Newmarket

Monteith+Brown planning consultants

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TOWN OF NEWMARKET

NOVEMBER 2012

PARKS POLICY DEVELOPMENT MANUAL

SUMMARY REPORT

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Town of Newmarket

PARKS POLICY DEVELOPMENT MANUAL

SUMMARY REPORT

November 22, 2012

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Table of Contents

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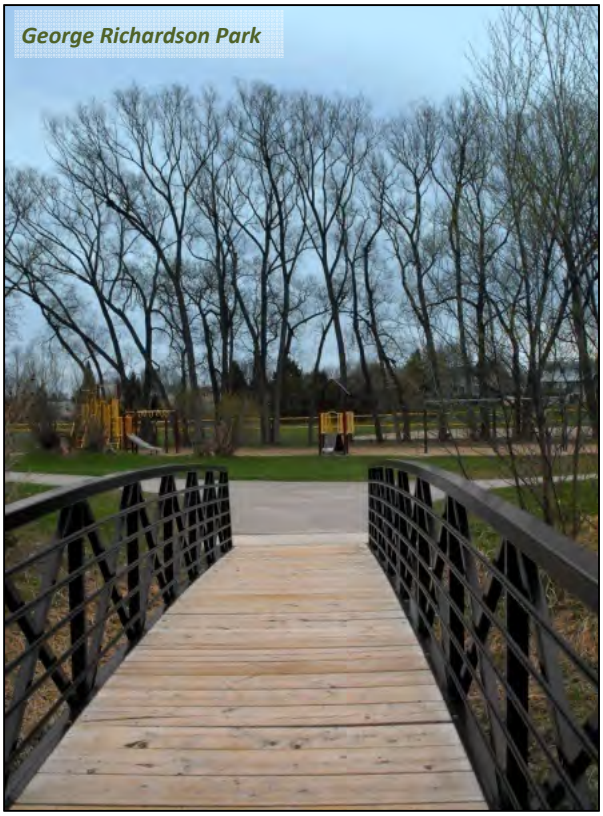
Newmarket River Walk Commons

A Vision for Parks, Trails & Green Spaces

This Section introduces the Parks Policy Development Manual and provides the strategic framework for policies and recommendations that guide the Manual.

1.1 The Importance of Parks

Parks are dynamic places. They are hubs of activity, creating focal points for the community that allow people to interact with each other and their environment, to access opportunities for physical activity, and to simply get fresh air. Parks create a sense of place, creating identifiable points of reference that are specific to a neighbourhood, community or the Town as a whole.


George Richardson Park

Research undertaken by Parks & Recreation Ontario shows that eight in ten households in Ontario use public parks while 97% of households realize some degree of benefit from local parks (including those who never use parks), demonstrating their importance in daily life.[1] Parks also help time pressed commuters (the 2006 Census records 61% of the population travelling outside of the Town for their jobs) and newcomers to meet established residents, preventing a sense of isolation. Well designed parks offer a range of social, environmental, health and economic benefits to municipalities; as such, residents, businesses and governments all benefit from the provision of high quality public parks.

Providing opportunities for '*play*' among residents of all ages is desirable. Parks contain playgrounds, hard surface courts, sports fields, cultural space, etc. that allow for a broad range of recreational, cultural and social pursuits. Physical activity is an important part of healthy lifestyles, reducing the propensity for obesity, diabetes, heart disease, etc. In addition to recreational opportunities, parks also offer arts and cultural pursuits and opportunities that can stimulate creativity and mental health. According to the NRPA[2], parks located close to home result in more physical activity and health for citizens. While the health benefits to individuals are clearly defined, governments also have an interest in terms of reductions in healthcare spending. With many people leading busy lifestyles and having limited amounts of free time, parks respond to the need for spontaneous, drop-in forms of leisure.

PARKS & OPEN SPACE

MAJOR PARKS, CONSERVATION AREAS, TRAIL SYSTEMS, AND RIVER CORRIDORS THAT PROVIDE OPPORTUNITIES FOR ACTIVE AND PASSIVE RECREATION ALONG WITH PHYSICAL LINKAGES FOR THE MOVEMENT OF PEOPLE.

- TOWN OF NEWMARKET OFFICIAL PLAN, 2006

[1] Parks and Recreation Ontario. Use and Benefits of Local Government Recreation and Parks Services: An Ontario Perspective – Research Summary. 2009.

[2] National Recreation and Park Association. The Benefits of Physical Activity Provided by Park and Recreation Services: The Scientific Evidence. 2010. This report cites a number of studies which shown that the likelihood of participation in recreational activity is greater for persons living closest (generally within a mile) to parks and that higher numbers of parks in proximity to certain populations also results in greater physical activity compared to those without close or sufficient access to parks.

The *environmental* aspect of parks greatly contributes to the ecological health of a community and region, through their role in the carbon cycle (by removing carbon dioxide and adding oxygen), offering habitat for urban wildlife, promoting indigenous plant species, contributing to biodiversity, etc. Creating a linked system of parks and open space has been recognized as being beneficial to certain animal species while also serving a dual role of creating 'active transportation' corridors connected by sidewalks and trails to serve residents using non-motorized forms of travel. The *economic* impact of parks includes savings in healthcare, bolstering property values (many people prefer to live close to parks and trails), and drawing tourists into the Town. Sport and nature tourism are becoming viewed as excellent economic development tools, while hosting festivals and special events bolsters the cultural appeal of a municipality.

Some of these themes are reflected in the parks and open space objectives listed in Newmarket's Official Plan:

a) encourage a system of parks, recreational facilities and open spaces that provide a wide range of recreational and leisure opportunities to meet the needs of existing and future Town residents;
b) encourage the protection, management and enhancement of all areas of natural, environmental and recreational value;
c) provide for the reasonable and safe use of lands within the East Holland River Floodplain and tributaries commensurate with Lake Simcoe Region Conservation Authority requirements;
d) provide connectivity between both passive and active recreational areas or other natural features, where possible;
e) provide for the creation of a continuous public trail in the East Holland River and Bogart Creek valley lands linking the Historic Downtown Centre with the various neighbourhoods in the Town; and
f) protect and enhance linkages for the movement of wildlife.

Social, health, environmental and economic factors play into one key aspect of the human experience – Quality of Life. Parks provide urban dwellers with natural settings, an instinctual appeal for most and providing respite from the hard infrastructure and the fast pace of an urban environment. As municipalities plan higher density communities, personal 'backyard' space is shrinking with more people who live in condominiums, apartments, and town homes increasingly depending on public green spaces to fulfill their leisure needs. As the Town moves forward, greater emphasis will need to be placed on not only designing attractive new parks but also enhancing and rejuvenating older parks. Part of this process can involve moving away from "cookie-cutter" templates in favour of defining sense of place through parkland. Neighbourhood and Community Parks are ideal venues to create distinctive parks – the Town has already embraced this philosophy as evidenced with unique designs at Environmental Park (a thematic approach) and Toth Park. While moving away from cookie-cutter templates can represent a cost (in terms of sourcing and maintaining non-standard parts), sound business planning can in fact garner efficiencies.

As such, the importance of the parks and open system as an asset cannot be understated. The Town of Newmarket offers a number of active and passive parks and open spaces to encourage physical and social activity, wellness, and informal use opportunities, all of which should be paramount considerations in the design of local parks in order to encourage use and facilitate activity levels.

Please note that this Summary Report for the Parks Policy Development Manual is accompanied by a Technical Background Report (under separate cover) that provides a more detailed discussion on the various components of the local parks and trails system. The Technical Background Report and the Summary Report collectively form the basis of the Parkland Policy Development Manual and should be used together to inform decision-making.

1.2 Defining the Vision

A Vision Statement describes the future state of the parks, trails and open space system to help keep the Town of Newmarket focused on desired outcome. The Vision for the Parks Policy Development Manual is as follows.

> PARKS, TRAILS AND OPEN SPACES IN NEWMARKET WILL BE A PLACE FOR A DIVERSE RANGE OF RESIDENTS AND VISITORS TO ENJOY YEAR ROUND. THIS WELL DESIGNED AND MAINTAINED SYSTEM EMBODIES PRINCIPLES OF SUSTAINABILITY AND ALLOWS FOR A WIDE RANGE OF UNSTRUCTURED AND PROGRAMMED ACTIVITIES TO STIMULATE HEALTHY LIFESTYLES AND CREATIVITY, PROVIDE INCLUSIVE OPPORTUNITIES, AND ENCOURAGE APPRECIATION OF NEWMARKET'S NATURAL SETTINGS.

To support the Vision, a series of Guiding Principles have been developed. These core directional statements guide the development and implementation of strategies and guidelines contained in the Parks Policy Development Manual and/or the updated Official Plan, as well as future decision-making for the Town of Newmarket.

Guiding Principle 1: Newmarket's parks, trails and open space system will strive to be inclusive places for residents of all ages, abilities, and socio-economic backgrounds to enjoy.

Guiding Principle 2: Newmarket's parks, trails and open space system will showcase the Town's leadership in environmentally progressive designs and operations, while providing interpretative opportunities for all to learn about the importance of our ecosystem.

Guiding Principle 3: Newmarket's parks, trails and open space system will accommodate a diverse range of uses, allowing both unstructured and programmed opportunities to respond to a broad spectrum of active and passive recreational and cultural interests.

Guiding Principle 4: The Town will aim to design and maintain Newmarket's parks, trails and open space system in a manner that fosters community pride, a sense of place, and function as destinations that are desirable to residents and visitors alike.

Guiding Principle 5: A cost-effective and fiscally responsible approach to developing and maintaining Newmarket's parks, trails and open space system will be strongly encouraged.

Guiding Principle 6: Newmarket's parks, trails and open space system will seek to be planned, developed, enhanced and managed in a holistic manner to provide internal and external connections within the Town, by collaborating with other levels of government, agencies, community organizations, volunteers and individual residents.

