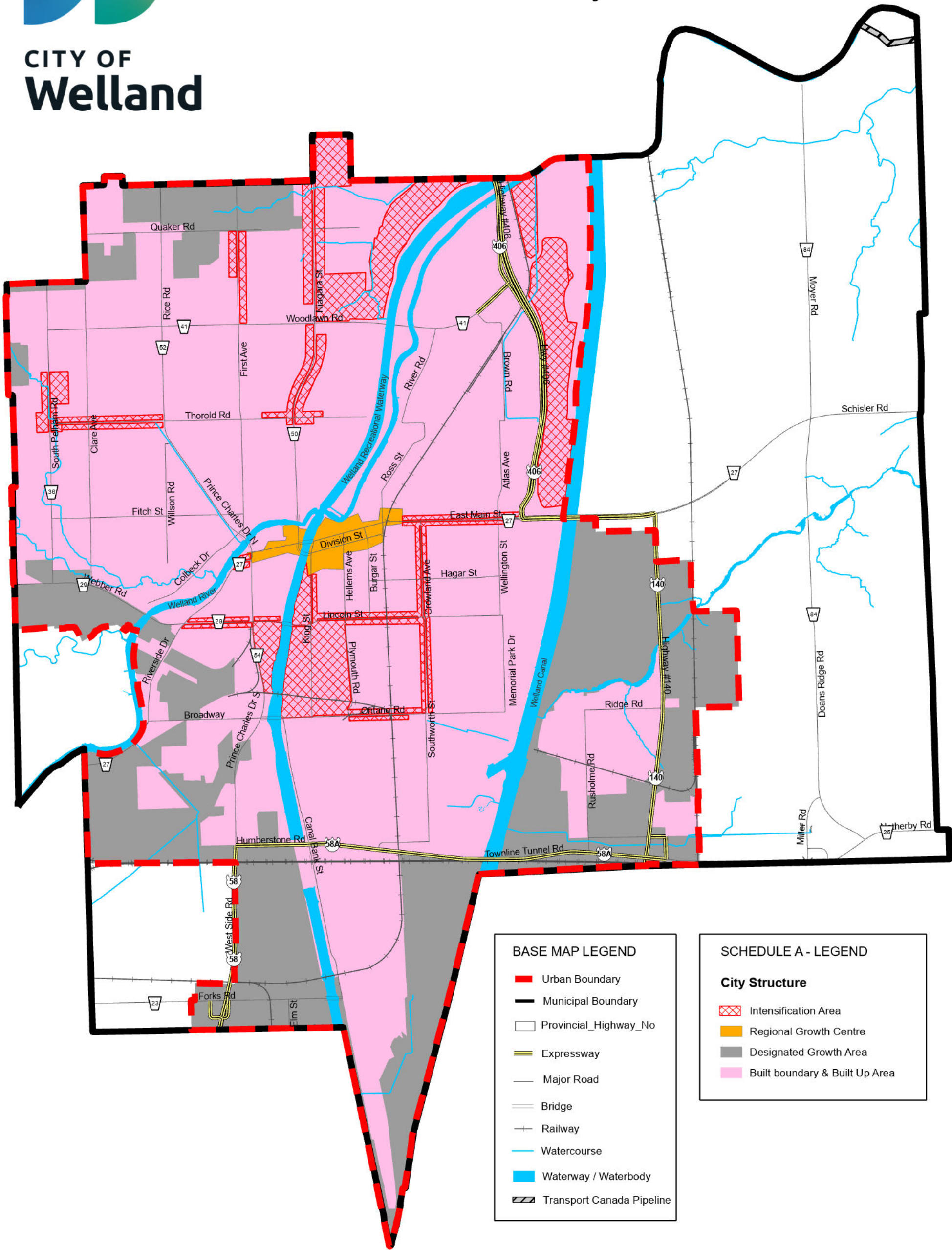




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'A' - City Structure



0 500 1,000 2,000 Meters

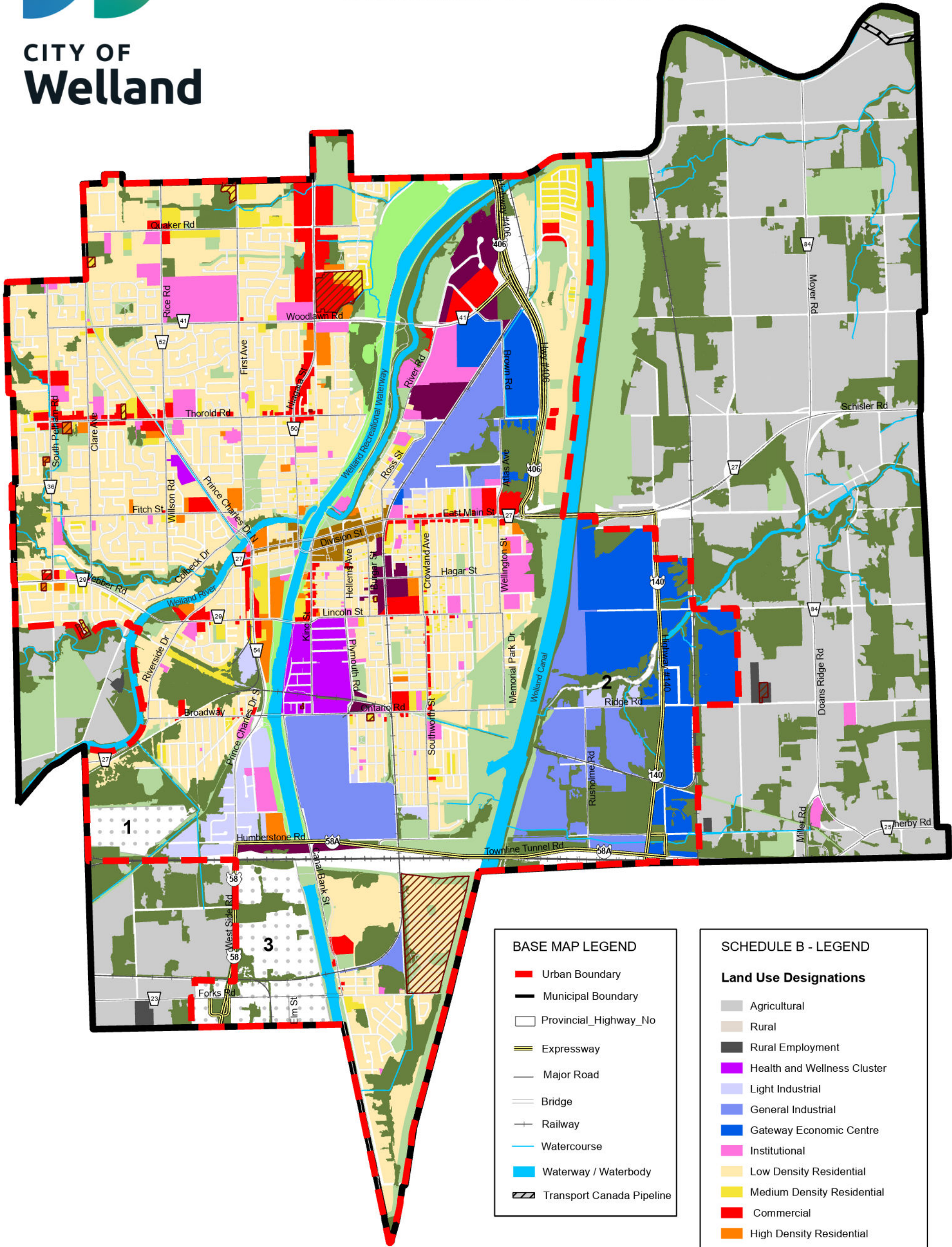




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'B' - Land Use



BASE MAP LEGEND

Urban Boundary

Municipal Boundary

Provincial\_Highway\_No

Expressway

Major Road

Bridge

Railway

Watercourse

Waterway / Waterbody

Transport Canada Pipeline

SCHEDULE B - LEGEND

Land Use Designations

Agricultural

Rural

Rural Employment

Health and Wellness Cluster

Light Industrial

General Industrial

Gateway Economic Centre

Institutional

Low Density Residential

Medium Density Residential

Commercial

High Density Residential

Downtown

Natural Environment System

Open Space and Recreation

Welland Recreational Waterway

Specific Policy (Areas 1-3)

