



Imagining Ward 3

January 13, 2016
7 pm – 9 pm

Agenda

- Welcome & Introductory Remarks
- Neighbourhood Imagining Pilot Program
- Managing Change in Ward 3
- Workshop: Understanding Neighbourhood Issues
- Getting Involved
- Closing Remarks

Neighbourhood Imagining Pilot Program

What is the Pilot's Purpose?

Why Now?

What Will We Deliver?



What is the Pilot's Purpose?

A. Whittemore

“Neighbourhood Imagining”

A conversation about
neighbourhood character
and managing change

Neighbourhood Character

- What is character?
- Influenced by:
 - housing choices
 - streetscapes, parks & open spaces
 - redevelopment sites
 - heritage /neighbourhood character





Why Now?



Drivers of Change

- Redevelopment sites
- Changing character
- Change to stable neighbourhoods
- Engaged citizens
- Planning process



What Will We Deliver?

Process

Launch
JAN 2016

Steering
Committee
Meetings

Action Plan &
Recommended
Changes

Imagining
Report to
PDC
JUN 2016

Deliverables

Recommended
policy,
program &
services
changes

Recommended
implementation
tools

Analysis of
capital,
operating and
staff
implications

Imagining
Report &
Corporate
Report

engagement
understanding
communication
collaboration
education
roles
innovation
community
cohesion
awareness
opportunity
workable solutions



Outcomes

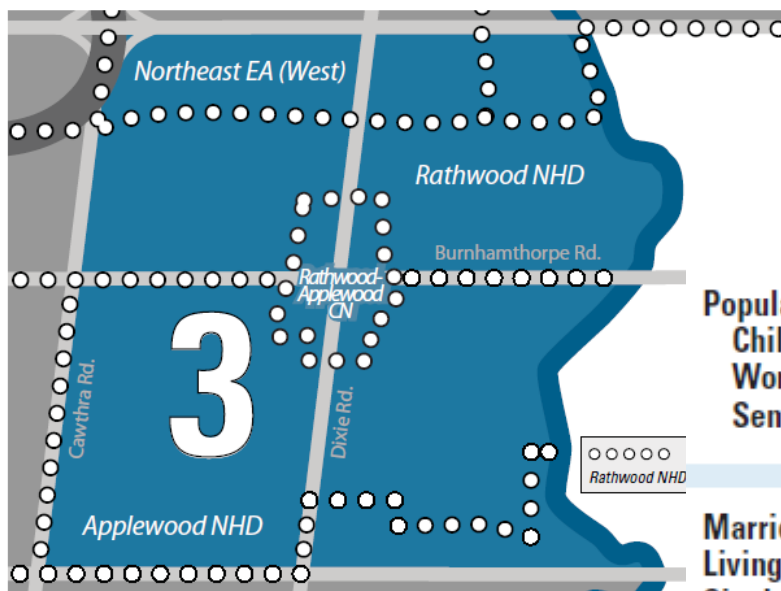
Managing Change in Ward 3

Demographics
Managing Change Today
Changes to Come



Demographics

F. Marzo



Population: 59,825
Children (0 to 14): 9,705 (16.2%)
Working-age (15 to 64): 40,445 (67.6%)
Seniors (65+): 9,675 (16.2%)

Married (and not separated): 26,380
Living common-law: 2,350
Single (never legally married): 13,990
Separated: 1,505
Divorced: 2,875
Widowed: 3,035

Total number of dwellings: 21,500
Most common dwelling type: Apartment

Most common non-official language:
 Polish (7.6%)

Immigrants: 33,070 (55.6%)

Most common visible minority:
 South Asian (31.5%)

Most common ethnic origin:
 Polish (10.8%)

Most common religious affiliation:
 Christian (68.1%)

Population with a post-secondary education:
 65.7%

Top occupation:
 Sales and service (24.5%)