To ensure compatibility with land use planning practices, the Vision and Guiding Principles tie into a number of the Goals and Strategic Directions that are contained in the Town of Newmarket Official Plan:

- Maintain and Promote a **Healthy Community**
- Protection and Enhancement of **Natural and Cultural Heritage**
- Encourage Growth in Support of a **Sustainable Community**
- **Sustainable Transportation** Improvements

The Vision and Guiding Principles also tie into the following goals which are articulated in the "Bringing Newmarket's Vision into Focus" Strategic Plan:

i. **Living Well** – health safety and the environment is a focus of the Official Plan, promoted thought the development of recreational opportunities and the protection of the Town's natural heritage.

ii. **Well Equipped & Managed** – providing exceptional community, recreational and cultural opportunities to encourage personal interest and development, promote activity and enrich lives.

iii. **Well Planned & Connected** – enhancing travel to, from and within the community, while providing a variety of linkages through revitalization of neighbourhoods.

iv. **Well Balanced** – encourages a strong sense of community through a mix of land uses and amenities, while meeting the needs of all residents in terms of facilities and programs, and promoting events that help shape identity and contribute to community spirit, culture and heritage.

v. **Well Respected** – inspire partnerships and cooperation between all stakeholders, acting as a champion for cooperation and collaboration.

To glean community input into the Parks Policy Development Manual, a Public Information Centre was held in October 2012, with sixteen people attending the meeting. Some themes that came out of this session included stated desire for additional recreation facilities in parks such as off-leash dog areas (attendees were informed that comprehensive analysis on facility and program needs are generally undertaken through a Parks & Recreation Master Plan process), questions about how Newmarket's future demographic makeup (e.g. age, ethnicity) may affect parks and recreation services, and inquiries about the park planning process in general.

1.3 Newmarket's Forecasted Population Growth

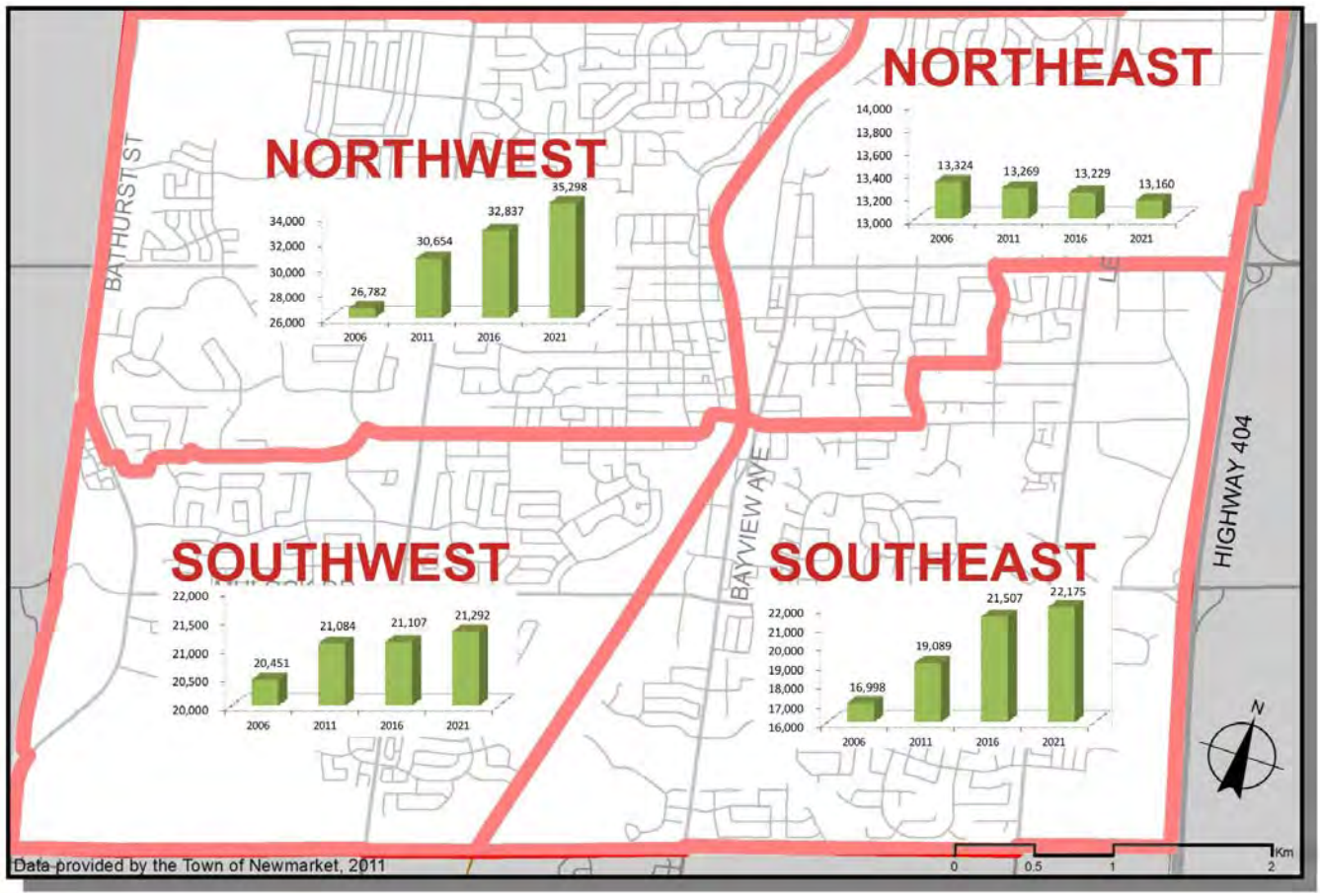
Newmarket is a growing urban area within the Greater Golden Horseshoe. New pressures are being placed on local parks, trails and open spaces as a result of Newmarket's growing and increasingly diverse population. In 2011, the Town had an estimated 85,000 residents.[3] For this Manual, forecasts prepared under the Region of York's September 2010 Official Plan have been utilized. The Region's Official Plan projects a 25% increase (19,600 people) between the years 2006 and 2031. The projection would take the Town's population to 91,925 residents by the year 2021 (the end of this Manual's planning horizon) and ultimately to 97,133 residents by the year 2031.[4]

[3] Region of York, Planning and Development Services Department, Long Range and Strategic Planning. Letter dated March 15, 2011 to the Town of Newmarket's Director of Planning, entitled "Updated population estimate for gateway signs (Newmarket: 85,000 residents)".

[4] York Region Traffic Zone Forecast for Population, December 2011. Note that the Region's traffic zone forecast for 2011 (83,964 persons) differs slightly from the figure stated in the previously footnoted letter (85,000 persons), as well as that of the Statistics Canada 2011 Census (79,978 persons, excluding undercount).

For the purposes of this Manual, the Town is subdivided into four quadrants to understand where growth is anticipated to occur.[5] At the time of the writing, the Town is undertaking a Secondary Planning exercise for its Urban Growth Centre and associated nodes and corridors for intensification; this exercise considered low and high population growth scenarios and, as such, the Town should update this Manual once the population forecast is approved through the Secondary Plan process. Similarly, the Town should regularly monitor its demographic profile as population growth and socio-economic diversification place pressures on existing parks. In this way, the Town can understand the market that local parkland is serving and adjusting its level of provision accordingly.

Figure 1: Projected Population Growth by Quadrant, 2006-2021



Source: York Region Traffic Zone Forecast for Population, July 2011 and December 2011

[5] The primary east-west division is defined by the railway tracks and the north-south divide is defined generally along Eagle Street-Macaffery Road (in the western quadrants) and Gorham and Davis Drive (in the eastern quadrants, following the northern boundary of Traffic Zone 1260).

Toth Park

The Policy & Assessment Component

This Section establishes classification systems for parks and trails, along with analyses with respect to various needs for parks, outdoor recreation facilities, and trails.

2.1 The Parkland Classification System

KEY STRATEGY

- Establish a parkland classification system and integrate the following hierarchy in the Town of Newmarket Official Plan to guide the planning and management of municipal parks. The Town should adopt an overall parkland and open space service level standard of **4.0 hectares per 1,000 residents** for active parks and passive green spaces, distributed amongst park typologies as follows.
  - Town Parks – 1.0 ha per 1,000
  - Community Parks – 0.5 ha per 1,000
  - Neighbourhood Parks – 0.7 ha per 1,000
  - Urban Squares & Plazas – combined with Neighbourhood Parks
  - Passive Green Space – By Opportunity
    (not at the expense of active parkland)

Table 1: Proposed Parkland Classifications for the Town of Newmarket

Park Classification	Description
Town Parks **Service Target:** 1.0 hectares per 1,000 residents **Ideal Size:** Variable *(while Town Parks are typically the largest of the classified parks, their size is reflective of program needs)* **Service Area:** Entire Town	**Function:** Town Parks should serve the whole of Newmarket, as well as attract visitors from beyond the municipal boundaries, by concentrating a wide range and intensity of uses from sports and recreation, arts and culture, and/or ecology. These are generally considered to be parks that are accessed by vehicular use (i.e. drive-to or accessible by public transit). **Program:** Town Parks shall accommodate features and/or facilities that are of Town-wide interest. They are intended to accommodate the highest intensity of recreational use and level of facility, such as sports tournaments, Town-wide festivals, concert events and other large gatherings. They may include major indoor and/or outdoor sports facilities, off-leash dog parks, events space, pavilions and field houses, universally accessible play grounds, water play, specialty facilities such as skateboard or BMX parks, picnic areas, historic or cultural features, arts facilities, horticultural attractions or natural areas, as well as ancillary facilities such as washrooms and concession. The Town shall determine the exact type, number and scale of facilities to be provided within these parks on a case-by-case basis. **Design Criteria**: Town Parks should have adequate parking and direct access to an arterial or collector road and public transportation. They should include adequate street frontage for visibility and safety, and be linked to the overall parks/green space system. The design of Town Parks should have regard for best management practices for environmental sustainability; accessibility standards; and CPTED (Crime Prevention Through Environmental Design) principles. These parks may abut or provide linkages to trails and to other municipal assets such as stormwater management facilities to form contiguous green space parcels and to provide opportunities for pedestrian activity.

