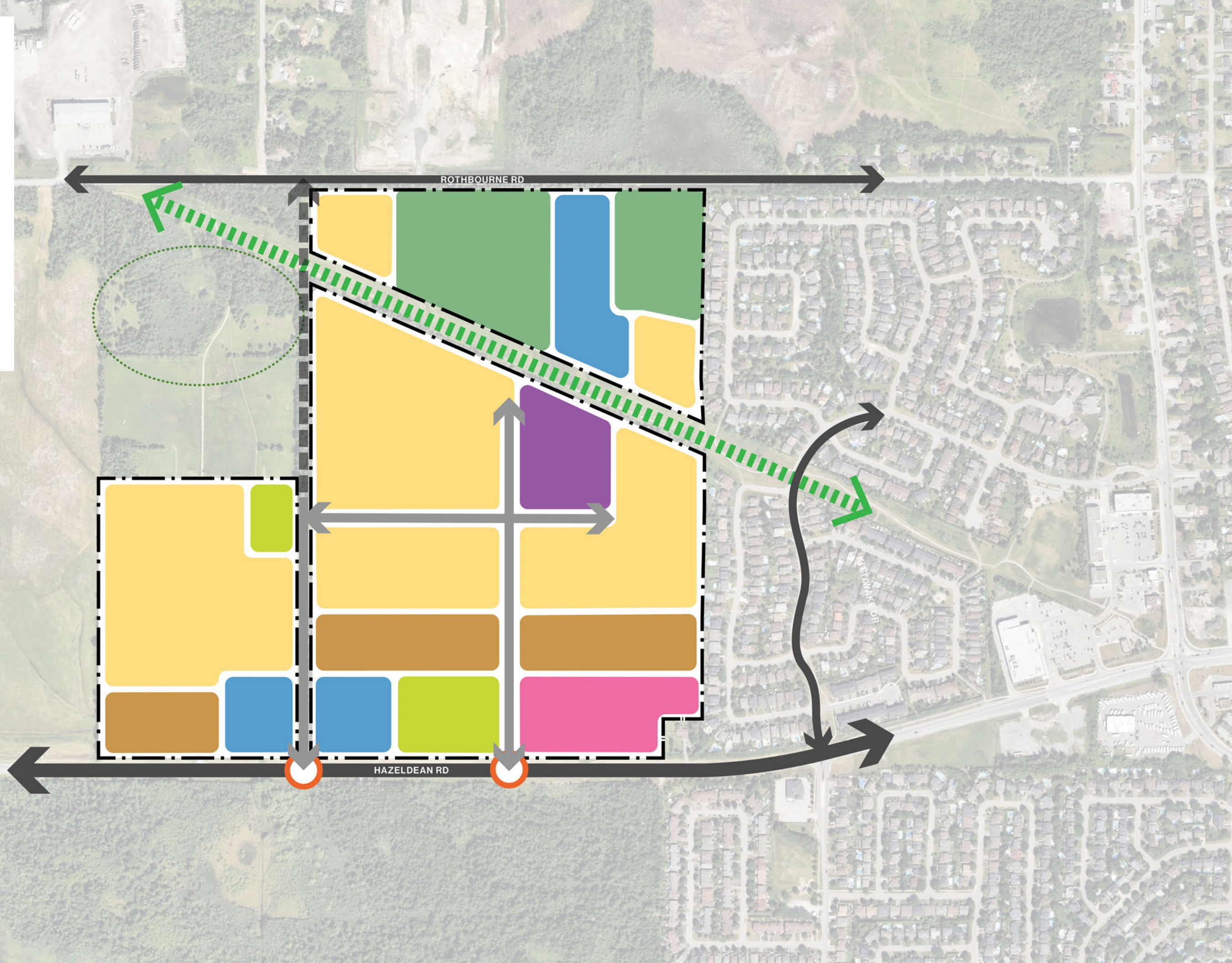
- Water
- Sanitary
- Stormwater management
- Consideration of Servicing Strategy Report (SSR)