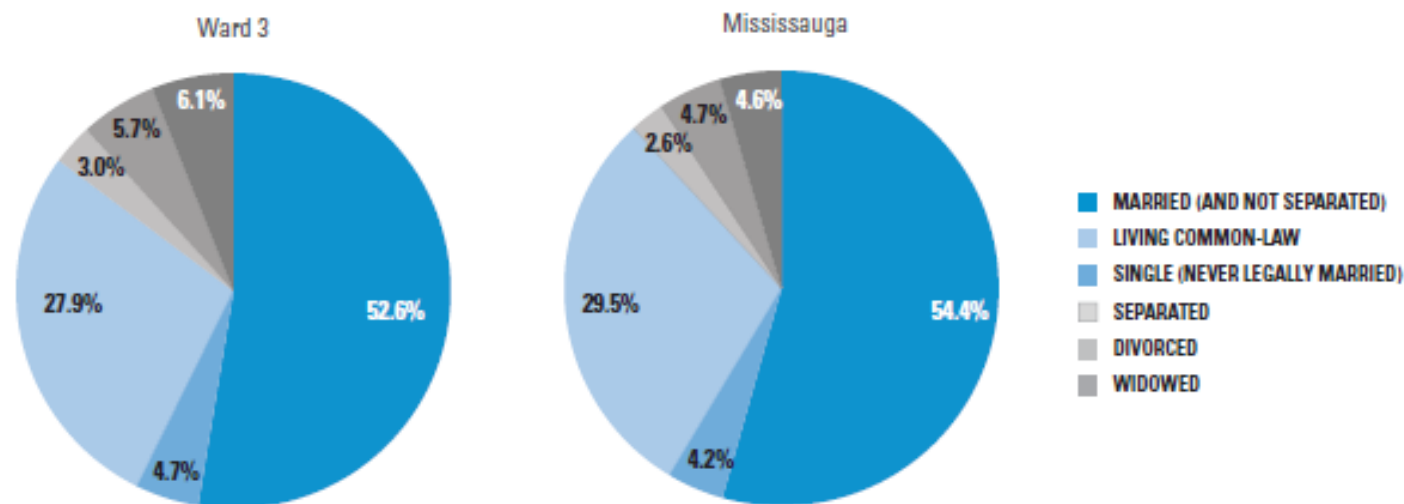
Average after-tax household income:
 \$67,500

Average dwelling value:
 \$421,729

Demographics

PRIVATE DWELLINGS BY STRUCTURAL TYPE	WARD 3 #	WARD 3 %	MISSISSAUGA %
Detached house	6,900	32.1%	39.1%
Apartment, building that has 5 or more storeys	8,165	38.0%	25.1%
Movable dwelling	225	1.0%	0.1%
Semi-detached house	1,580	7.3%	11.3%
Row house	2,550	11.9%	14.1%
Apartment, duplex	380	1.8%	3.2%
Apartment, building that has fewer than 5 storeys	1,695	7.9%	7.1%
Other single-attached house	5	0.0%	0.0%

MARITAL STATUS (15+)



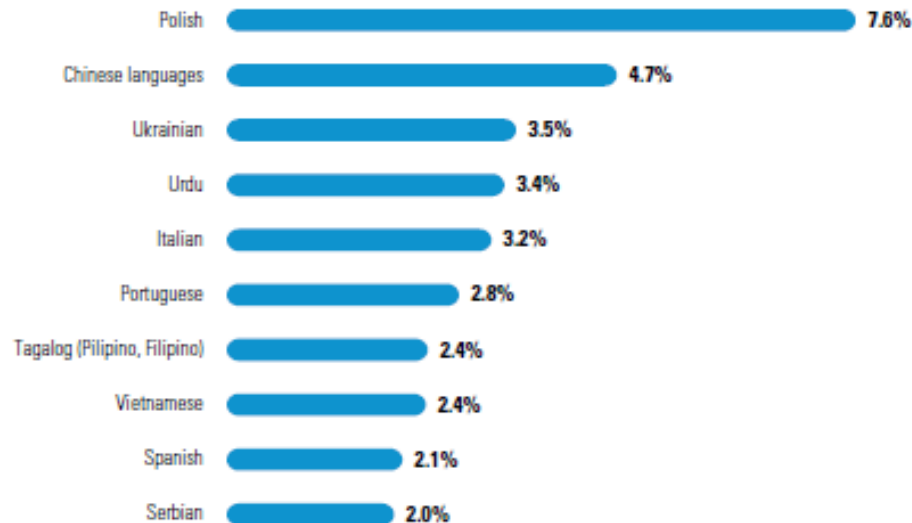
Families & Households

KNOWLEDGE OF OFFICIAL LANGUAGES	WARD 3 #	WARD 3 %	MISSISSAUGA %
English Only	53,345	89.2%	89.5%
French Only	45	0.1%	0.1%
English and French	3,810	6.4%	6.9%
Neither English nor French	2,615	4.4%	3.5%