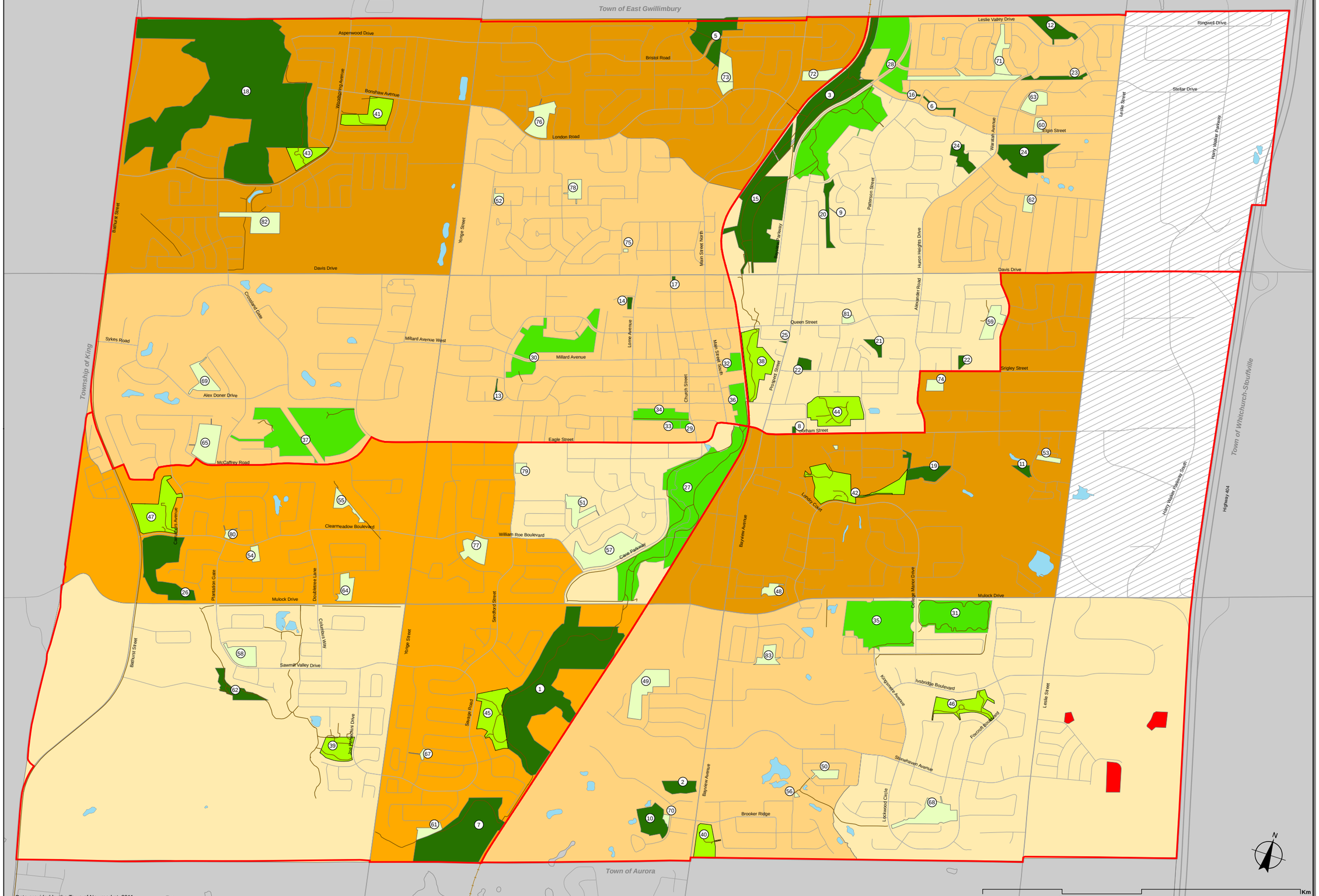
Park Classification	Description
Community Parks **Service Target:** 0.5 hectares per 1,000 residents **Ideal Size:** 5.0 to 10.0 hectares **Service Area:** 1,000 metres (1 km) *(this radius may vary according to the park size and the extent of neighbourhoods being serviced)*	**Function:** Community Parks serve the recreational needs of several neighbourhoods, as walk/bike-to or drive-to/transit based parks. They may also serve as community focal areas, highlighting characteristics that distinguish the local community from other areas of the municipality, and/or as focal points for ecological regeneration. **Program:** Community parks shall accommodate a variety of active and passive recreational opportunities suitable for a variety of age groups, ranging from organized/permitted major indoor and/or outdoor sports facilities and formal play grounds (such as those defined under Town Parks, albeit to a smaller scale) to unstructured green space and natural areas. Grouping of multiple higher order facilities (e.g. natural or artificial turf sports fields), is typically suitable within Community Parks. Lit sports fields may also be provided so long as any adverse impacts on adjacent residential or natural heritage lands are minimal. The type, number and scale of facilities to be provided within these parks shall be determined on a case-by-case basis. **Design Criteria:** Community Parks should have adequate parking and direct access to an arterial or collector road and public transportation. They should include adequate street frontage for visibility and safety, and be linked to the overall parks/green space system. Where sports facilities are allocated, the site should have sufficient well draining table land and an appropriate configuration for facilities accommodation. The design of Community Parks should have regard for best management practices for environmental sustainability; accessibility standards; and CPTED principles. These parks may abut or provide linkages to trails and to other municipal assets such as stormwater management facilities to form contiguous green space parcels and to provide opportunities for pedestrian activity.
Neighbourhood Parks **Service Target:** 0.7 hectares per 1,000 residents (combined with Urban Squares & Plazas) **Ideal Size:** 1.5 to 5.0 hectares **Service Area:** 800 metres (0.8 km)	**Function:** Neighbourhood Parks are primarily walk/bike-to parks, catering to the recreational needs of residents living within their general vicinity. These also include existing suburban parkettes that presently serve sub-neighbourhood catchment areas (noting that provision of such undersized parkettes is not encouraged for future park developments). **Program:** Neighbourhood Parks are intended for unorganized, spontaneous leisure activities, along with limited number of organized facilities. They may accommodate a mixture of low to intermediate-level sports facilities (including a maximum of one unlit junior or intermediate sports field), informal and formal play grounds, unstructured green space and natural areas. The Town shall determine the exact type, number and scale of facilities to be provided within these parks on a case-by-case basis. **Design Criteria:** Neighbourhood Parks should include adequate street frontage for visibility and safety, and be linked to other parks and green space system to support connectivity of the overall parks/green space system. Where sports facilities are allocated, eighty percent (80%) of the site should be comprised of well draining table land with a configuration sufficient for facilities accommodation. The design of Neighbourhood Parks should have regard for best management practices for environmental sustainability; accessibility standards; and CPTED principles. These parks may abut or provide linkages to trails and to other municipal assets such as stormwater management facilities to form contiguous green space parcels and to provide opportunities for pedestrian activity.

Park Classification	Description
Urban Squares & Plazas **Service Target:** 0.7 hectares per 1,000 residents (combined with Neighbourhood Parks) though provision is dictated by distribution and opportunity **Ideal Size:** 0.2 to 1.0 hectares *(variable based on form and function)* **Service Area:** 500 metres (0.5 km)	**Function:** Urban Squares & Plazas are smaller specialized parks that are most suitable within the Town's higher density urban areas (e.g. Yonge-Davis Secondary Plan Area, Downtown Core or other higher use nodes and corridors) or within underserved areas where the acquisition of larger parks is not possible. Urban Squares & Plazas may contain a greater degree of hardscaped elements or built features than other forms of parkland, though these parks may be designed, where feasible, to accommodate certain functions of other park typologies (e.g. acting as destination parks, recreational or cultural hubs, etc.). **Program:** Urban Square & Plaza settings are intended to serve as interesting public spaces for unorganized, spontaneous and passive social, cultural and leisure activities that should emphasize opportunities for provision of public art and cultural expression. They are intended to supplement the recreation needs of high density neighbourhoods and ensure walk-to access to parkland and may include informal and formal play grounds, seating areas, and unstructured green space. The type, number and scale of facilities to be provided within these parks shall be determined on a case-by-case basis. In certain instances, these parks may be located in private spaces that provide for public access. **Design Criteria:** Urban Squares & Plazas should be located along main pedestrian routes with high visual exposure, and include a minimum of one (1) street frontage for visibility and safety. The design of Urban Squares & Plazas should have regard for best management practices for environmental sustainability; accessibility standards; and CPTED principles. Generally speaking, Urban Squares & Plazas should be designed to possess a higher level of quality and/or durability, relative to other forms of parkland, in order to withstand pressures associated their located in areas of high density and the heavy intensity of use. They may serve to link other parks, green spaces and destination areas to support connectivity of the overall parks/green space system. *Note: Urban Squares & Plazas represent a new type of park design for the Town, likely to emerge in line with intensification. There are presently no existing examples of these parks in Newmarket. Refer to Section 4 of this Manual for example illustrations of these park types.*
Passive Green Space **Service Target:** Not Applicable *(to be obtained by opportunity and where necessary to achieve the objectives of Section 9.0 of the Official Plan)* **Ideal Size:** Undefined **Service Area:** Not Applicable	**Function:** Passive Green Spaces form part of the Natural Heritage System, largely comprised of environmental lands (woodlands, wetlands, hazard areas, etc.). These lands may contain environmental resources with ecological and biological functions that contribute to the health of the community and may offer unique opportunities for nature appreciation. They may also be comprised of service corridors (utility/hydro). Passive Green Spaces play a key role in supporting the connectivity of the overall parks and green space system, while providing a foundation for a Town-wide trail system. **Program:** Due to the sensitivity of some of the environmental lands, public access may be limited. Where public access is suitable, passive leisure opportunities may be provided including trails, seating areas, gathering spaces, and interpretive facilities. Passive Green Spaces may retain areas of parkland for the purposes of conservation and/or preservation. **Design Criteria:** Passive Green Spaces should meet the requirements defined by policies relating to the Natural Heritage System or those applicable to the respective service corridors. Passive Green Spaces are not generally considered for parkland dedication under the Planning Act. They may abut or provide linkages to stormwater management facilities to form contiguous green space parcels.

