

Proposed Content of Official Community Plan; Related to Heritage

The Official Community Plan (OCP) addresses heritage conservation in a number of locations throughout the document. Section B – Our Local Context, provides an overview of the history of the area and its people, while providing context on how Saskatoon has developed and grown into the city it is today. Section D – Quality of Life, provides general direction on heritage conservation and links the OCP to relevant City heritage plans and policies. Section E – The Environment, the conservation of natural areas and riverbank stewardship are addressed. Section G – Sustainable Growth, conservation of heritage buildings in the City Centre is addressed. Also, within Section J – Implementation, heritage conservation is enabled through the inclusion of the Zoning Bylaw and Architectural Control Districts.

The following eight subsections of the Official Community Plan are proposed to include content related to heritage:

1. Our Location and Our History;
2. Our Present and Future;
3. Conservation of Natural Areas;
4. Riverbank Stewardship;
5. Heritage Conservation;
6. Downtown and City Centre;
7. Zoning Bylaw; and
8. Architectural Control Districts.

Details on each subsection and the source of its content is included below.

B1 – Our Location and Our History

This section provides Saskatoon's location and history, including locations of the city on Treaty Six Territory and the Traditional Homeland of the Métis in what is now the province of Saskatchewan. It provides an overview of the history of the area up to present day. This includes information on:

- Initial Indigenous inhabitants of the area;
- Métis communities that have made the area home;
- Signing of Treaty Six;
- Arrival of the Temperance Colonization Society;
- Incorporation of the Village of Saskatoon;
- Development of the city through the boom and bust of the early 20th century;
- Development of diversification of the economy through modern times; and
- Establishment of the first urban reserve in Saskatoon.

The inclusion of this information provides an opportunity to honour the history of the area and helps provide context to opportunities and challenges that currently exist in Saskatoon.

The information was drafted with City archivist, Jeff O'Brien, and includes information sourced from the following sources:

- [City of Saskatoon History webpage](#) and the City of Saskatoon Archives;
- [ayisiyiniwak: A Communication Guide](#); and
- The following publications:
 - Alexander Dietz, "Wapahaska: The Early History of the Whitecap Band", *Saskatoon History Review*, No. 6, 1991, (Saskatoon: Saskatoon Heritage Society)
 - Bill Waiser, *A World We Have Lost: Saskatchewan before 1905*, (Markham, Ont: Fifth House Ltd., 2016)
 - Ehman, Amy Jo. *Saskatoon: A History in Words and Pictures*. (Lunenburg: McIntyre Purcell Publishing Inc., 2017)

The information was then reviewed by City staff with particular knowledge and experience regarding local history and Indigenous communities. This includes Director of Indigenous Initiatives, Gilles Dorval, and Cultural Diversity & Race Relations Coordinator, Becky Sasakamoose-Kuffner. Staff from Community Development, Planning & Development and Communications and Public Engagement and former Executive Director of the Office of the Treaty Commissioner, Harry Lafond, also reviewed the section and provided additional content.

B2 – Our Present and Future

This section provides an overview of Saskatoon today and what is expected into the future. It is divided into three sections – Population, Economy and Land Use.

The Population section provides the current population and summarizes recent population growth, as well as the projected growth rate.

The Economy section provides a general overview of Saskatoon's economy highlighting its role as a focal point for health services, tourism and culture opportunities and attractions, serving the city, the surrounding region and the northern half of the province. It also highlights major industries and economic drivers including the resource industry, the University of Saskatchewan, significant small business growth, as well as increased business growth driven by First Nations and the broader Indigenous communities' interest in investing in the Saskatoon region, and immigration.

Finally, the Land Use section summarizes the evolution of Saskatoon's urban form and structure from the original core neighbourhoods of Saskatoon, including Nutana and Riversdale. These neighbourhoods were built in a traditional grid pattern, through to neighbourhoods developed with curvilinear streets and cul-de-sacs throughout the second half of the 20th century. Eventually, newer neighbourhoods blend these two patterns while incorporating a more diverse mix of uses and housing types.

The inclusion of this information provides context to Saskatoon's population growth, economic development and the form and structure of the urban environment. This can help provide a better understanding of how Saskatoon developed as it did and inform how Saskatoon will develop into the future.

Section D – Quality of Life

The Quality of Life section provides direction on how the City may address the cultural and social identity and development of the community. This includes how art, culture and the health and safety may be supported or built into the community. How heritage should be conserved and a sense of place be instilled. As well as how community facilities and the City's opens spaces such as parks and natural areas may be developed and offer community assets for people. Section D4 – Heritage Conservation is proposed to include content that is relevant to heritage conservation. Details on the subsection and the source of its content is included below.

D4 – Heritage Conservation

Heritage helps define a community's identity. Saskatoon has a rich history dating back thousands of years – from Indigenous peoples, primarily of Cree, Dakota, and Saukteaux descent to the establishment of the Métis Nation and arrival of the Temperance Colonization Society, as well as other newcomers.

Saskatoon's natural, built, cultural, and documented heritage resources are indicative of our beginnings, roots and growth, and evolution through time. They mark achievements and challenges and serve to remind us of our resilience, diversity and resolve to thrive as a community.