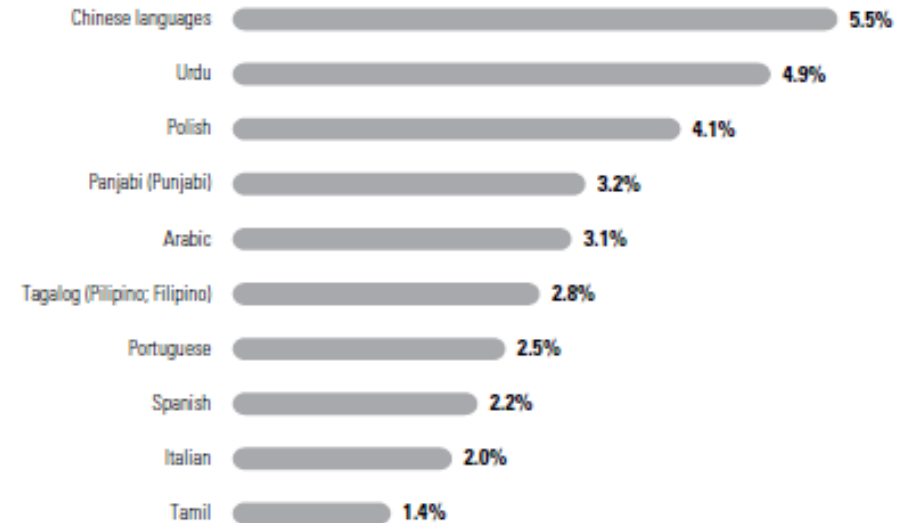
MOTHER TONGUE:

TOP 10 NON-OFFICIAL LANGUAGES (% OF TOTAL POPULATION)

Ward 3



Mississauga



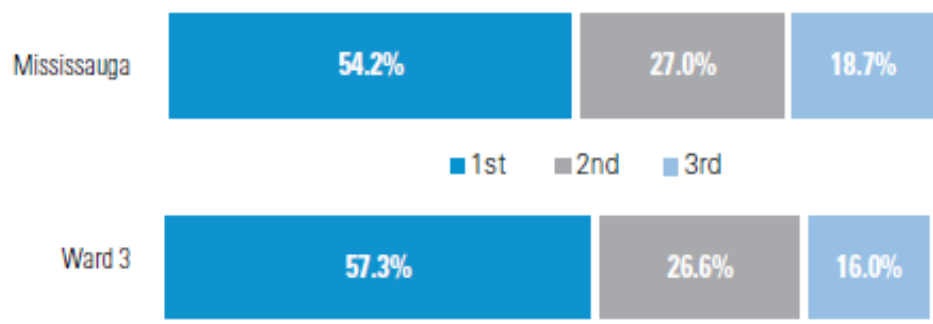
IMMIGRANT POPULATION

	WARD 3 #	WARD 3 %	MISSISSAUGA %
Non-immigrants	25,520	42.9%	46.0%
Immigrants	33,070	55.6%	52.9%
Recent immigrants	5,180	8.7%	8.4%
Non-permanent residents	890	1.5%	1.2%

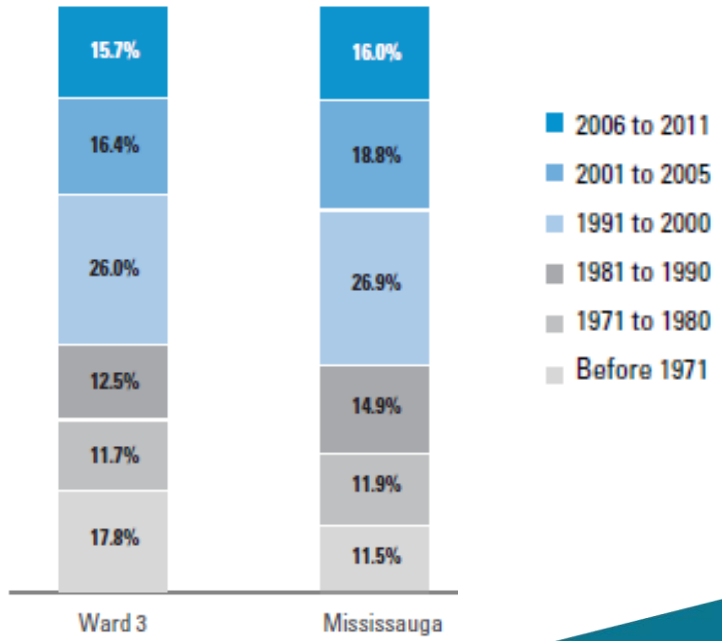
VISIBLE MINORITY POPULATION

	WARD 3 #	WARD 3 %	MISSISSAUGA %
Total visible minority population	23,805	40.0%	53.7%
Not a visible minority	35,675	60.0%	46.3%