Note: This table is intended to provide a general description for each classification of parkland and should be used as a point of departure when developing new Official Plan policies or technical specifications.

Town of Newmarket - Parks Policy Development Manual

Figure 2: Supply and Distribution of Existing Parks and Green Spaces in Relation to Population Density



Parks

- Municipal Boundary
- Passive Green Space
- Town Parks
- Community Parks
- Neighbourhood Parks
- Planned Parks
- Employment Lands
- Quadrant
- Trail
- Road
- Railway

Total Population (2006)

- 0 - 2000
- 2000 - 4000
- 4000 - 6000
- 6000 - 8000
- 8000 - 10000

Passive Green Space

1 Bailey Ecological Park
2 Bayview Avenue Open Space
3 Bayview Parkway Open Space
4 Coventry Hill Trail Open Space
5 Denne Bush
6 Elgin Street Open Space
7 Foxtail Ridge Rear
8 Gorham Street Open Space
9 Irwin Crescent Walkway
10 Kinara Court Open Space
11 Lawton Bros Parkette
12 Leslie Valley Drive Open Space
13 Lewis Drive Open Space
14 Lorne Avenue Open Space
15 Mabel Davis Conservation Area
16 Magnolia Open Space
17 Niagara Street Open Space
18 Northwest Quadrant Woodlot
19 Premier Place Open Space
20 Red Deer Street Open Space
21 Roxborough Road Open Space
22 Srigley Street Open Space
23 St Elizabeth Seton School Open Space
24 Waratah Open Space
25 Wellington Street Open Space
26 William Thomas Mulock Park

Town Park

27 Fairy Lake (Wesley Brooks Conservation Area)
28 George Richardson Park
29 Gorman Outdoor Pool
30 Haskett Park
31 Heritage Farm & Community Garden
32 Keith Davis Tennis Centre
33 Lawn Bowling Club
34 Lions Park
35 Magna Centre
36 Newmarket Riverwalk Commons
37 Ray Twinney Recreation Complex

Community Park

38 All Our Kids Playpark
39 Armstrong Park
40 Art Ferguson Park
41 Bonshaw Avenue Park
42 College Manor Park
43 Environmental Park
44 Fairgrounds Park
45 Paul Semple Park
46 Rene Bray Park
47 Whipper Billy Watson Park

Neighbourhood Park

48 Arnhem Park (Legresley Park)
49 Audrie Sanderson Park
50 Best Family Parkette
51 Beswick Park
52 Cardinal Parkette
53 Charles Boyd Park
54 Clare Salisbury Park
55 Clearmeadow Park
56 Comfort Lane Park
57 Dennis Park
58 Dr Margaret Arkinstall Park
59 Drew Doak Park
60 Evanslea Park
61 Foxtail Ridge Parkette
62 Howard Park (Philmore Hamilton Park)
63 Jacarandah Park
64 Jim Bond Park
65 Joe Persechini Park
66 John Georgas Park (Allan Avenue Park)
67 Keffer Parkette
68 Ken Sturgeon Park
69 Kirby Crescent Park
70 Laurelwood Parkette
71 Leslie Valley Park
72 M H Stiles Park
73 Marilyn Powell Park
74 Marsh Park (Found Park)
75 Newmarket Heights Community Parkette
76 Proctor Park
77 Quaker Hill Park
78 Rogers Park
79 Sanford Parkette
80 Seneca Cook Parkette
81 Sunnyhill Park
82 Toth Park
83 Willowick Park

Newmarket

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2.2 Parkland Needs to the Year 2021

KEY STRATEGY

- Continue to maintain the current supply and level of service of municipal parkland, particularly with respect to active parkland at the Neighbourhood and Community level.

The most pressing needs are for parks serving a neighbourhood level over the next ten years, though population pressures will also generate needs for community-level facilities capable of accommodating organized facilities for recreation and leisure.

- The overall supply would achieve the 4.0 hectares per 1,000 target over the planning period if Regional growth forecast is achieved, however, early indications suggest the Town may attain higher populations through intensification of its urban growth centre which is currently under consideration through the Secondary Plan process.
- Application of the service level standard, even in the Regional growth forecast, necessitates additional investment in Community, Neighbourhood, and Urban Squares & Plazas by the year 2021.
- If looking at geographic distribution and the typology of parkland, additional parks would be required to meet the recommended standard.
- Furthermore, there will be a deficit in the amount of overall parkland beyond the planning period, thus it is necessary to start planning in advance of build-out pressures, which, based on the densities proposed in the Town's Official Plan, will provide for development beyond 2031.
- If higher densities and growth than that forecasted by the Region is approved through the Secondary Plan process, parkland requirements will be greater that those identified below in Table 2.

Table 2: Parkland Needs to Attain Proposed Service Level, 2011-2021

Year	2011	2016	2021	2031
Population *(York Region 2010 Official Plan forecast)*	85,000	88,679	91,925	97,133
Town Parks	**1.0 ha per 1,000 persons**			
Town Parkland Supply		111.6 ha		111.6 ha
Town Parkland Required	85.0 ha	88.7 ha	91.9 ha	97.1 ha
Deviation from Proposed Standard	*+ 26.6 ha*	*+ 22.9 ha*	*+ 19.7 ha*	*+ 14.5 ha*
Community Parks	**0.5 ha per 1,000 persons**			
Community Parkland Supply		42.6 ha		42.6 ha
Community Parkland Required	42.5 ha	44.3 ha	46.0 ha	48.6
Deviation from Proposed Standard	*+ 0.1 ha*	*- 1.7 ha*	*- 3.4 ha*	*- 6.0 ha*

Year	2011	2016	2021	2031
Neighbourhood Park, Urban Square & Plazas	**0.7 ha per 1,000 persons**			
Neighbourhood & Urban Parkland Supply		49.0 ha		49.0 ha
Neighbourhood & Urban Parkland Required	59.5 ha	62.1 ha	64.3 ha	68.0 ha
Deviation from Proposed Standard	*- 10.5 ha*	*-13.1 ha*	*-15.3 ha*	*- 19.0 ha*
OVERALL PARKLAND PROVSION STANDARD	**4.0 ha per 1,000 persons**			
Overall Parkland Supply		369.9 ha		369.9 ha
Overall Parkland Required	340.0 ha	354.7 ha	367.7 ha	388.5 ha
Deviation from Proposed Provision Standard	**+ 28.4 ha**	**+ 13.7 ha**	**+ 0.7 ha**	**-20.1 ha**
Total Active Parkland Target	**2.2 ha per 1,000 persons**			
Overall Active Parkland Supply		203.2 ha		203.2 ha
Overall Parkland Required	187.0 ha	195.1 ha	202.2 ha	213.7 ha
Deviation from Proposed Provision Standard	**+ 16.2 ha**	**+ 8.1 ha**	**+ 1.0 ha**	- 10.5 ha
Passive Green Space Target	**1.8 ha per 1,000 persons**			
Passive Green Space Supply		165.2		
Passive Green Space Required		acquisition by opportunity only		
Deviation from Proposed Standard		*n/a*		

Notes: 1) Totals may not add up due to rounding. 2) A high growth population scenario is being considered through the Secondary Plan for intensification areas; these forecasts, if attained, have the potential to create additional parkland demands over and above those articulated in the preceding table (i.e. the table illustrates the **minimum** park requirements based on a 4.0 ha per 1,000 service target).