Site Specific Exceptions

Transitional Employment



0 500 1,000 2,000 Meters

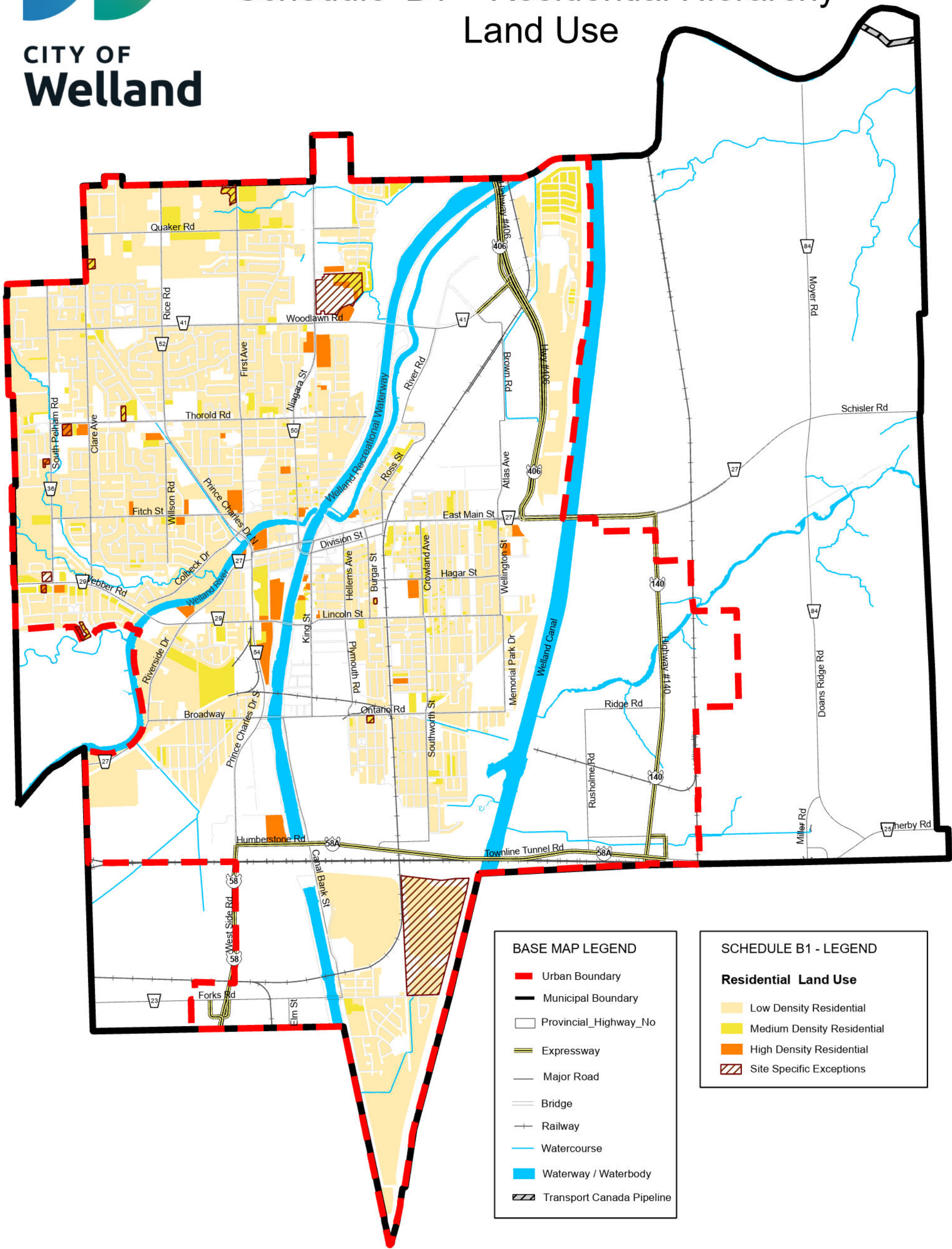




# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'B1' - Residential Hierarchy

### Land Use



**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**SCHEDULE B1 - LEGEND**

**Residential Land Use**

- Low Density Residential
- Medium Density Residential
- High Density Residential
- Site Specific Exceptions



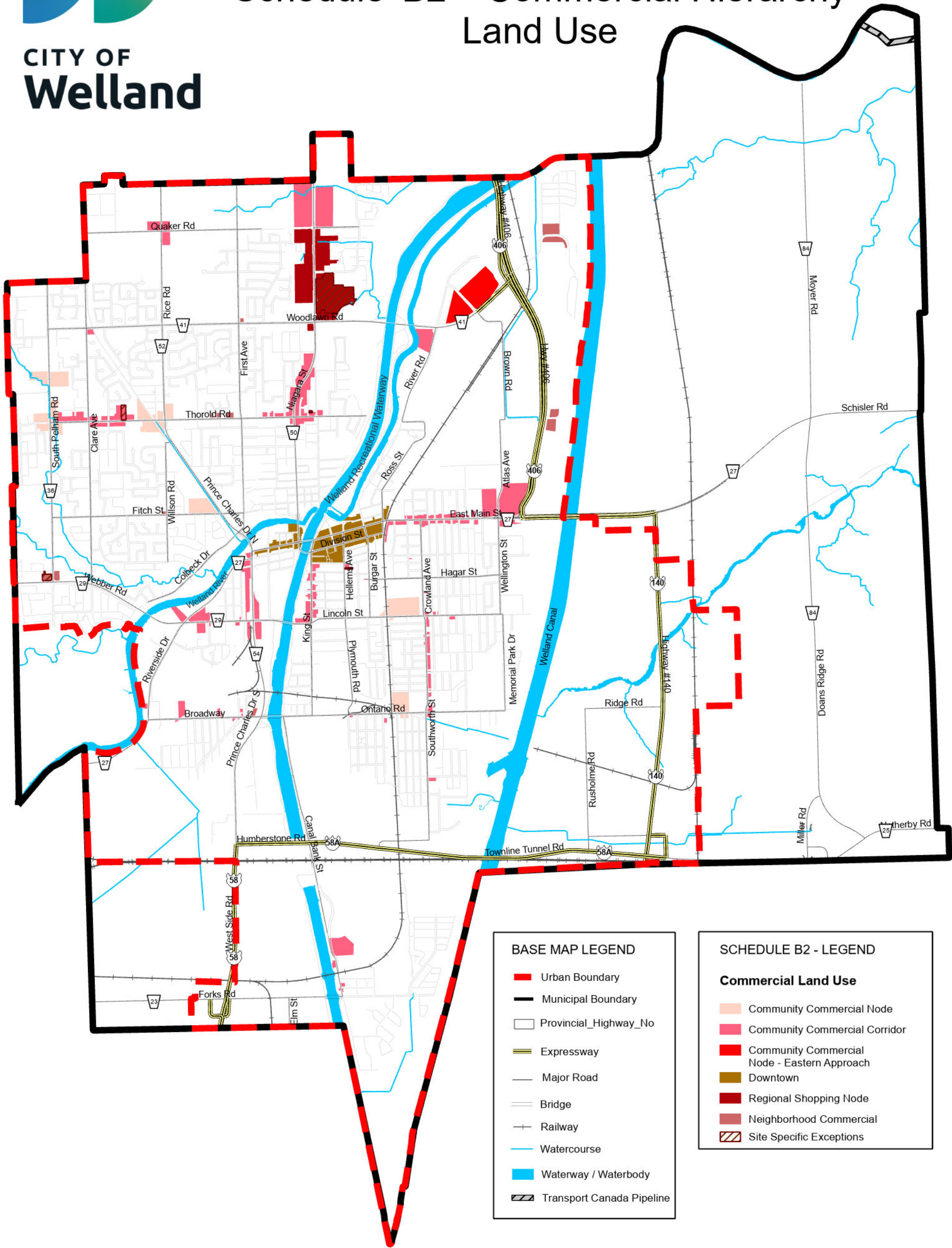


CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'B2' - Commercial Hierarchy