# Alternative Concepts

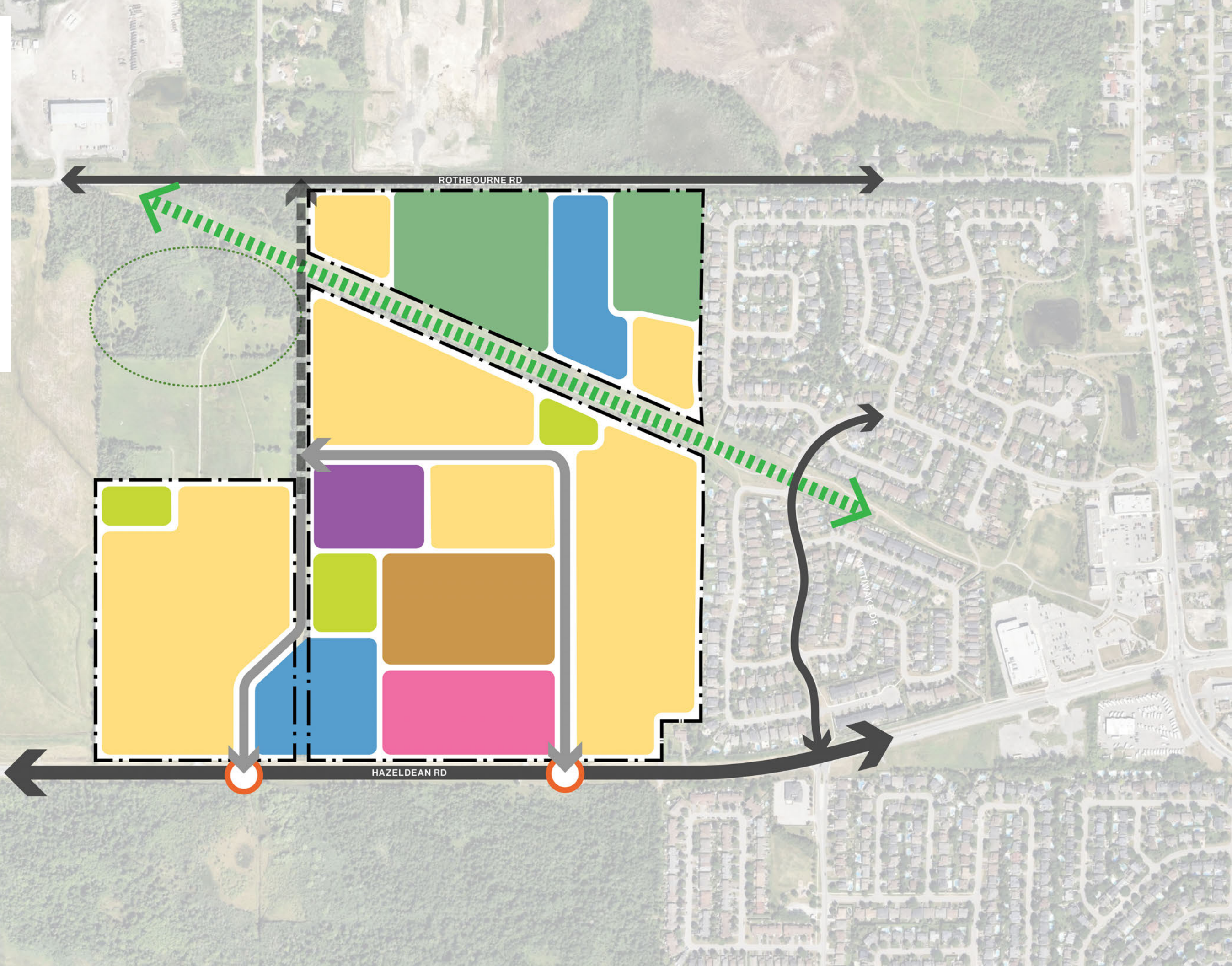
# Concept Sketch 1 Structure Diagram

- Site Boundary
- Existing Roads
- Proposed Roads
- Gateway
- Hydro Corridor
- Low Density Residential
- Medium Density Residential
- Commercial
- School
- Park
- Environmental
- Environmental Compensation Area
- SWM Pond