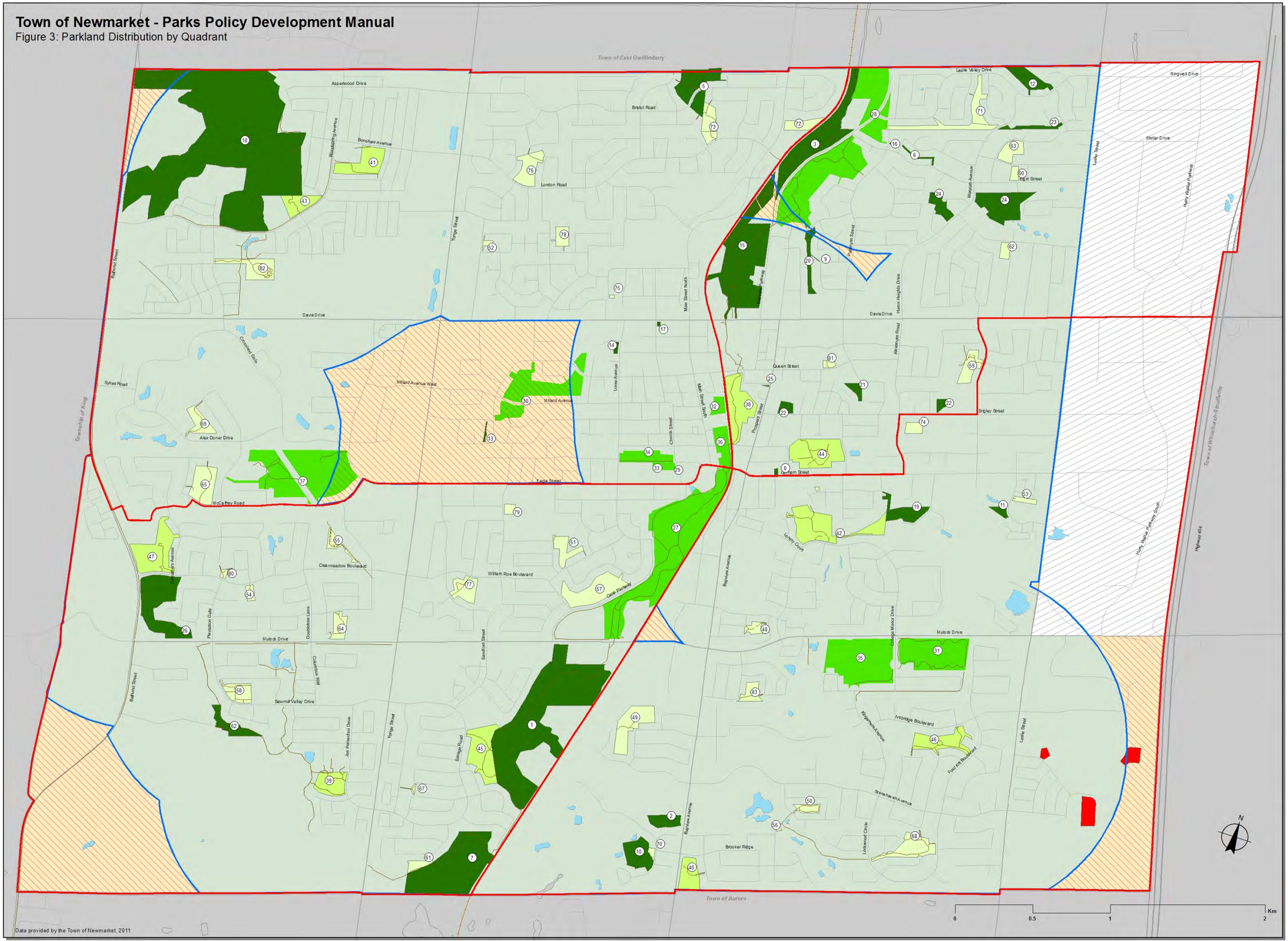
2.3 Parkland Distribution

KEY STRATEGIES

- In the Northwest Quadrant, focus on acquiring active forms of parkland, notably a larger park parcel through parkland dedications, particularly if opportunities emerge for residential and/or commercial development or redevelopment. In line with the Key Strategies proposed for Intensification Areas, supplement the amount of dedicated parkland through creative acquisition of smaller Urban Squares & Plazas.
- Adapt selected parks in the Northeast Quadrant to provide opportunities for its aging population base, including enhanced areas for socialization, gardens, and open areas for active living programs.
- Enhance selected parks in the Southwest Quadrant to focus upon thematic park designs, adaptation to use by older adults, and as relief to pressures generated by new populations residing in the planned intensification corridors.
- In addition to planned parks in the Southeast Quadrant, pursue the acquisition of another 3 hectares (or cash-in-lieu equivalent).

Town of Newmarket - Parks Policy Development Manual

Figure 3: Parkland Distribution by Quadrant



Data provided by the Town of Newmarket, 2011

Newmarket

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The following tables articulate the supply and service levels of parkland according to the area of Newmarket served (see Figure 1 for quadrant boundaries).

Table 3: Supply of Parkland by Type

Park Classification	Northwest	Northeast	Southwest	Southeast	Total
Town*	34.1	33.4	22.6	21.5	111.6
Community	5.7	10.8	13.5	12.5	42.6
Neighbourhood Park	15.6	6.3	15.3	11.7	49.0
Passive Green Space	71.5	35.5	51.3	6.9	165.2
Total	**127.0**	**86.0**	**102.7**	**52.6**	**368.3**

** Includes 3 Additional Maintenance Areas (Gorman Pool, Keith Davis Tennis Centre, and the Lawn Bowling Club) – excludes all other AMAs*

Source: *Town of Newmarket P.O.S.T. Map Book, 2009; Town of Newmarket GIS database, 2011; parks have been classified by MBPC.*

Table 4: Service Level per 1,000 Residents by Park Type

	Northwest		Northeast		Southwest		Southeast	
Park Classification	**2011**	**2021**	**2011**	**2021**	**2011**	**2021**	**2011**	**2021**
Town	1.1	1.0	2.5	2.5	1.1	1.1	1.1	1.0
Community	0.2	0.2	0.8	0.8	0.6	0.6	0.7	0.6
Neighbourhood Park	0.5	0.4	0.5	0.5	0.7	0.7	0.6	0.5
Passive Green Space	2.3	2.0	2.7	2.7	2.4	2.4	0.4	0.3
Total	**4.1**	**3.6**	**6.5**	**6.5**	**4.9**	**4.8**	**2.8**	**2.4**

Northwest Quadrant

- Expected to accommodate the greatest share of population growth in the Town based on the Region's growth forecasts and the Town's Official Plan which reflects the identification of a Provincial Growth Centre within this quadrant.
- Within the quadrant, the existing distribution of parkland is excellent after applying service radii.
- The current service level is 4.1 hectares per 1,000 residents, though with the population expected to reach 35,300 residents by the year 2021, the level of service would decrease to 3.6 hectares per 1,000.
- Active parkland will be in greatest demand given that the existing service level of 1.8 hectares per 1,000 residents already is below the recommended 2.2 hectares per 1,000, and will be further exacerbated by population growth who will need access to active forms of parkland (particularly as higher densities may mean less personal open space due to smaller backyards, living in apartment units, etc.).
- Opportunities for maintaining and securing additional active parkland within this quadrant to serve the needs of future residents should be explored including the consideration of lands available through development applications outside of the Urban Centres. With the service level below the recommended target for Community and Neighbourhood Parks, emphasis should be placed on acquiring larger parcels in addition to Urban Squares and Plazas that will be needed to serve the intensification areas (note: the exact type and quantity of active parkland will need to be defined after an assessment of recreational needs through a Town-wide master planning process).

Northeast Quadrant

- Enjoys a fairly high level of service for parkland (6.5 hectares per 1,000) and excellent distribution.
- Focus should be to adapt certain existing parks in the area to meet the needs of its aging population.

Southwest Quadrant

- The strong level of service (4.9 hectares per 1,000) is not expected to diminish to any great degree over the planning period.
- Parks within its boundaries may receive additional pressure from populations that will be added in the intensification corridor.
- Rather than construct new parks, rejuvenation of existing parks is encouraged.

Southeast Quadrant

- This area is expected to see its existing population nearly quadruple to reach 4,100 residents by the year 2021, with some of the Town's last remaining greenfield areas is located south-east of Leslie Street and Mulock Drive.
- The service level for the Southeast Quadrant is the lowest within Newmarket.
- 36 additional hectares is needed to augment the current supply to meet future needs; this amount of parkland is likely unattainable, thus residents of this quadrant would rely upon surplus park capacities in other areas of Newmarket.
- Presently, 3 hectares of planned parkland are dispersed across three parks, which is less than what could be obtained (6 hectares) if applying a 1 hectare per 300 dwelling unit conveyance to the number of new units (1,825 between 2006 and 2021) forecasted for these lands.
- As a result, the Town should seek another 3 hectares of parkland over and above current plans, to bring the total amount of parkland to 6 hectares, (or to take the equivalent in cash-in-lieu to purchase parkland elsewhere in the vicinity in order to ensure adequate parkland exists to serve the forecasted population).

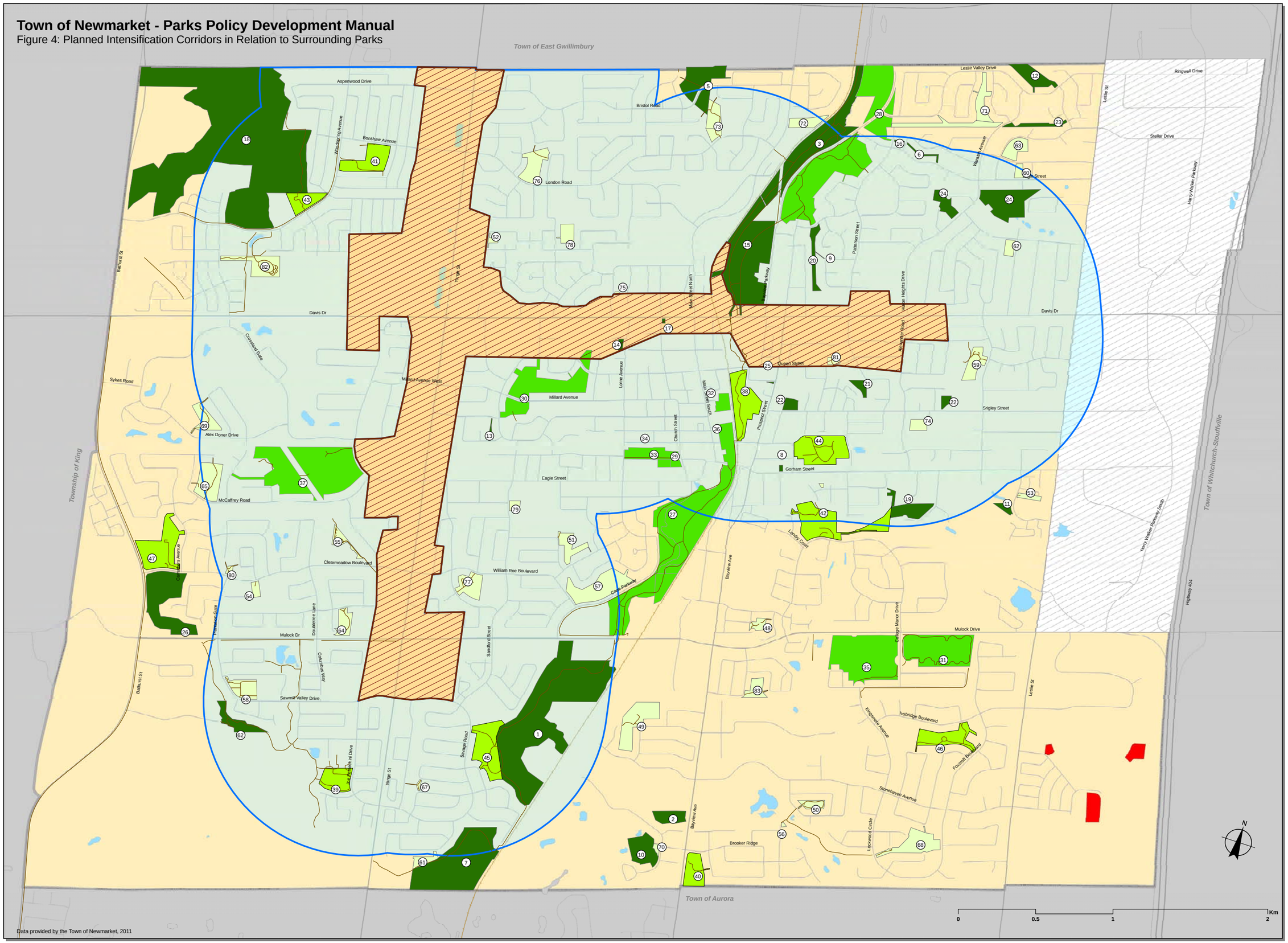
2.4 The Yonge-Davis Intensification Corridor