### Land Use



0 500 1,000 2,000 Meters

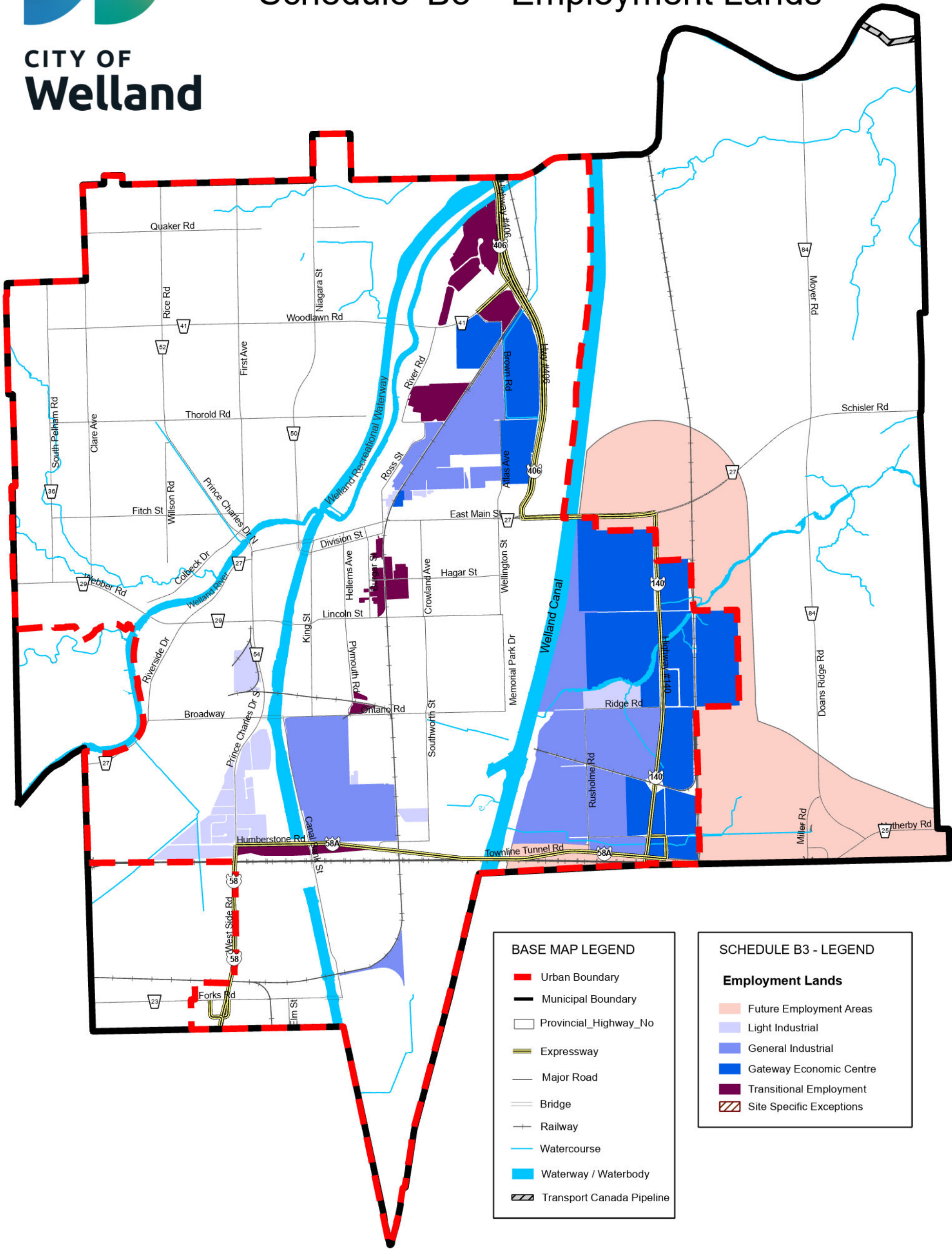




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'B3' - Employment Lands



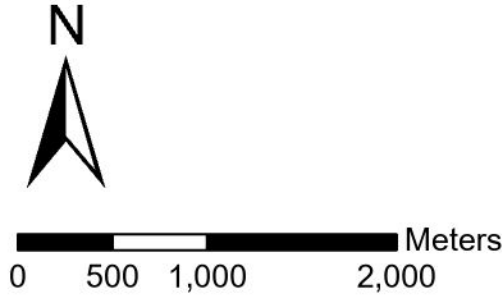
**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**SCHEDULE B3 - LEGEND**

**Employment Lands**

- Future Employment Areas
- Light Industrial
- General Industrial
- Gateway Economic Centre
- Transitional Employment
- Site Specific Exceptions



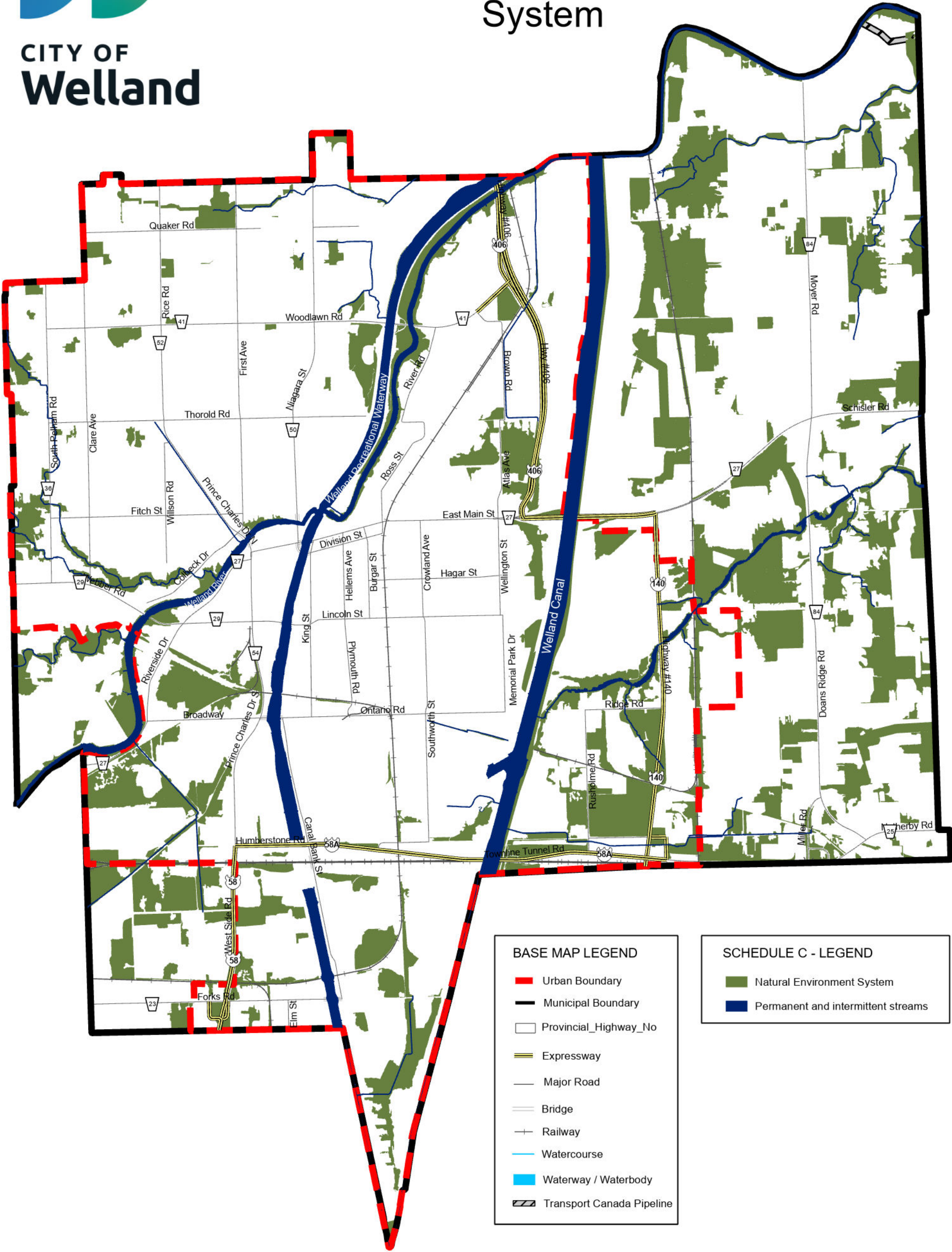




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'C' - Natural Environment System



0 500 1,000 2,000 Meters

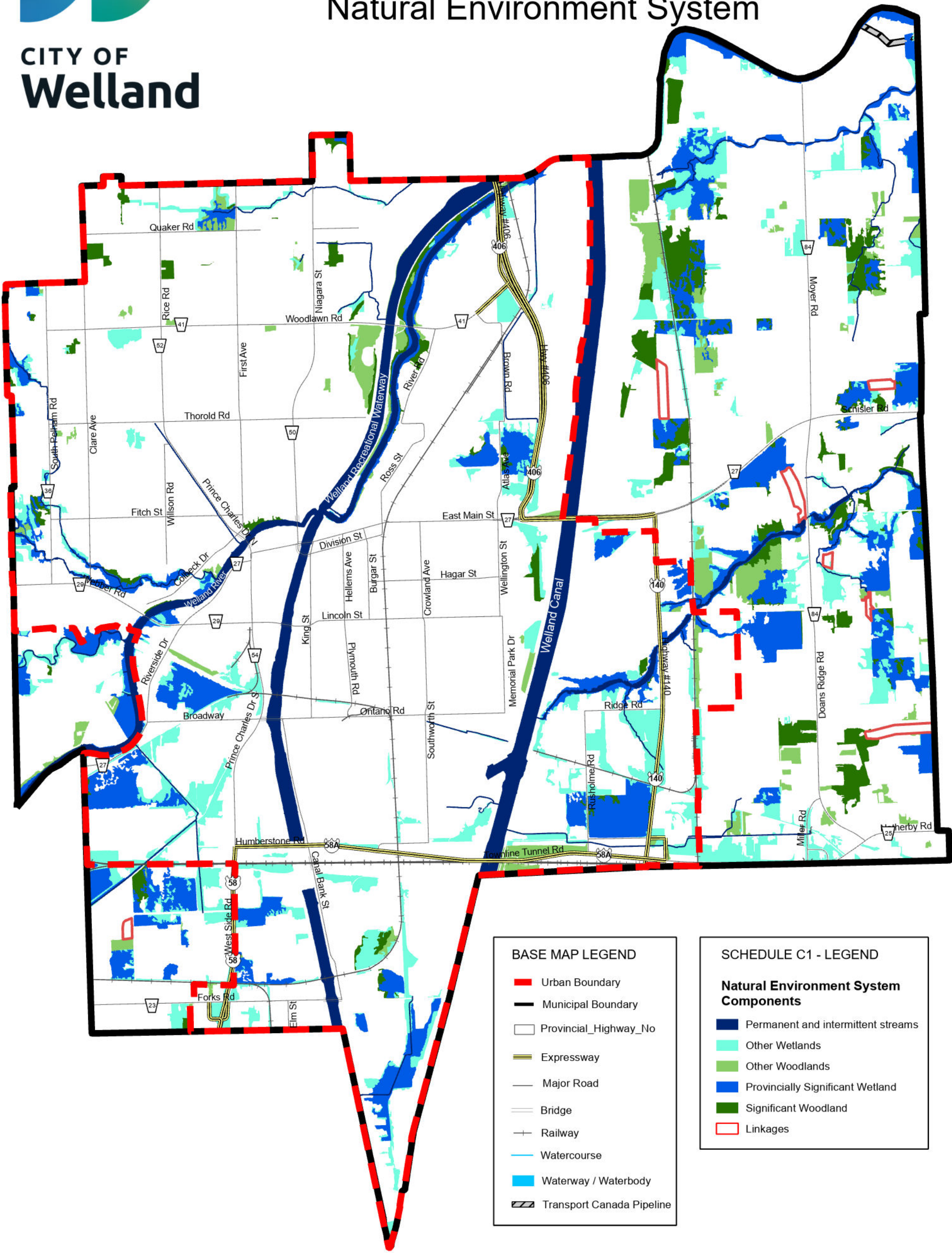




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'C1' - Components of the Natural Environment System