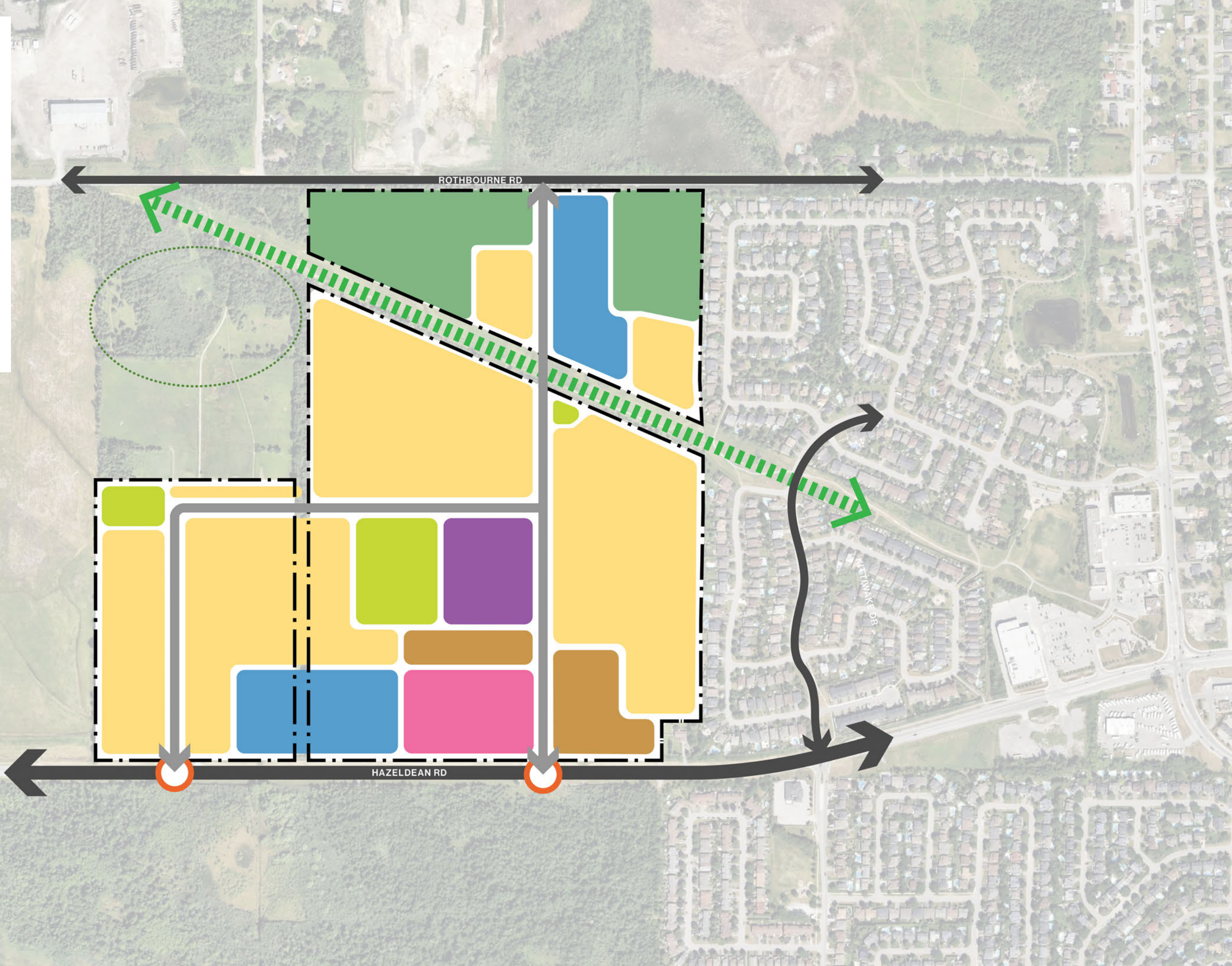
# Concept Sketch 2 Structure Diagram

- Site Boundary
- Existing Roads
- Proposed Roads
- Gateway
- Hydro Corridor
- Low Density Residential
- Medium Density Residential
- Commercial
- School
- Park
- Environmental
- Environmental Compensation Area
- SWM Pond