KEY STRATEGIES & GUIDELINES

- To adequately meet local needs in the Town's designated areas of intensification:
  - Utilize the 1 hectare for every 300 dwelling unit parkland dedication option permitted by Section 51.1 of the *Planning Act* in areas of intensification.
  - Priority should be placed on enhancing existing parks in a manner that responds to needs and pressures placed upon them by new populations. For example, Haskett Park is deemed a priority for enhancement to respond to greater pressures that will arise from the degree of intensification planned at the Yonge and Davis node.
  - Urban Squares & Plazas are the preferred form of parkland in areas of residential and commercial intensification due to their compact size and orientation towards socialization and places of respite from built structures.
- The Town may target higher parkland ratios than those advanced in the park classification system in order to accommodate the needs of residents living in higher density development areas.
- Work with the development industry to develop innovative ways to address the need for parks and open spaces, such as:
  - Developing publically accessible lands on private land or provide enhanced pedestrian/cyclist infrastructure, utilizing the Planning Act's Section 37 provisions (density bonusing) and other creative tools.
  - Encouraging the creation of outdoor and other recreational spaces directly within apartment or condominium complexes, such as rooftop gardens, courtyards, indoor fitness centres, etc.

Town of Newmarket - Parks Policy Development Manual

Figure 4: Planned Intensification Corridors in Relation to Surrounding Parks



Intensification Corridor

- Municipal Boundary
- Passive Green Space
- Town Parks
- Community Parks
- Neighbourhood Parks
- Planned Parks
- Employment Lands
- Intensification Corridor
- 1km Service Area
- Trail
- Road
- Railway

Passive Green Space

1 Bailey Ecological Park
2 Bayview Avenue Open Space
3 Bayview Parkway Open Space
4 Coventry Hill Trail Open Space
5 Denne Bush
6 Elgin Street Open Space
7 Foxtail Ridge Rear
8 Gorham Street Open Space
9 Irwin Crescent Walkway
10 Kinara Court Open Space
11 Lawton Bros Parkette
12 Leslie Valley Drive Open Space
13 Lewis Drive Open Space
14 Lorne Avenue Open Space
15 Mabel Davis Conservation Area
16 Magnolia Open Space
17 Niagara Street Open Space
18 Northwest Quadrant Woodlot
19 Premier Place Open Space
20 Red Deer Street Open Space
21 Roxborough Road Open Space
22 Srigley Street Open Space
23 St Elizabeth Seton School Open Space
24 Waratah Open Space
25 Wellington Street Open Space
26 William Thomas Mulock Park

Town Park

27 Fairy Lake (Wesley Brooks Conservation Area)
28 George Richardson Park
29 Gorman Outdoor Pool
30 Haskett Park
31 Heritage Farm & Community Garden
32 Keith Davis Tennis Centre
33 Lawn Bowling Club
34 Lions Park
35 Magna Centre
36 Newmarket Riverwalk Commons
37 Ray Twinney Recreation Complex

Community Park

38 All Our Kids Playpark
39 Armstrong Park
40 Art Ferguson Park
41 Bonshaw Avenue Park
42 College Manor Park
43 Environmental Park
44 Fairgrounds Park
45 Paul Semple Park
46 Rene Bray Park
47 Whipper Billy Watson Park

Neighbourhood Park

48 Arnhem Park (Legresley Park)
49 Audrie Sanderson Park
50 Best Family Parkette
51 Beswick Park
52 Cardinal Parkette
53 Charles Boyd Park
54 Clare Salisbury Park
55 Clearmeadow Park
56 Comfort Lane Park
57 Dennis Park
58 Dr Margaret Arkinstall Park
59 Drew Doak Park
60 Evanslea Park
61 Foxtail Ridge Parkette
62 Howard Park (Philmore Hamilton Park)
63 Jacarandah Park
64 Jim Bond Park
65 Joe Persechini Park
66 John Georgas Park (Allan Avenue Park)
67 Keffer Parkette
68 Ken Sturgeon Park
69 Kirby Crescent Park
70 Laurelwood Parkette
71 Leslie Valley Park
72 M H Stiles Park
73 Marilyn Powell Park
74 Marsh Park (Found Park)
75 Newmarket Heights Community Parkette
76 Proctor Park
77 Quaker Hill Park
78 Rogers Park
79 Sanford Parkette
80 Seneca Cook Parkette
81 Sunnyhill Park
82 Toth Park
83 Willowick Park

Newmarket

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The Northwest Quadrant will experience the greatest degree of intensification activity[6] over the planning period for the Parks Policy Development Manual. The figure on the following page applies a 1 kilometre radius (about a 15 minute walk) to the intensification corridors to show parks serving its higher populations. Providing parkland in these built-up areas (or other higher density developments) is important for a number of reasons including:

- Higher density areas require parks and recreational opportunities, some times more so than lower density areas since backyards are either small or non-existent.
- Existing parks may not have been designed to accommodate the intensity of structured and unstructured uses associated with potentially thousands of new residents who were not factored in to the original park design.

Providing new parkland in areas of intensification may be a challenge for the Town, where acceptance of appropriate parkland dedication is contingent upon the ability of the site to accommodate a sufficiently-sized park. Thus, efforts to maximize acquisition of new parkland is critical to ensuring future needs are met, along with focusing on the preservation and enhancement of existing parkland.

2.5 Defining the Trail Classification System

The following trail classification system is advanced in order to effectively plan and manage Newmarket's network of pathways and trails. For the purposes of the Parks Policy Development Manual, only non-motorized trails are considered within its scope (i.e. this Manual excludes motorized trailways for ATVs, snowmobiles, etc.). In line with the York Region Pedestrian & Cycling Master Plan (2008), classifications outlined in the following table are based upon the two largest trail users who consist of pedestrians and cyclists though it is recognized that there are other users such as inline skaters, cross-country skiers, skateboarders, etc.

Table 5: Proposed Trail Classifications for the Town of Newmarket

Trail Classification	Description	Surface / Width	Typical Uses
Multi-Use Pathways	Multi-Use Pathways are off-road, hard paved trails intended to accommodate the widest range of users, offering an easy to moderate level of difficulty that addresses both recreation and utilitarian needs. They serve as the foundation for a Town-wide trails system, connecting key destinations, providing appropriate cross-town connections and links to the Regional trails system, as well as access to and within the overall parks/greenspace system. Multi-Use Pathways may be located within the boulevard of a public right-of-way, or within linear Passive Green Spaces such as valley lands, river corridors, and utility/hydro corridors. Multi-Use Pathways should be maintained in the winter season.	**Hard Paved:** Asphalt or Concrete **Width:** 3.0m minimum; 3.0m minimum vertical clearance; 1.0m clearance adjacent path surface	Walking, hiking, cycling, inline skating, cross-country skiing *(for recreational or utilitarian use)*

[6] One of the objectives of intensification is to produce a more compact urban form that encourages the efficient use of land, walkable neighbourhoods, mixed land uses, improved transit options, and reduced infrastructure. The Town of Newmarket is presently developing a Secondary Plan and associated strategy for the Yonge and Davis corridor, which has been identified as an Urban Growth Centre through the Provincial *Growth Plan for the Greater Golden Horseshoe*. By way of this strategic planning exercise, the Town is reviewing responses to the *Growth Plan* policies that may lead to increased densities in identified intensification areas and, in turn, may lead to increased demands for recreation, parks, and cultural opportunities (including the expansion and renewal of existing parks).