To address these topics, the policies included in Section 15.0 – Heritage of the current OCP have been maintained or updated with new policy informed by the following documents:

- [C10-020 - Civic Heritage Policy](#)
- [City of Saskatoon - Culture Plan](#)
- [City of Saskatoon - Heritage Plan](#)
- [ayisiyiniwak A Communications Guide 2nd Edition](#)

The proposed policies address:

- Consideration of the impact of heritage resources and opportunities for heritage conservation in the review of Sector Plans, Concept Plans, Local Area Plans and other planning documents;
- Maintenance and use of a municipal Heritage Plan;
- Maintenance of a listing of significant heritage;
- Support for property owners for the conservation of heritage resources;

- Conserving, revitalizing and honouring Indigenous culture and heritage — including traditional ways of knowing, oral histories, beliefs and languages;
- The use of Heritage Conservation Districts to recognize and protect distinct heritage areas in Saskatoon;
- Promotion of heritage awareness, appreciation, and education in Saskatoon;
- Showcasing local history and promoting interpretation of heritage resources through design elements in the public realm and in the design of municipal facilities and spaces;
- Identifying opportunities for creative use and programming of municipal heritage resources that promote tourism; and
- Identification and protection of important ecosystems and other forms of natural heritage.

Section E – The Environment

The Environment section provides direction for how the City will commit to protecting, enhancing and managing our impact on the environment. It includes overall protection of the environment; conservation and management of natural systems; production and conservation of energy; the management of waste; mitigation of, and adaptation to, climate change and community involvement and programming. Section E2 – Natural Systems is proposed to include content that is relevant to heritage conservation. Details on the subsection and the source of its content is included below.

E2 – Natural Systems

This sub-section includes policies relating to the natural areas and systems within Saskatoon. Sub-headings which address heritage include:

- Conservation of Natural Areas; and
- Riverbank Stewardship.

Natural areas within Saskatoon play an important role in overall wellbeing and environmental health. Natural areas not only support a diversity of plants and wildlife, they also perform ecological services, such as reducing and filtering storm water, sequestering greenhouse gases, reducing urban heat island and wind speed effects, and removing harmful pollutants from the air, soil, and water. Retention of natural areas is an important asset to the city as it ensures both environmental protection and enjoyment of nature in the urban environment.

New policies included in the above identified sub-sections are informed by the following document:

- [Saskatoon North Partnership for Growth Regional Plan](#)
- [Green Infrastructure Strategy Baseline Inventory Report](#)
- [City of Saskatoon – Strategic Plan 2018-2021](#)

Topics related to heritage that proposed policies address are listed below under their respective proposed sub-heading:

Conservation of Natural Areas

- Conserving and protecting of natural features;
- Maintaining an inventory of natural areas and assets; and
- Policies included from 9.2 – Conservation of Natural Areas and Archaeological Sites of the [current OCP](#) are updated. These policies protect, enhance and conserve important natural areas in the city and region.

Riverbank Stewardship

- Policies included from 16.5 Riverbank Areas Susceptible to Slumping and Slope Instability of the [current OCP](#) are maintained. These policies include:
 - Protection and conservation of the South Saskatchewan River Valley;
 - Monitoring of areas of the riverbank prone to slumping or instability; and
 - Establishment of a riverbank slope overlay district in the Zoning Bylaw.
- Policies included from 9.1 – Riverbank Stewardship of the [current OCP](#) are maintained and updated. These policies protect the South Saskatchewan River Valley.

Section G – Sustainable Growth

The Sustainable Growth section provides direction for how and where development should occur in the city and the process that supports this development. It includes development criteria, considerations for financing, phasing and the provision of services for infill, brownfield and greenfield development, as well as direction for coordination of growth and development with regional partners. Section G1 – City Growth is proposed to include content that is relevant to heritage conservation. Details on the subsection and the source of its content is included below.

G1 – City Growth

This sub-section includes policies relating to the natural areas and systems within Saskatoon. Sub-headings which address heritage include:

- Downtown and City Centre.

Saskatoon has developed in a relatively compact form over the course of time. The Downtown and City Centre are at its core, with Corridors expanding outward to the Employment Areas and Residential Neighbourhoods. Downtown is the heart of Saskatoon. It has the highest densities of residential and commercial development and is the primary location for office, retail, recreation, culture and entertainment facilities.

New policies related to heritage proposed to be included in this sub-section are informed by the following document:

- [City of Saskatoon - City Centre Plan](#); and
- [Saskatoon Speaks - Community Vision \(June 2011\)](#).

Topics related to heritage that proposed policies address are listed below under their respective proposed sub-heading:

Downtown and City Centre

- Policies included from 6.1.2.3 – Downtown Housing and 6.1.2.9 – Heritage Resources of the [current OCP](#) are maintained, with wording updated;
- Protection of heritage properties and sites;
- Support for programs and incentives; and
- Recognition of 21st Street and its historic role in the Downtown.

Section J – Implementation

This section provides direction for how the City will implement and achieve the contents of the draft OCP. This includes the provision of policies regarding engagement and coordination with other municipalities, jurisdiction and authorities; secondary planning processes, the phasing of development and servicing; constraints to development; regulations, special provisions, enforcement, and amendment of the City of Saskatoon Zoning Bylaw; subdivision of land within municipal boundaries, as well as operating and capital budgeting. Section J5 – Zoning Bylaw is proposed to include content that is relevant to heritage conservation. Details on the subsection and the source of its content is included below.

J5 – Zoning Bylaw

This section includes policies related to regulations, special provisions, enforcement, and amendment of the City of Saskatoon Zoning Bylaw. Sub-headings which address or are directly related to heritage include:

- Architectural Control Districts.

Topics related to heritage that proposed policies address are listed below:

Architectural Control Districts

- Inclusion of Architectural Controls Districts within the Zoning Bylaw;
- Requirements for designating an area as an Architectural Control District; and
- Design review requirements and process.