# Concept Sketch 3 Structure Diagram

- Site Boundary
- Existing Roads
- Proposed Roads
- Gateway
- Hydro Corridor
- Low Density Residential
- Medium Density Residential
- Commercial
- School
- Park
- Environmental
- Environmental Compensation Area
- SWM Pond



# Comparison



## Alternative 1

Commercial uses in SW  
School along hydro corridor  
SWM pond split (SW)  
Medium-density housing in south



## Alternative 2

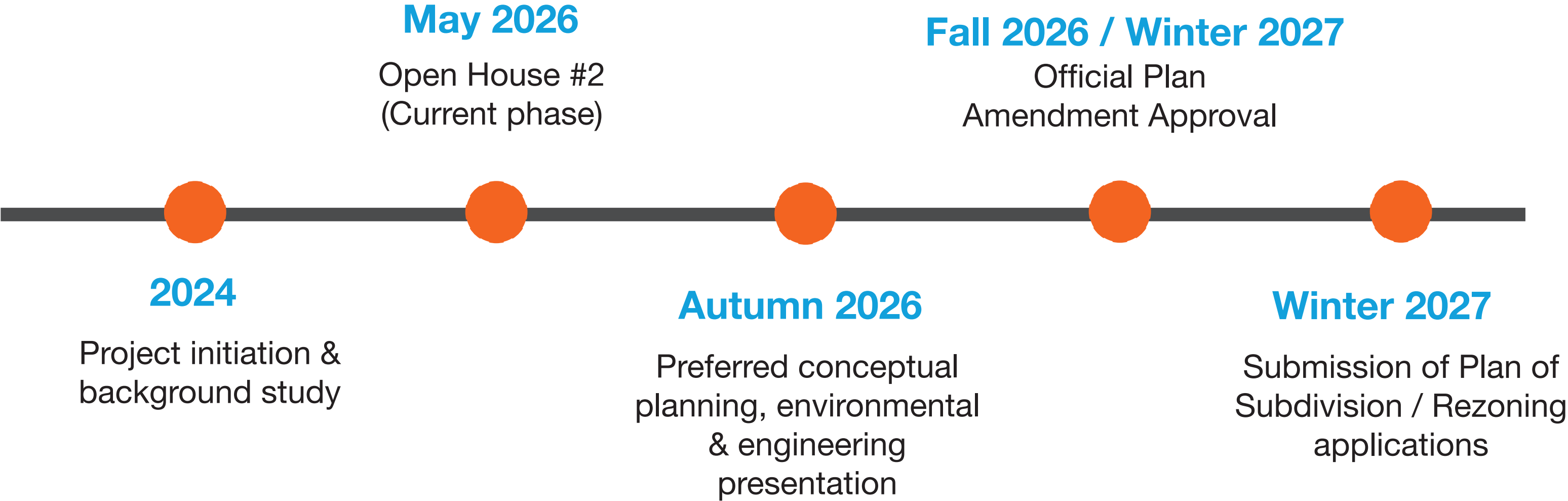
Consolidated SWM pond (SW)  
Commercial uses centralized  
School / park co-location  
Consolidated medium-density



## Alternative 3

North-south collector in east  
L-shaped collector to west  
Clustered residential north of  
hydro corridor

# Targeted Project Timeline



# We want to hear from you!

Your insights are unique and essential to building a sustainable community.  
Please speak with us tonight, or submit comments via Engage Ottawa

## Contact Information

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