

# POLICY OBJECTIVES



### The Vision for Oakridge Centre

Local residents seek a vibrant sustainable Centre with a mix of housing, retail, services and office uses that are well serviced by the public transit system, parks and public amenities.

### Oakridge Centre Policy Objectives

#### Community Objectives

- Improved, expand and clustered community facilities
- Ease of access to groceries and shops for daily/weekly shopping
- Limit traffic impact
- Retain & Improve neighbourhood amenity
- Rich, varied and urban public realm
- Improved neighbourhood fit

#### Oakridge Centre Objectives

- Regional retail expansion
- Continuous operation
- Economic viability
- Sufficient residential to pay for underground parking
- Development patterns which can evolve

#### City and Regional Objectives

- Transit-oriented residential uses and a walkable community
- Local serving retail and services,
- Office ridership on transit
- Limit impact on other neighbourhood centers
- Sustainability
- A finer grain of development organized around an urban structure of streets

### A Vibrant Transit-Oriented Centre



### What will be in the Policy Statement

The Policy Statement will describe planning principles and policies to guide future development and neighbourhood character for the Oakridge Centre site. The Oakridge Centre Policy will cover the following topics:

1. Vision
2. Overall Role of Oakridge Centre
3. Urban Structure: planning principles for Oakridge Centre
4. Transit Oriented Design
5. Sustainability
6. Retail, Service and Entertainment Uses
7. Residential Use, Location and Density
8. Household and Income Mix
9. Office Uses
10. Community Facilities
11. Neighbourhood Parks, Public Open Space, Public Art
12. Parking, Servicing & Loading
13. Siting, Massing, Height
14. Views
15. Trees and Landscape
16. Image and Character
17. Phasing
18. Illustrative Concept