GENERATION STATUS



PERCENTAGE OF IMMIGRANT POPULATION BY PERIOD

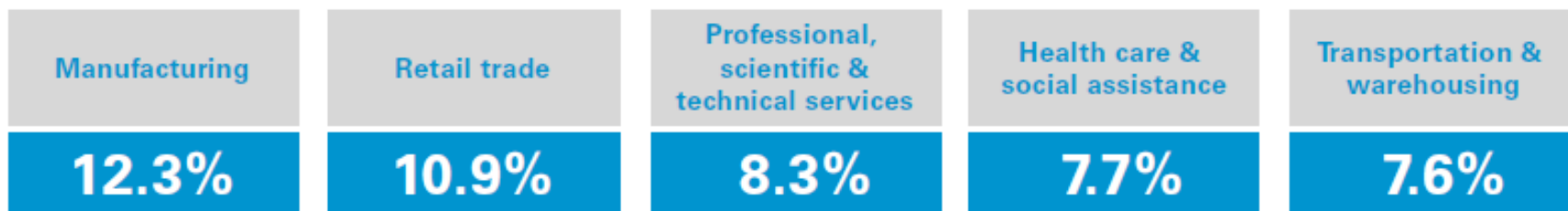


Diversity

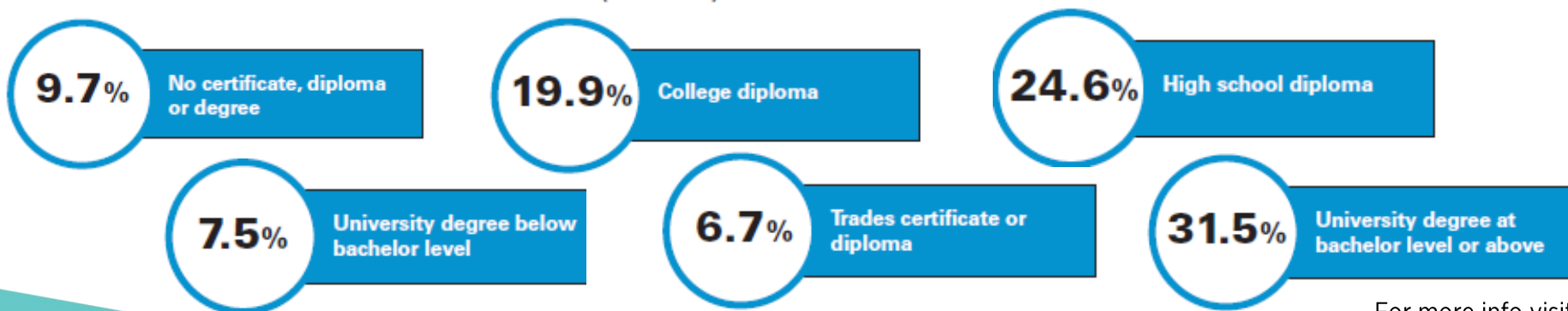
MOST COMMON OCCUPATIONS (WARD 3)



MOST COMMON INDUSTRIES (WARD 3)



HIGHEST LEVEL OF EDUCATIONAL ATTAINMENT (WARD 3)

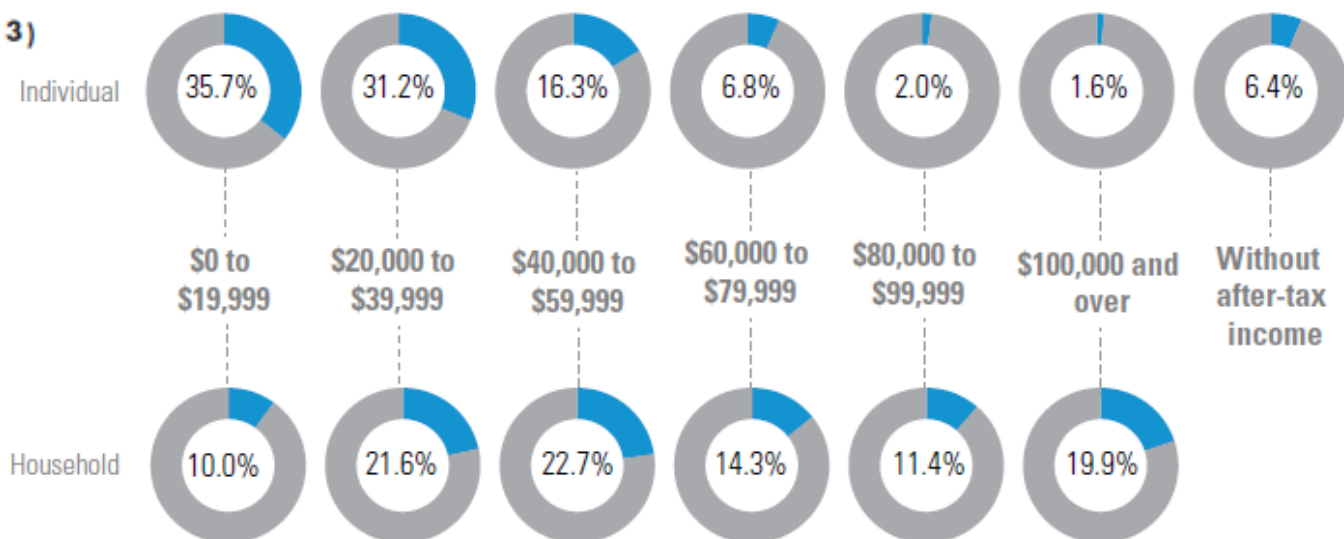


For more info visit:
www5.mississauga.ca/research_catalogue/L_9_2011_Census_Ward_3_Profile.pdf