0 500 1,000 2,000 Meters

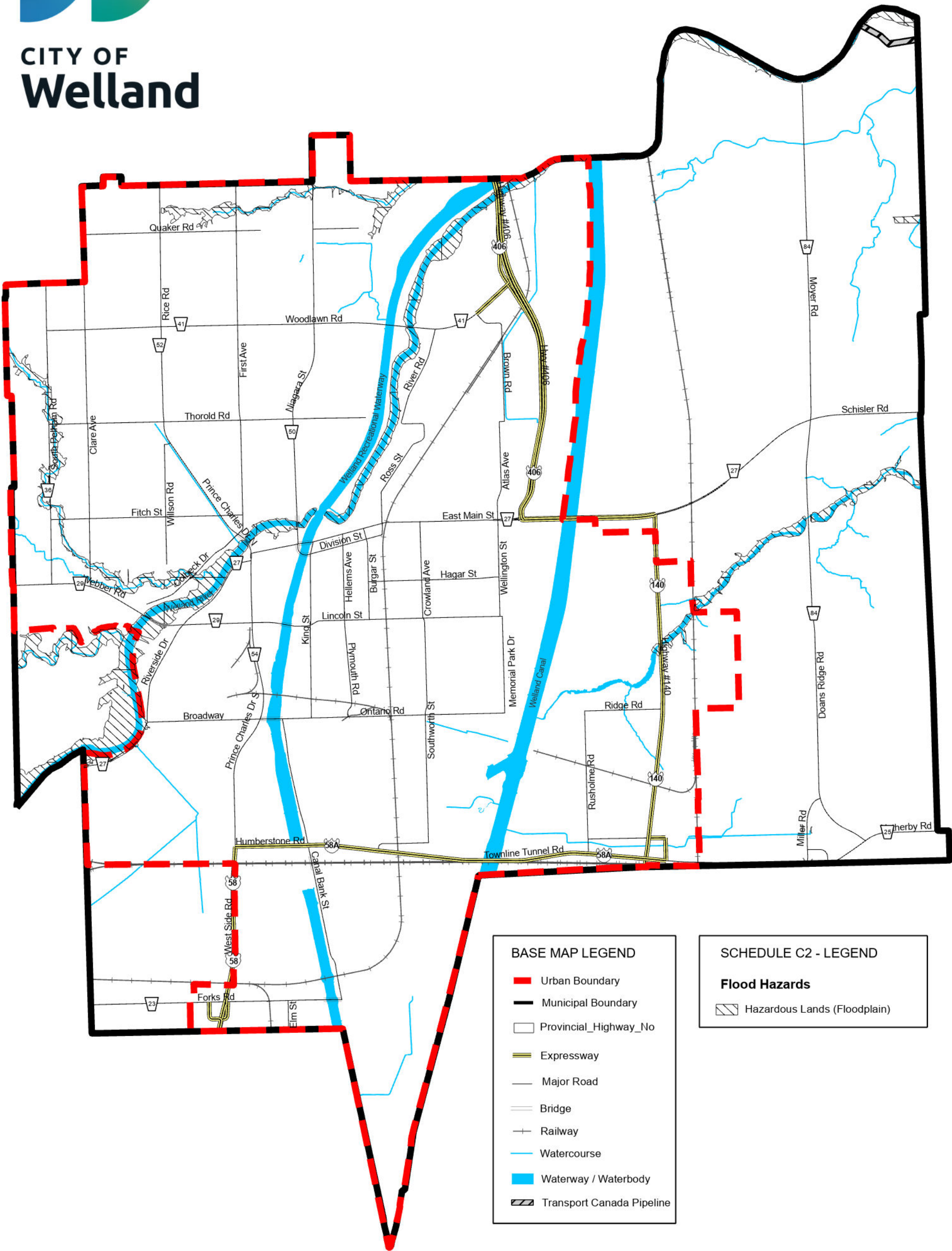




CITY OF  
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# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'C2' - Floodplains



0 500 1,000 2,000 Meters

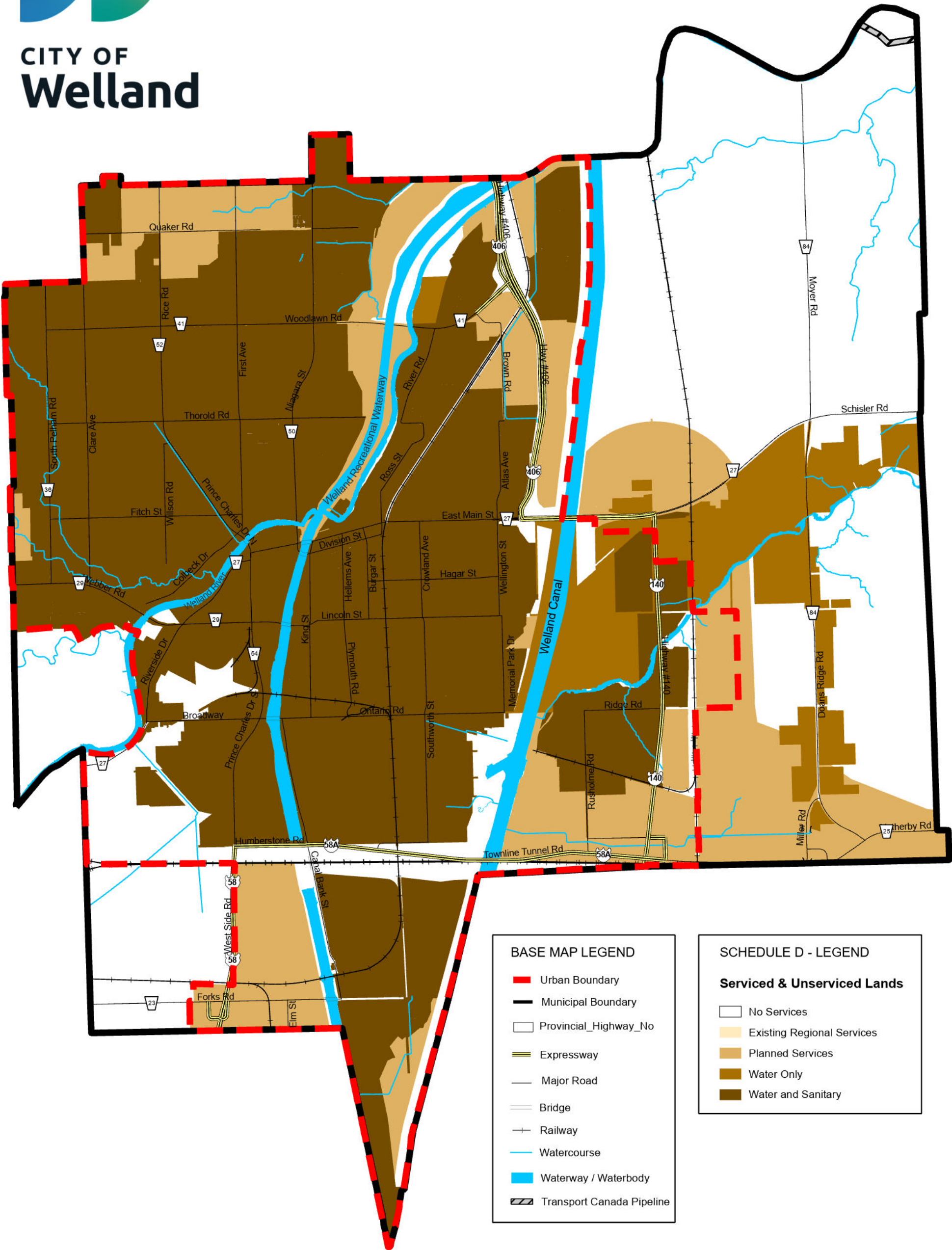




CITY OF  
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# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'D' - Serviced & Unserviced Lands



**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**SCHEDULE D - LEGEND**

**Serviced & Unserviced Lands**

- No Services
- Existing Regional Services
- Planned Services
- Water Only
- Water and Sanitary