Trail Classification	Description	Surface / Width	Typical Uses
Primary Trails	Primary Trails are off-road pathways oriented to recreational use. Primary Trails serve as feeders to Multi-Use Pathways and provide access to and within the overall parks/greenspace system. Primary Trails are typically located within Passive Green Spaces, including valley lands, river corridors, and utility/hydro corridors. Primary Trails typically do not need to be regularly maintained in the winter season. The surface treatment will be responsive to site conditions.	**Hard or Soft Paved:** Asphalt, Compacted Granular, or Mulch **Width:** 2.4m minimum; 3.0m minimum vertical clearance; 0.5m clearance adjacent path surface	Walking, hiking, snowshoeing *(primarily for recreational use)*
Secondary Trails	Secondary Trails are off-road, soft paved pathways oriented to recreational use and offer varying degrees of difficulty dependent upon site conditions. They serve to enhance pedestrian circulation at the neighbourhood level, though cycling may be permitted. They may be looping, or form side trails to the Multi-Use Pathways and the Primary Trails, providing opportunities for short term hikes, additional scenic experiences and access to historic, cultural or ecological points of interest. The location of Secondary Trails should be determined through the development application process and pursuant studies to ensure appropriate sub-neighbourhood circulation and connections to other trail routes are achieved. Secondary Trails do not need to be maintained in the winter season.	**Soft Paved:** Compacted Granular, Mulch or Natural (no treatment) **Width:** 0.75m-1.5m; 3.0m minimum vertical clearance; 0.3m clearance adjacent path surface	Walking, hiking *(primarily for recreational use)*
On-Road Bike Lanes	A facility located in the traveled portion of the roadway and is designed for one-way bicycle traffic. Bike lanes are normally denoted by pavement marking and signage.	**Hard Paved:** Asphalt **Width:** 1.2m – 2.0m dependant on road edge treatment (curb or shoulder); vehicular traffic speeds and volume; and parking	Cycling *(for recreational or utilitarian use)*

Note: the proposed trail classification system is intended to build off and supplement the York Region Pedestrian and Cycling Master Plan Study (2008) to better represent the local trail system in Newmarket. This table is intended to be a general description for each classification, and should be used as a point of departure when developing new Official Plan policies or technical specifications.

2.6 Trail Connectivity

KEY STRATEGIES

- Update Schedule E of the Official Plan, at the time of a comprehensive review, to reflect connections proposed through Regional and adjacent municipal trail master plans.

Residents have access to over 36 kilometres of trails within Newmarket's parks and green spaces. These are categorized according to the proposed trails classification system, established earlier in this section, as follows:

Multi-Use Pathways	• *Tom Taylor Trail* (part of the Nokiidaa Trail system)
Primary Trails	• *George Richardson Park* • *Mabel Davis Conservation Area trails* (note: this is not a Town-owned trail) • *Dave Kerwin Trail*
Secondary Trails	• *John F. Smith Trail* • *Wesley Brooks Conservation Area / Fairy Lake* • Various other unconnected routes comprised of paved surfaces

Newmarket has strong north-south connectivity within its trail system, largely due to the Town's efforts in developing the Tom Taylor Trail, which forms part of the regional Nokiidaa Trail system linking Newmarket to East Gwillimbury and Aurora. East-west off-road linkages are not as strong in Newmarket, however, this is offset by the strength of the sidewalk system which accesses the main spine of the trail network.

Schedule E of the Town of Newmarket Official Plan (2006) shows three potential trail connections into Aurora. The preparation of a comprehensive Trails Master Plan (with a targeted consultative approach) could build upon the suggestions contained in this Manual to guide the development of an integrated Town-wide trails system.

The following map articulates the conceptual trails system for the Town of Newmarket; using trail classifications established earlier in this section, the conceptual network consists of:

- Two **Multi-use Pathways** – the Tom Taylor Trail that runs north-south, and a proposed hydro corridor route that would connect the Northwest Quadrant to the Southeast Quadrant of Newmarket.
- Two **Primary Trail** on and off-street routes – a proposed route linking the Northwest Quadrant Woodlot to the Tom Taylor Trail and the employment lands east of Leslie; and a proposed route that connects to the Oak Ridges Trail and eventually to trail alignments planned for Aurora's north-east residential lands.
- A number of **Secondary Trail** routes to improve neighbourhood connectivity and form loops within each quadrant to allow for more recreational use.

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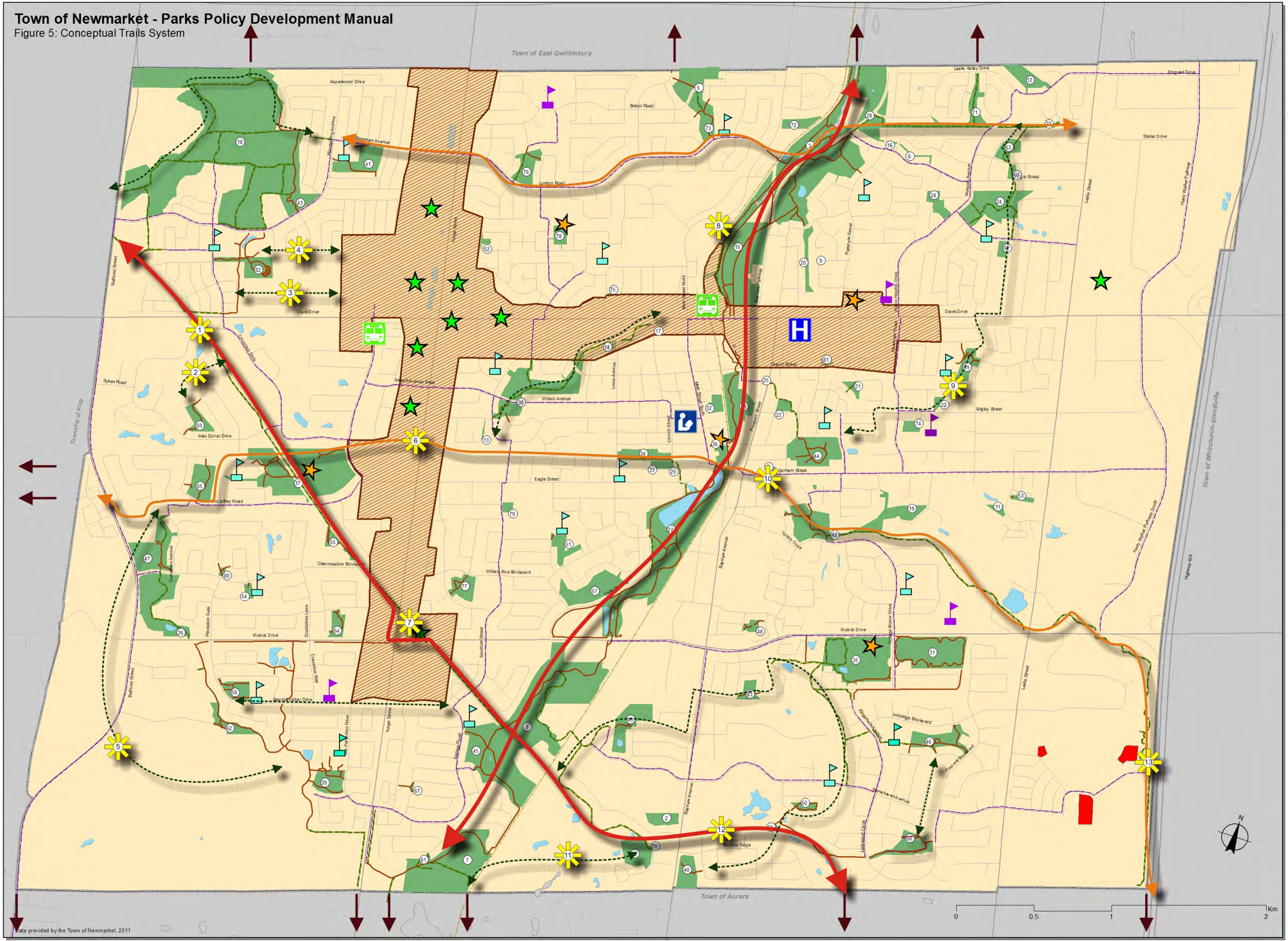
Figure 5: Conceptual Trails System



Conceptual Trails

- Municipal Boundary
- Yonge & Davis Intensification Corridor
- Parks
- Planned Parks
- Road
- Railway

Trails

- Existing Trails
- Existing/Proposed Bike Lanes
- Proposed Pedestrian Trails
- Multi-Use Trail
- Primary Trail
- Secondary Trail
- Potential connection to other Municipalities

Key Points of Interest

- GO Station
- Newmarket Public Library
- Southlake Regional Health Centre
- Arenas, Pools, and Community Centres
- Major Shopping Centre
- Elementary School
- Secondary School
- Potential Trail Linkage

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83 Willowick Park

Newmarket

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In order to achieve the conceptual trail system, the Town will need to look at a number of opportunities to enhance connections between existing and proposed trails. The yellow stars illustrated in the map show areas where linkages will need to be created in order to maximize connectivity; these actions are described as follows.

Trail Link #	Trail Location	Suggested Timing	Surface Material	Approx. Length	Approx. Cost
Multi-Use Pathway – Hydro Corridor					
1	Davis Drive mid-block connection to link to Ray Twinney Complex via Alex Donner Dr. and golf course.	0-5 years	Asphalt	320 metres	$ 188,800
2	Kirby Crescent Park to Multi-Use Pathway	0-5 years	Asphalt	670 metres	$ 395,300
7	Mid-block connection at the intersection of Yonge St. and Mulock Dr. to link Ray Twinney Complex and Paul Semple Park. Proposed route utilizes existing arterial sidewalks or boulevard path.	0-5 years	Asphalt (blvd. path)	440 metres	$ 222,200
12	Large linkage between Paul Semple Park and Best Family Parkette, generally following riparian corridor via Bayview Ave. Open Space.	0-5 years	Compacted Granular	583 metres	$ 265,265
n/a	Northwest Quadrant Woodlot trails	0-5 years	TBD	TBD	TBD
				Subtotal Cost	***$1,071,565***
Primary Trail - Central					
6	Mid-block connection on Yonge St., north of Eagle St. connecting Ray Twinney Complex to Lions Park via York Region Administrative Centre and Avenue Road.	0-5 years	Asphalt (excl. Avenue Rd. sidewalk)	870 metres	$ 222,950
10	Linkage between College Manor Park and Gorham Street, following a riparian corridor.	0-5 years	Compacted Granular	250 metres	$ 108,750
13	Gap in the Copper Hills subdivision, west of Hwy. 404	0-5 years	Asphalt	140 metres	$ 68,600
				Subtotal Cost	***$400,300***
Secondary Trails					
3	Boulevard path along Davis Dr. linking Upper Canada Mall and Ford Wilson Blvd.	0-5 years	Asphalt	660 metres	$ 237,600
4	Path within future development connecting Toth Park to Upper Canada Mall	5-10 years	Asphalt	450 metres	$ 202,500
5	Represents potential connection(s) to Oak Ridges Trail	5-10 years	Compacted Granular	2,500 metres	$ 1,037,500
8	Potential grade separated crossing at George Richardson Park	5-10 years	TBD through future study	TBD through future study	TBD through future study
9	Connections between Srigley St. Open Space and Drew Doak Park, as well as between Fairgrounds Park and Sparrow Rd.	0-5 years	Asphalt	380 metres	$ 171,000
11	Linkage between Laurelwood Parkette/Kinara Crt. Open Space and planned connection in Aurora, via riparian corridor	5-10 years	Compacted Granular	1,200 metres	$ 498,000
				Subtotal Cost	***$2,146,600***
				Total Cost – 0-5 years	**$ 1,880,465**
				Total Cost – 5-10 years	**$1,738,000**
				Total Development Cost	**$ 3,618,465**

Note: does not include pedestrian bridge crossings or cost of land (the latter of which is important, particularly for the hydro corridor where significant rents are currently being charged for trails; assumes road works for mid-block crossings are by others; total estimated costs are quoted in 2012 Canadian dollars based upon per linear metre assumptions appended to this Manual.