PRIVATE DWELLINGS BY TENURE	WARD 3 #	WARD 3 %	MISSISSAUGA %
Owner	13,480	62.7%	74.9%
Renter	8,035	37.3%	25.1%

OCCUPIED DWELLINGS BY PERIOD OF CONSTRUCTION	WARD 3 #	WARD 3 %	MISSISSAUGA %
1960 or before	1,515	7.0%	7.1%
1961 to 1980	12,600	58.6%	32.1%
1981 to 1990	5,265	24.5%	23.5%
1991 to 2000	1,055	4.9%	19.7%
2001 to 2005	655	3.0%	11.0%
2006 to 2011	430	2.0%	6.6%

HOUSEHOLD INCOME (WARD 3)



For more info visit:
www5.mississauga.ca/research_catalogue/L_9_2011_Census_Ward_3_Profile.pdf

Income & Housing



Managing Change Today

F. Marzo

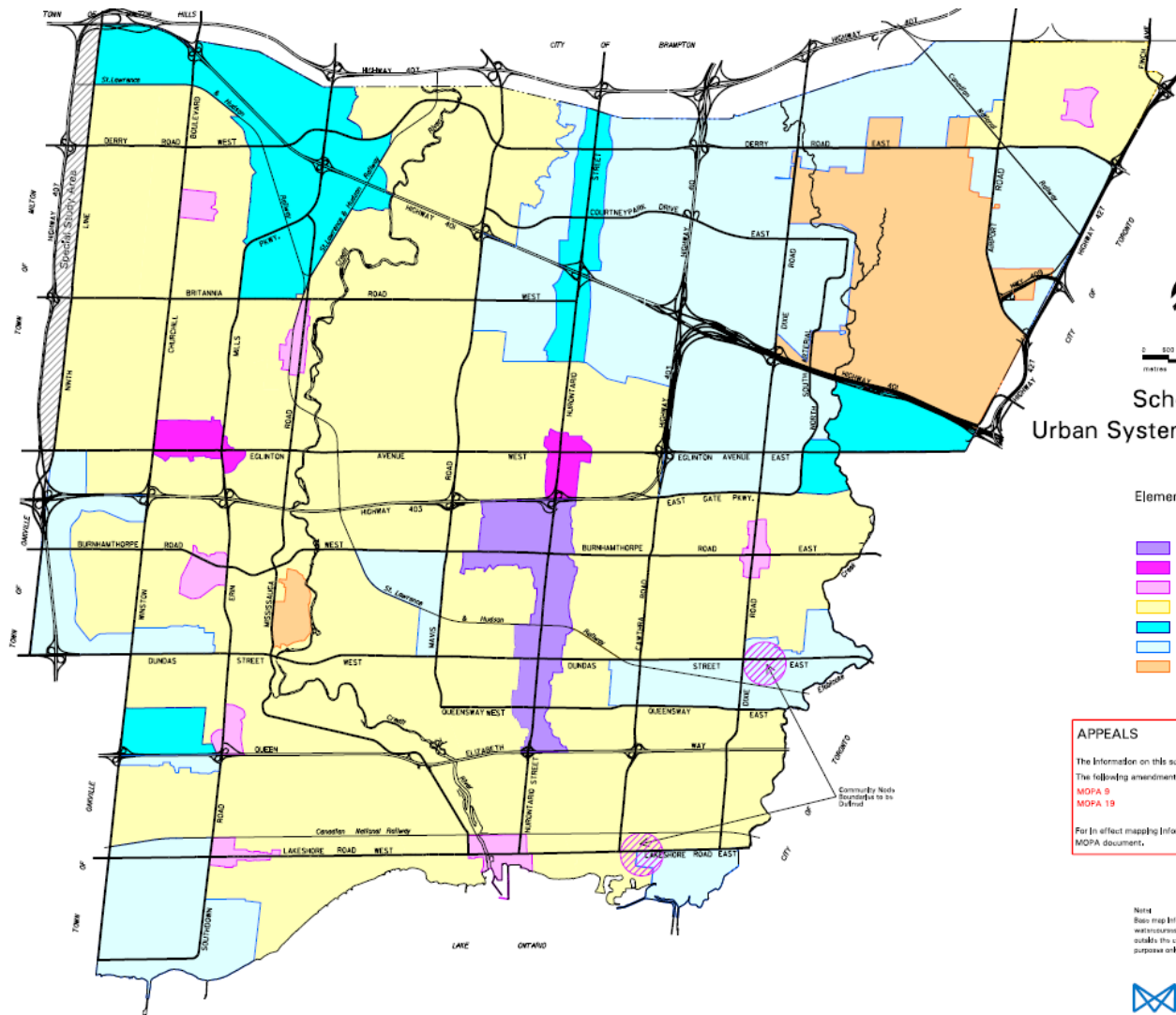
What is the Official Plan?