0 500 1,000 2,000 Meters

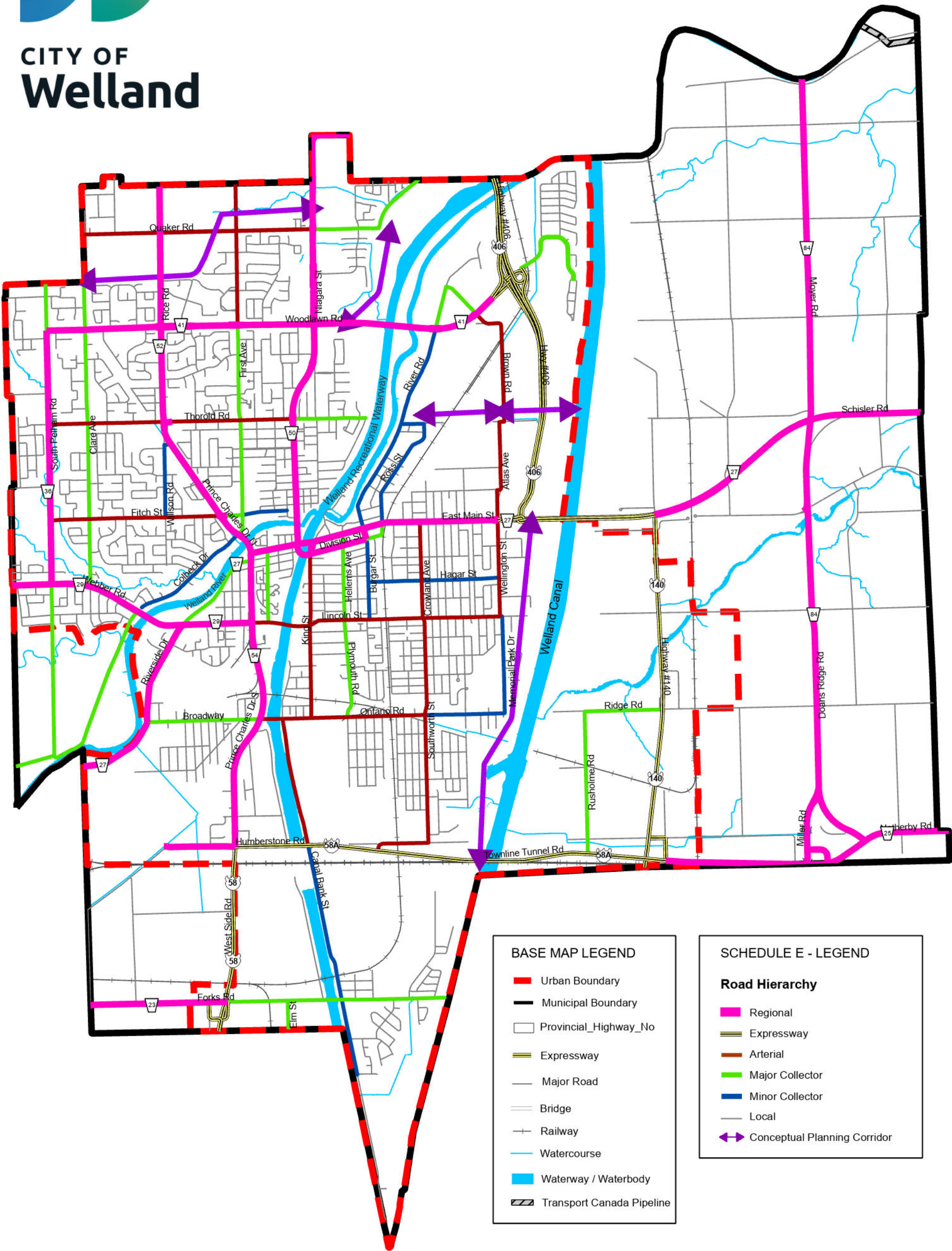




CITY OF  
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# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'E' - Road Hierarchy



**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**SCHEDULE E - LEGEND**

**Road Hierarchy**

- Regional
- Expressway
- Arterial
- Major Collector
- Minor Collector
- Local
- Conceptual Planning Corridor