An Official Plan is a guiding document- its goals and policies provide direction on the management of our communities, land use change and physical development.

“Mississauga Official Plan will be an important instrument in city building. All change within the urban environment will be considered for its capacity to create successful places where people, businesses and the natural environment will collectively thrive”.

Guiding Principles

1. Direct Growth
2. Value the Environment
3. Complete Communities
4. Create a Multi-Modal City
5. Build a Desirable Urban Form
6. Foster A Strong Economy



0 500 1000 1500 2000
METERS

Schedule 1b Urban System - City Structure

Elements

- Downtown
- Major Node
- Community Node
- Neighbourhood
- Corporate Centre
- Employment Area
- Special Purpose Area

APPEALS

The information on this schedule reflects Council adopted amendments. The following amendments are under appeal and affect this schedule:

MOA 9
MOA 19

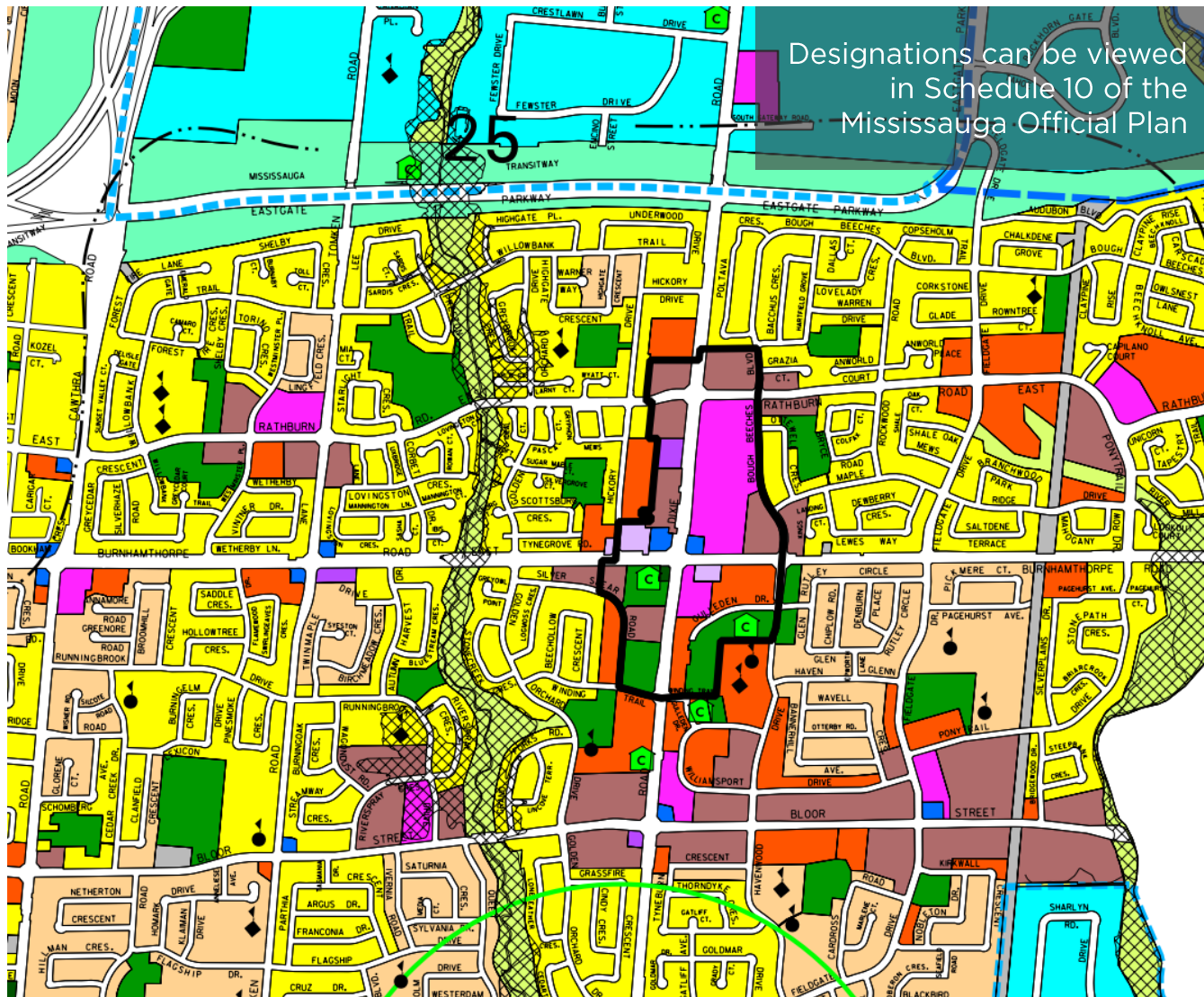
For in effect mapping information refer to the Consolidation Tables and MOA documents.