0 500 1,000 2,000 Meters

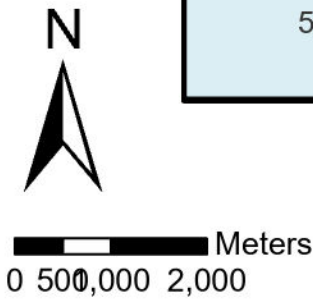




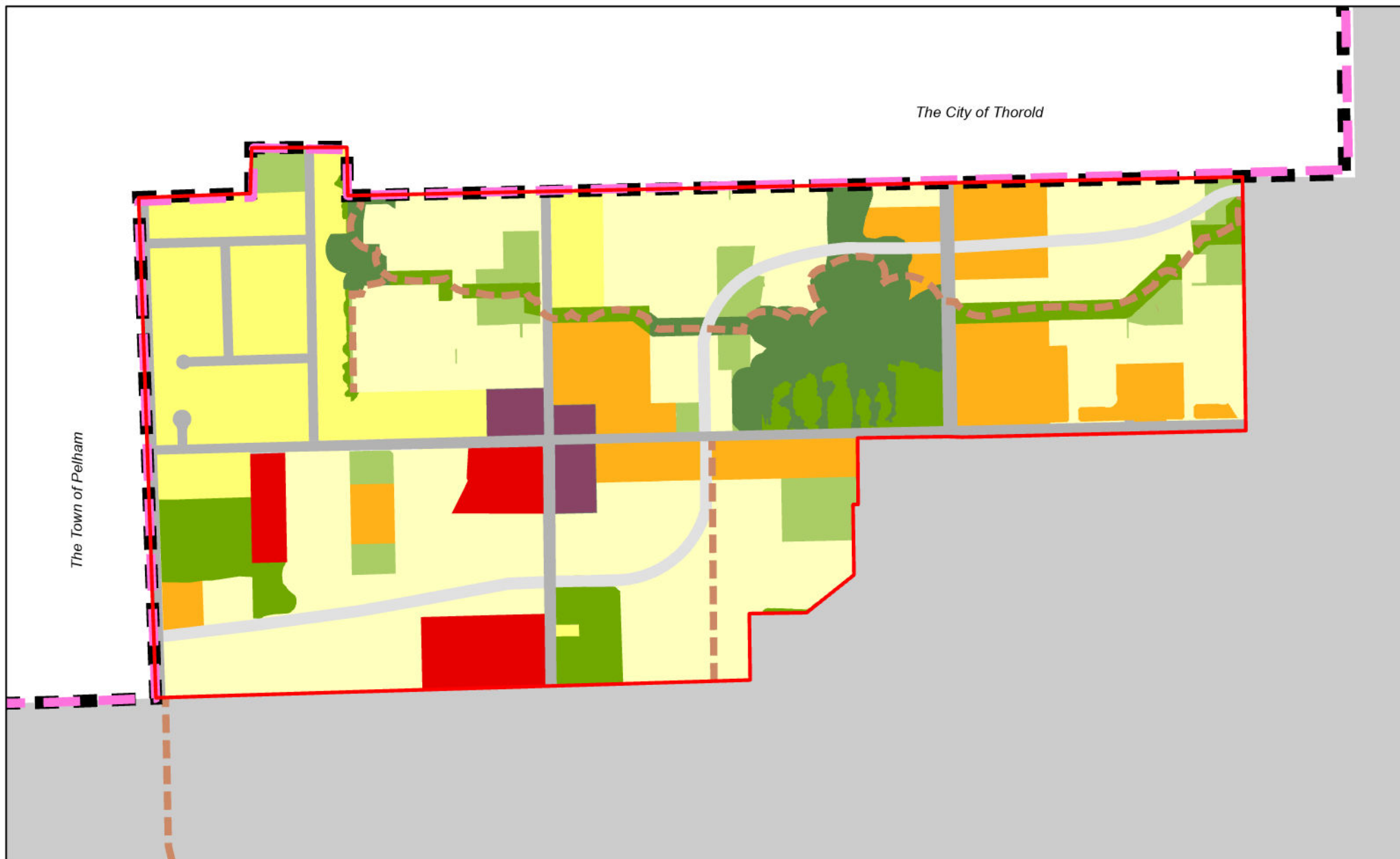
# CITY OF WELLAND OFFICIAL PLAN

## Schedule 'E1' -Niagara Regional Road Allowance Widths

Regional Road #	Road Name	Road Segment	Width in Metres
23	Forks Road	Western Boundary of Welland – Highway 58	26.2
25	Netherby Road	Doan’s Ridge Road – Eastern Boundary of Welland	30.5
27	Riverside Drive	Western Boundary of Welland – Lincoln Street	26.2
		Lincoln Street – Prince Charles Drive	20.1
	West Main Street	Prince Charles Drive – King Street	20.1
	East Main Street	King Street – Ross Street	20.1
		Ross Street – Wellington Street	26.2
		Highway 140 – Moyer Road	36.6
		Moyer Road – Eastern Boundary of Welland	26.2
	Eastbound Ramp from Moyer Road	Regional Road 84 – Regional Road 27 Eastbound	35
29	Webber Road	Murdock Street – Riverside Drive	30.5
	Lincoln Street	Riverside Drive – Prince Charles Drive	26.2
33	Humberstone Road	Highway 58 – Feeder Road	26.2
36	South Pelham Road	Webber Road – Woodlawn Road	26.2
41	Woodlawn Road	South Pelham Road – Seaway Mall Entrance	26.2
		Seaway Mall Entrance – Highway 406	35.0
50	Niagara Street	West Main Street – Welland River	20.1
		Welland River – Thorold Road	23.2
		Thorold Road – Northern Boundary of Welland	26.2
54	Prince Charles Drive South	Highway 58 – Lincoln Street	30.5
	Prince Charles Drive North	Lincoln Street – Thorold Road	26.2
	Rice Road	Thorold Road – Quaker Road	30.5
		Quaker Road – Northern Boundary of Welland	26.2
68	King Street	Division Street East – East Main Street	23.2
84	Miller Road	Townline Road Tunnel Road – Netherby Road	26.2
	Doan’s Ridge Road	Netherby Road – East Main Street	26.2
	Moyer Road	East Main Street – Welland River	30.5
525	Townline Tunnel Road	Highway 58A – Netherby Road	36.6
	Keefer Road	Townline Tunnel Road – Miller Road	35.0
527	Division Street	West Main Street – Burgar Street	20.1
	Burgar Street	Division Street – West Main Street	20.1

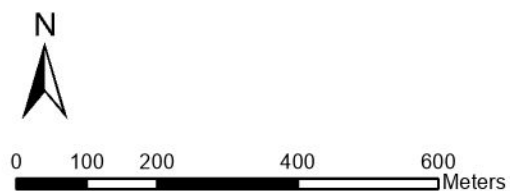






## CITY OF WELLAND OFFICIAL PLAN - Schedule 'F' - Northwest Welland Secondary Plan

- |                                     |                            |                                 |
|-------------------------------------|----------------------------|---------------------------------|
| Secondary Plan Boundary             | Medium Density Residential | Trails                          |
| Urban Boundary                      | Mixed Use                  | Open Space & Recreation         |
| Welland Boundary Line               | General Institutional      | Environmental Conservation Area |
| Low Density Established Residential | Existing Roads             | Environmental Protection Area   |
| Low Density Greenfield Residential  | Proposed Roads             |                                 |



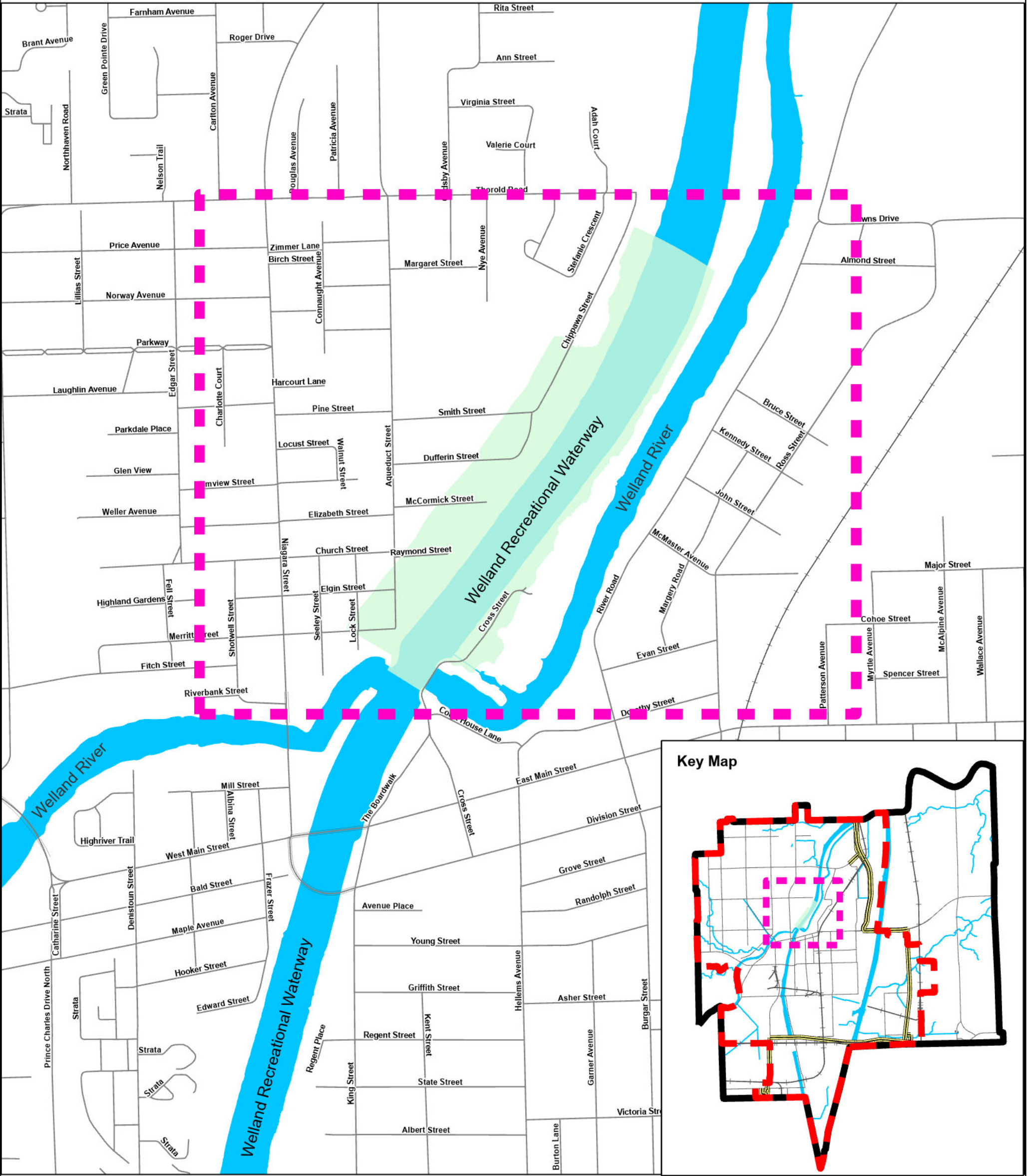




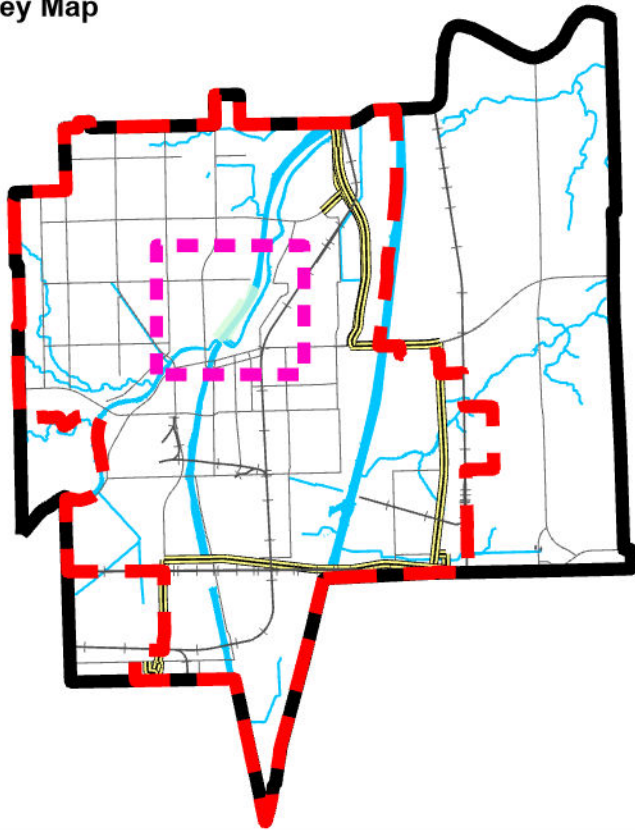


# CITY OF WELLAND OFFICIAL PLAN









## Appendix '1' - Welland Water Treatment Plant Intake Protection Zone



Key Map



BASE MAP LEGEND

- |  |   |
|--|---|
|  Urban Boundary     |  Bridge               |
|  Municipal Boundary |  Railway              |
|  Expressway         |  Watercourse          |
|  Major Road         |  Waterway / Waterbody |

APPENDIX 1 - LEGEND

- Welland Water Treatment Plant Intake Zone**
- |   |
|---|
|  Welland Water Treatment Plant Intake Zone |
|---|