Note:
Base map information (top, roads, railways, railways, watercourses), including any lands or bodies of water outside the city boundaries, is shown for information purposes only.



A New Urban System





Land Use Designations

Complete Communities

Promote development & urban form that includes a range of uses / services for everyday living:

- A mix of jobs/shops
- Opportunity for recreation/public spaces
- Proximity to transportation
- A variety of housing
- Ample opportunity for community engagement



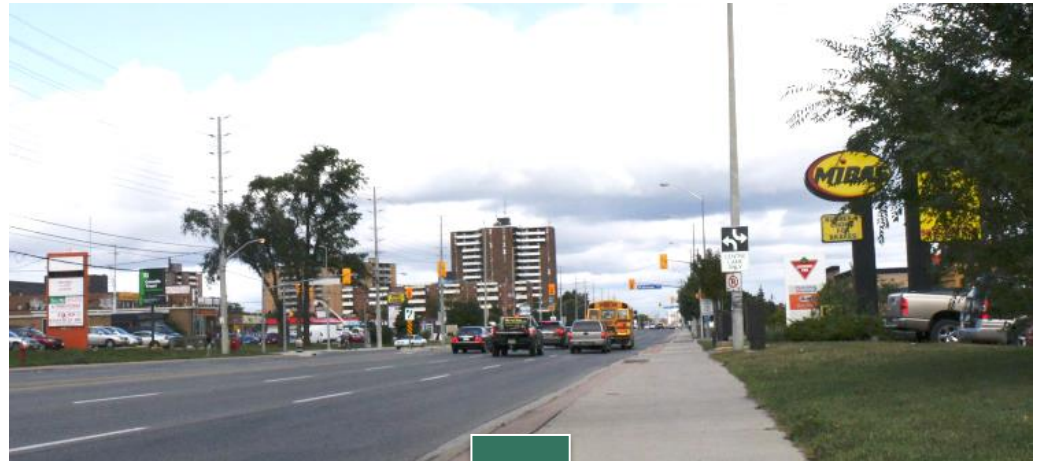
Multi-Modal City

- Establish a multi-modal **network**
- Create Complete Streets
- Shift to automobile alternatives
- Prioritize transit (quality public realm)



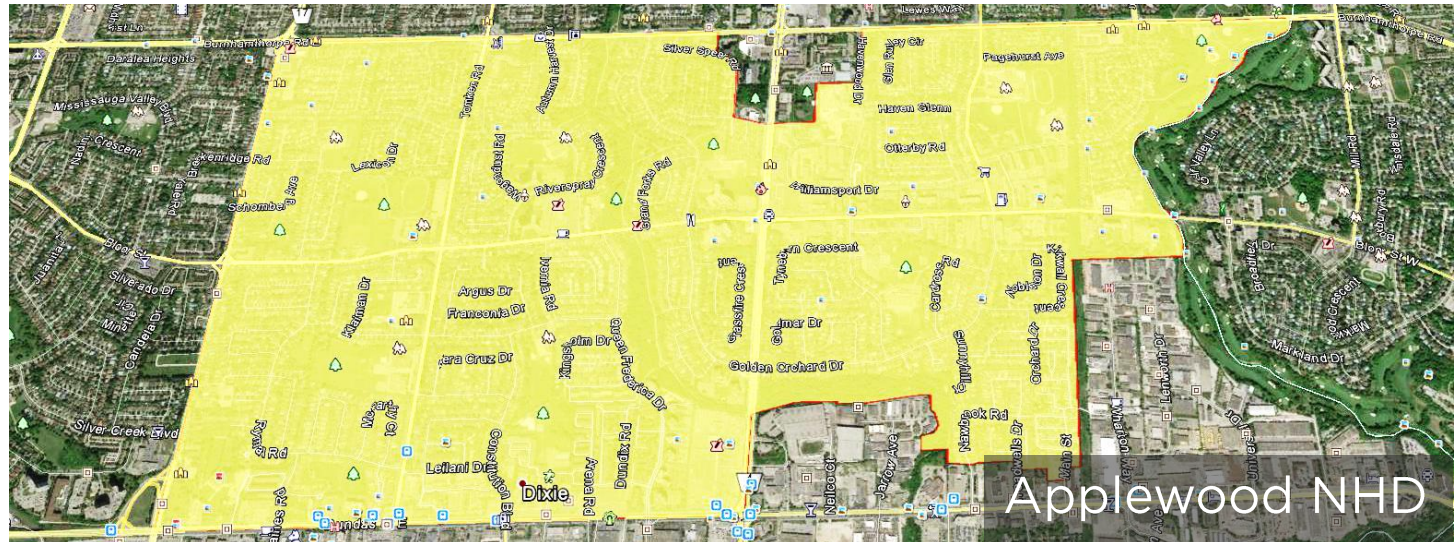
Desirable Urban Form

- Related to city structure
- Focus on compatibility
- Support transit, walking and cycling
- Public Realm



Rathwood-Applewood CN







Changes to Come

M. Cassin

Current Development Applications

- Ponytrail Drive and Rathburn Road East
 - Official Plan Amendment and Rezoning for two condominium apartment buildings (12 and 15 stories) on existing apartment site



Current Development Applications

- Tomken Road and Burnhamthorpe Road East
 - Official Plan Amendment and Rezoning for a 6 storey condominium apartment with ground floor commercial



Capacity Analysis



Mississauga Official Plan Policies

5.3.5.2 Residential intensification within Neighbourhoods will generally occur through infilling and the development of existing commercial sites as mixed use areas.

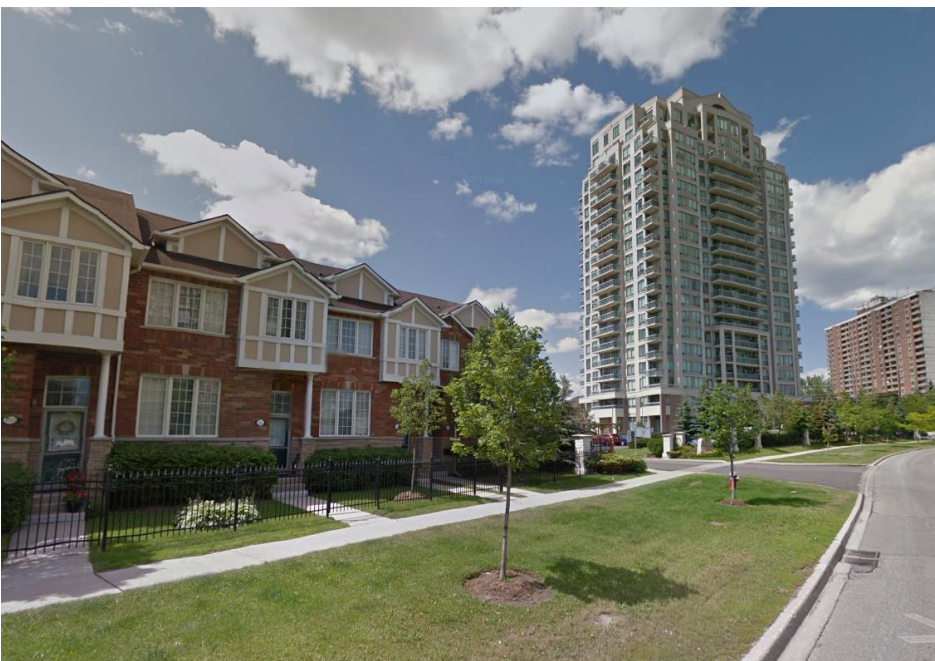
5.3.5.3 Where higher density uses are proposed, they should be located on sites identified by a local area review, along corridors or in conjunction with existing apartment sites or commercial centres.

16.1.2.5 On lands designated Residential High Density, development in addition to existing buildings will be restricted to uses permitted in the Residential Medium Density designation.

Future Infill Development



Future Infill Development



Future Infill Development



Future Infill Development

Community Workshop

Understanding Neighbourhood Issues

HOUSING CHOICES

what are your top 3 housing choices?

STREETSCAPES, PARKS & OPEN SPACES

what is your favourite park/streetscape in Ward 3?

REDEVELOPMENT SITES

what do you see for the future of redevelopment sites?

HERITAGE /NEIGHBOURHOOD CHARACTER

what is the character of Ward 3?

Stakeholder Input

Getting Involved

Volunteer! Become a member of our Steering Committee.

Closing Remarks