0 125 250 500 Meters

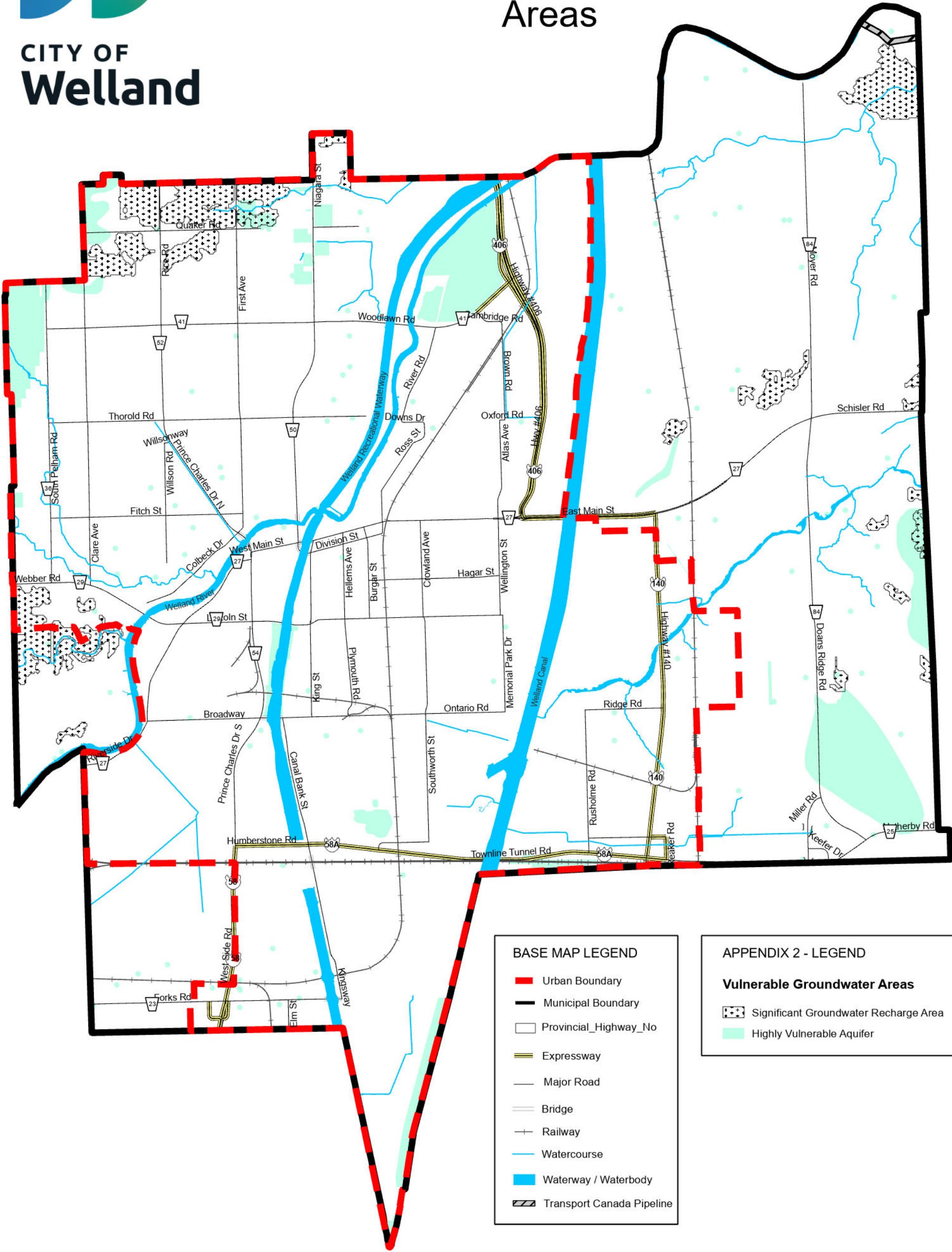




CITY OF  
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# CITY OF WELLAND OFFICIAL PLAN

## Appendix '2' - Vulnerable Groundwater Areas



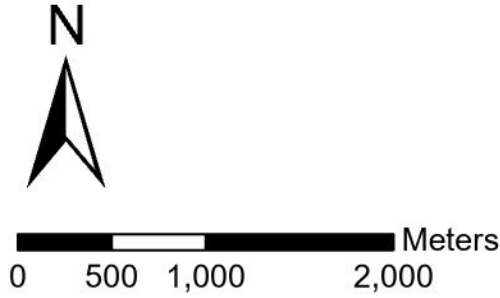
**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**APPENDIX 2 - LEGEND**

**Vulnerable Groundwater Areas**

- Significant Groundwater Recharge Area
- Highly Vulnerable Aquifer



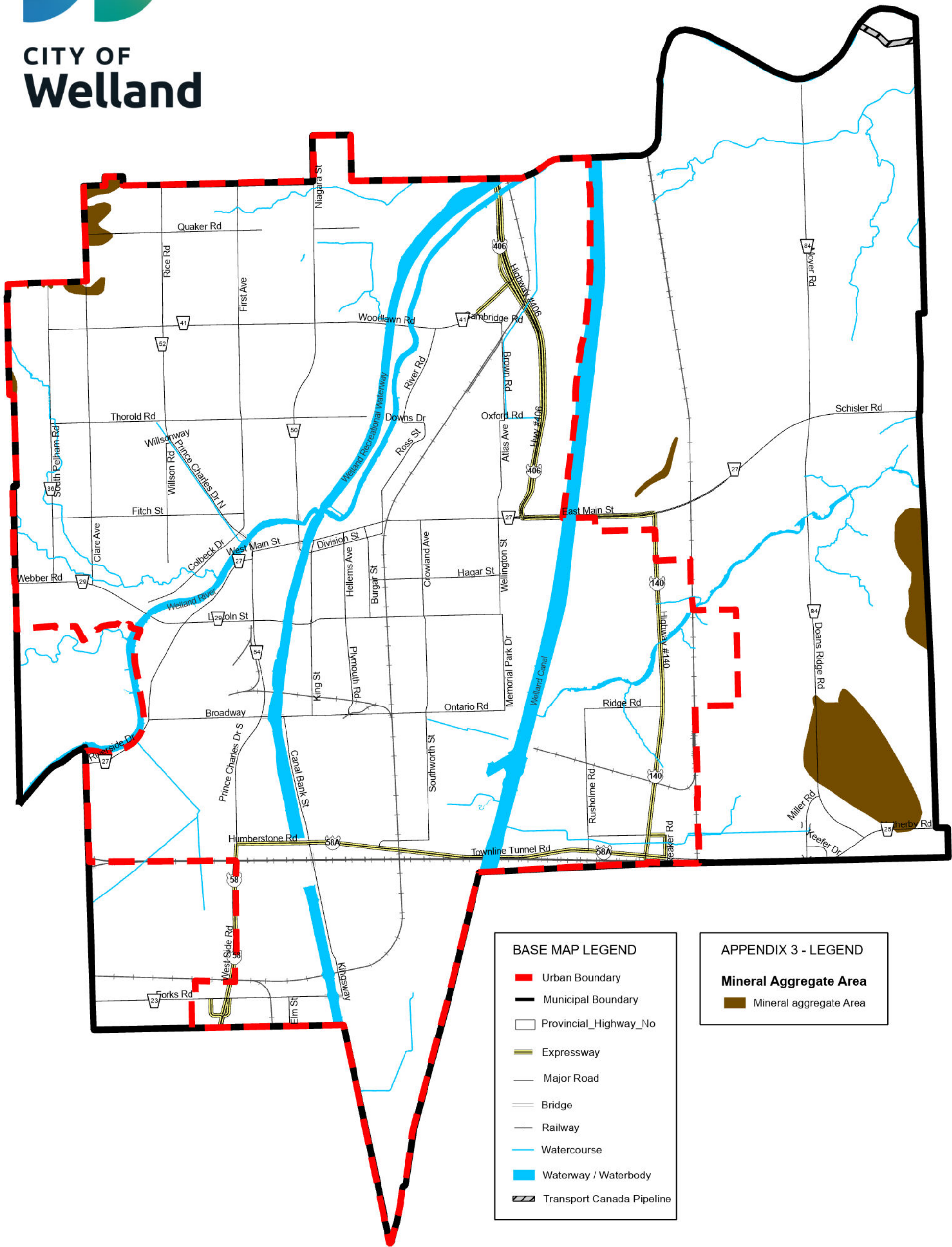




CITY OF  
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# CITY OF WELLAND OFFICIAL PLAN

## Appendix '3' - Mineral Aggregate Area



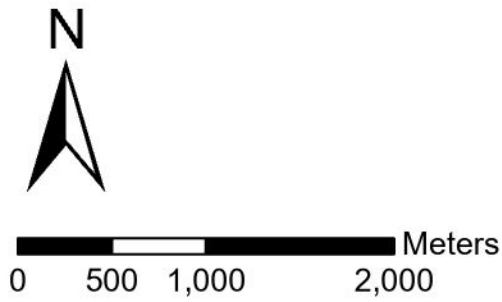
**BASE MAP LEGEND**

- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**APPENDIX 3 - LEGEND**

**Mineral Aggregate Area**

- Mineral aggregate Area



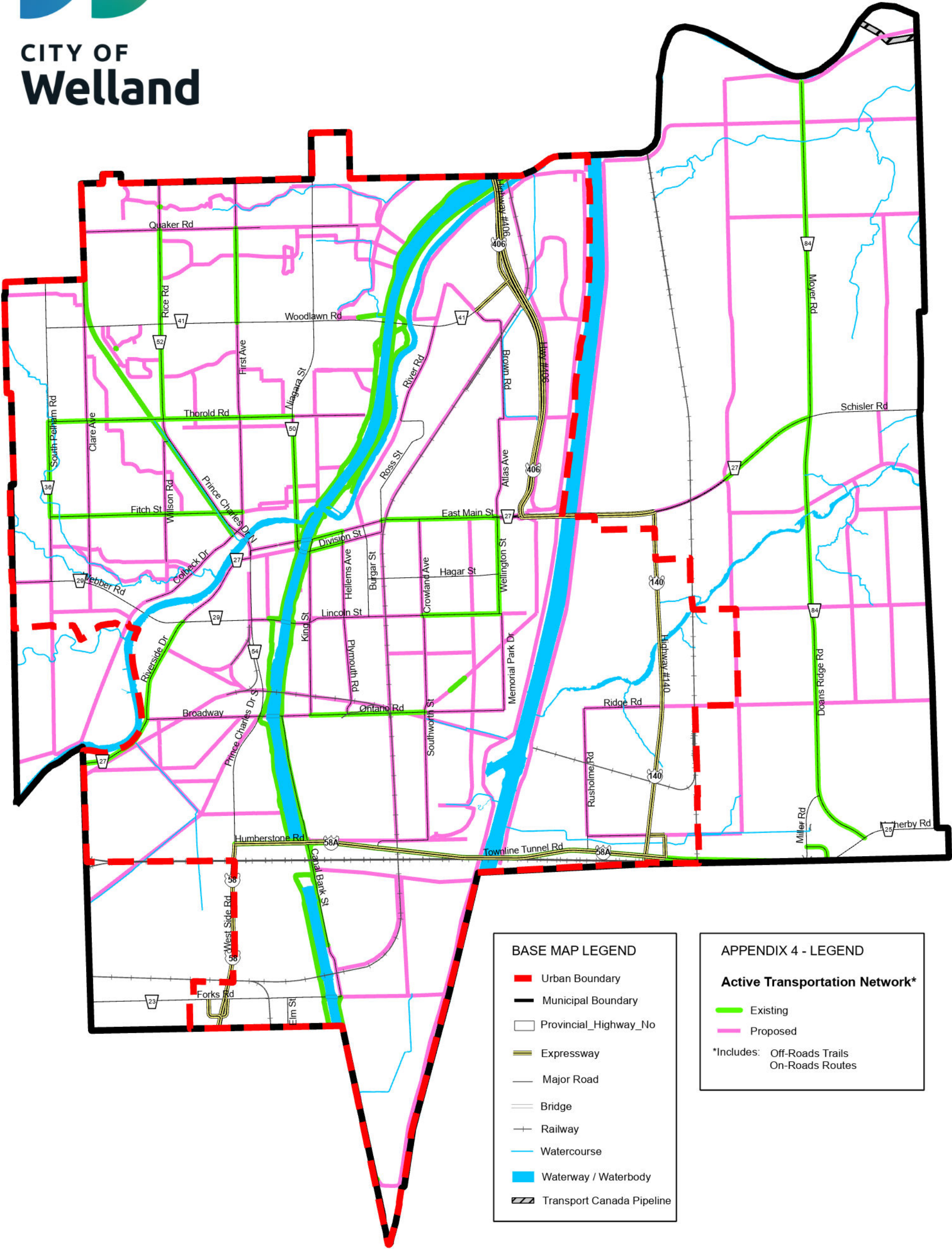




CITY OF  
Welland

# CITY OF WELLAND OFFICIAL PLAN

## Appendix '4' - Trail Network



**BASE MAP LEGEND**

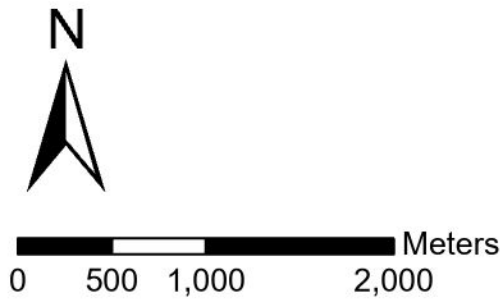
- Urban Boundary
- Municipal Boundary
- Provincial\_Highway\_No
- Expressway
- Major Road
- Bridge
- Railway
- Watercourse
- Waterway / Waterbody
- Transport Canada Pipeline

**APPENDIX 4 - LEGEND**

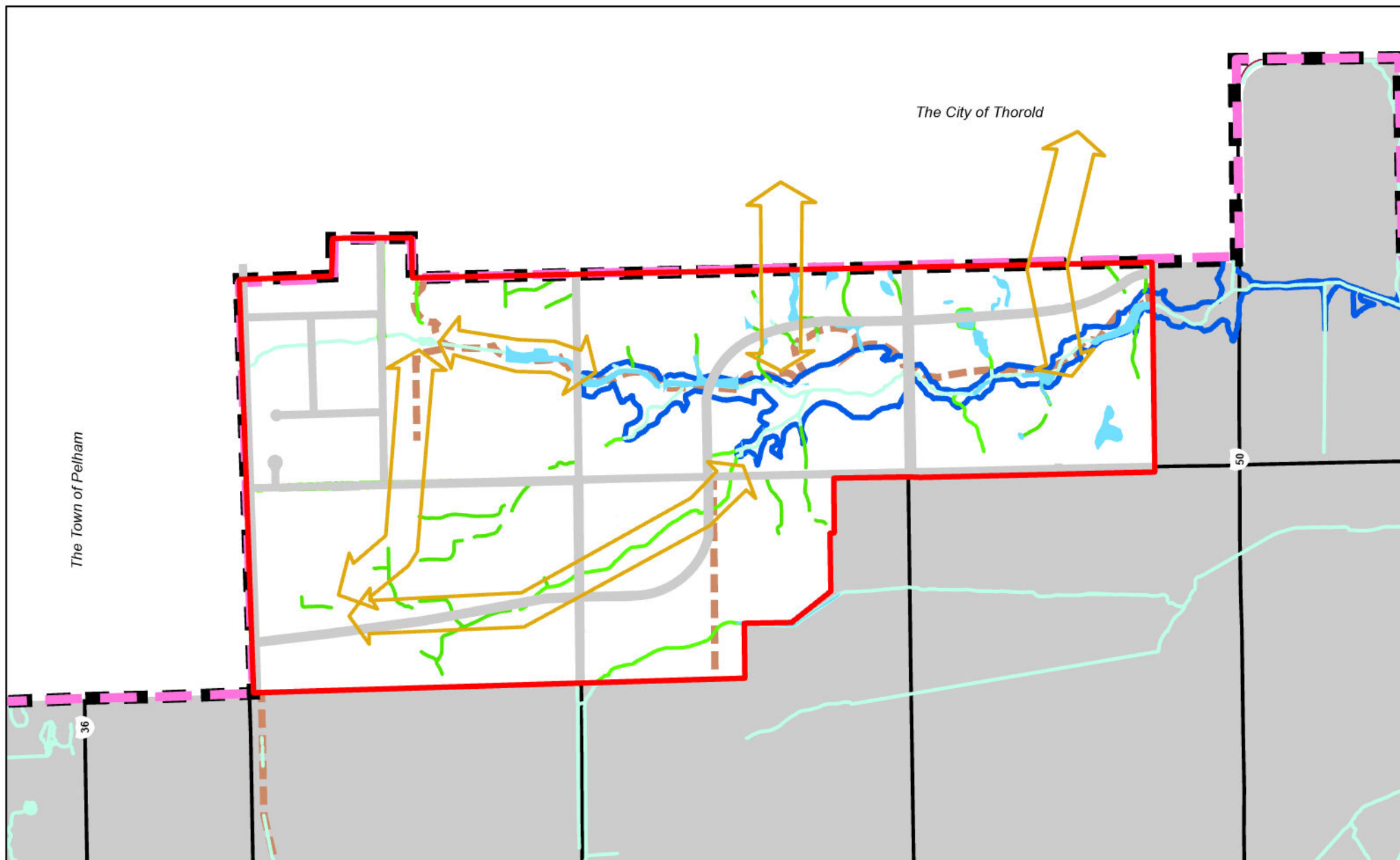
**Active Transportation Network\***

- Existing
- Proposed

\*Includes: Off-Roads Trails  
On-Roads Routes







## CITY OF WELLAND OFFICIAL PLAN- Appendix '5' - Northwest Welland Hydrological Features

- |  |  |
|--|--|
| <span style="border: 2px solid red; padding: 2px;"> </span> Secondary Plan Boundary  | <span style="color: green;">—</span> Headwater Drainage Features   |
| <span style="border: 2px dashed pink; padding: 2px;"> </span> Urban Boundary         | <span style="background-color: lightblue; border: 1px solid blue; padding: 2px;"> </span> Wetlands <0.5 ha outside of the EPA and ECA designations |
| <span style="border: 2px dashed black; padding: 2px;"> </span> Welland Boundary Line | <span style="border: 2px solid blue; padding: 2px;"> </span> Floodplain  |
| <span style="color: lightblue;">—</span> Watercourse                                 | <span style="color: orange;">⇄</span> Potential Corridor   |



0 100 200 400 600 Meters