2.7 Outdoor Recreational Facility Needs

KEY STRATEGY

- Pursue a study for the use of artificial turf surfaces, and investigate if use of such surfaces may allow the Town to replace and repurpose underutilized or undesirable natural turf fields in order to meet the needs of surrounding areas for other uses.
- The provision of additional hard surface courts should be considered where required, particularly to address distributional gaps that may exist.
- Ensure that all major residential areas have access to a playground within a ten minute walk (approximately 800 metres, free of major pedestrian obstructions such as major roads, railway lines, and waterways). Furthermore, barrier-free playground elements should be a key consideration in playground design.
- Based on regional trends and the number of children in the Town, splash pads should be considered in Newmarket over the next ten years, provided that they are supported through feasibility and business planning according to future demographics and trends. New splash pads could be considered at (but not limited to):
  - Parks containing existing wading pools, which could be converted to provide splash pads.
  - A Town-wide Park (major splash pad) or adjacent to a major community centre.
  - A future park in an intensification corridor that could function as a public art component in line with urban design principles as well as a waterplay feature.
- Based on regional trends and the number of youth in Newmarket, skateboard parks should be considered in Newmarket over the next ten years, designed in consultation with the local skateboarding community and other interested youth.
- Consideration of arts, culture and heritage needs should be an important element through the parks design process, to promote these desired uses and also provide opportunities for cultural attractions to contribute to nature-based tourism opportunities in parks. As part of this overall strategy, a Public Art Policy should be developed to guide the selection, location and funding of public art.

The exact number of recreational facilities and their locations will need to be determined through a comprehensive Parks & Recreation Master Plan process. The strategies advanced above are intended to provide a starting point and should be reconfirmed through a Master Plan. The following is a description of key facets of Newmarket's recreational infrastructure (only Town-owned facilities are noted; there are certain other facilities located at local schools, agencies or private lands).

Facility	Supply	Per Capita	Notes
Soccer Fields	40	1:2,270	• The Sports Field Needs Assessment Study[7] recommends that the Town proceed with the development of one lit soccer field, which would be sufficient to meet needs until the year 2031. This is being addressed by the construction of a sports field at the new park in the Copper Hills subdivision. • The Town may consider artificial turf fields to address pressures on the supply as large parcels of available land will be increasingly difficult to find.
Ball Diamonds	21	1:4,048	• The Sports Field Needs Assessment concludes that no new ball diamonds are required to meet needs to the year 2031.
Basketball Courts	7 full 8 half	1:5,667	• Based on an 800m radius (10 minute walk) gaps are noted: north-east of the Yonge Street and Davis Drive intersection; west of the Davis Drive and Leslie Street intersection; and east of the Yonge Street and Mulock Drive intersection.
Tennis	20	1:4,200	• The Sports Field Assessment does not recommend any new public courts until a survey of current use is complete.
Playgrounds	57	1:1,491	• The provision of playgrounds is best provided by a geographic standard, whereby major residential areas have access to a playground within 800m, unobstructed by major pedestrian barriers such as waterways, arterial roads, railway lines, etc. • Very few gaps are noted, one of which is located the newly developing residential area southeast of Leslie Street and Mulock Drive (it is expected that planned parks will fill this gap).
Outdoor Aquatics	2 Pools (full size and wading)	1:42,500	• With a significant number of children and the absence of water play facilities, the Town should consider provision of splash pads as a new level of service in its parks. • 'Major' splash pads that serve a Town-wide market are typically higher quality, higher intensity waterplay features while 'Minor' splash pads contain only basic waterplay features that would serve a neighbourhood-level catchment area.
Outdoor Skateboard Parks	0	0	• Skateboard parks are increasingly being viewed as positive venues that respond to the interests of a number of youth; this includes skateboarders, trick cyclists and inline skaters. • The presence of the major skateboard park at the Youth Centre suggests that 'minor' skateboard parks be developed at Community level Parks
Off-Leash Dog Parks	0	0	• Comments were received in support of this facility through the consultations conducted for this manual – off-leash areas should be explored as part of a comprehensive Parks & Recreation Master Plan process.

[7] Town of Newmarket. Sports Field Needs Assessment Study. 2010. Prepared by dmA Consulting. Note that this report only contained assessments pertaining to sports fields, ball diamonds, and tennis courts.

The Development Component

This Section establishes criteria to guide the design, acquisition and acceptance of parks, green spaces and trails in Newmarket.

3.1 Design Theory Criteria

KEY STRATEGY

- At its sole discretion, the Town shall accept and apply the Design Theory Criteria contained in the Parks Policy Development Manual as the basis for park development and redevelopment in Newmarket.

Requirements and guidelines for the development of parkland are needed to assist the Town and its partners to provide effective and functional parks. The following pages build off of the design criteria identified for each parkland classification and offer general guidelines shall be applied to the design of parks and green spaces. These guidelines not only apply to the development of future parks but also should be considered when redeveloping existing parks.

Criteria #1: SUSTAINABILITY

a) Sustainability practices should be employed in the design and construction of parks and green spaces, emphasizing environmental protection, natural features preservation, stormwater management, water conservation, the use of native or local materials and horticultural biodiversity

b) The design of parks and green spaces shall consider techniques for energy efficiency and water conservation such as minimizing stormwater run-off and increasing infiltration, rain water harvesting, grey water re-use, green roofs, permeable paving, two-stream waste systems, and energy efficient landscaping.

c) Sustainable construction techniques shall be employed where possible.

d) The design of parks and green space should consider areas for naturalization.

a) Parks and green space design shall have regard for the Oak Ridges Moraine Conservation Plan.

Criteria #2: ALIGNMENT TO URBAN DESIGN OBJECTIVES

a) The Urban Design Principles described in the Town of Newmarket Official Plan shall be considered in the design of parks and green space.

b) Design parks in context with the natural and built environment

- Parks and open spaces shall relate to local surroundings in use, configuration and detail, with consideration for the parks programs; site conditions, such as topography; adjacent land uses and buffer requirements; size, scale and character; natural features; built elements; and connections to local destinations.
- Parks and open space design should minimize impacts on the natural environment in both a local and global context.
- The design of parks and open spaces should be designed with 'environment first' principles to support, enhance and protect the existing natural environment.

c) Connectivity
- Parks and open spaces should be linked to each other, where possible.
- Parks and open spaces should provide convenient and direct access to transit and the Town-wide trail system.

d) Pedestrian amenities
- Pathways should be provided to promote safe and comfortable pedestrian circulation.
- Universally accessible pedestrian routes should be provided.
- Identifiable points or access/egress, and way-finding elements such as signage should be provided.
- Site furnishings, such as benches, waste receptacles, recycling units, bicycle racks, picnics tables, bollards/access control, lighting, and fencing shall be provided where appropriate to support pedestrian use.
- The location and arrangement of site furnishings shall encourage safe use and avoid creating visual clutter.
- Gathering spaces, seating areas, focal areas or features should be provided in visible locations in proximity to park facilities.
- Public washrooms (through a combination of permanent and portable facilities) may be considered at appropriate and/or heavily utilized parks and key trailheads along the greenway systems.

e) Usable Common Areas
- Parks and open spaces should have clearly identifiable edges.
- Attractive and functional transitions should be provided between parks and other land uses.
- Open areas, for unstructured play and spontaneous gathering should be provided.

f) Safety
- Design of park features and recreational facilities shall conform to local, provincial and national regulations and recommendations for the health and safety of park users and those who maintain park systems.
- Contemporary standards for playground safety as well as current accepted standards for setbacks and run-out areas for active sports facilities are to be applied.
- Parks and open space design shall have regard for the recognized approaches and principles of Crime Prevention Through Environmental Design (CPTED) or similar logic by enabling observation by maximizing visibility of focal areas, play grounds, entrances etc.; by controlling access; by clearly defining spaces to encourage appropriate use; and by incorporating maintenance strategies that are sustainable.
- Parks and open spaces shall provide for local recreation needs to encourage appropriate uses.
- The design process should involve local residents/stakeholders in the design process to encourage a sense of ownership and/or stewardship for a park or open space.
- Ensure that adequate signage exists at all municipal parks, trailheads (with appropriate routing information) and recreation and cultural facilities. These signs should be restored or replaced when they deteriorate.

g) Integration of Culture, Heritage and Public Art
- A unique, theme-based approach is encouraged for individual park designs to promote distinctiveness of the park and/or the community that it serves.
- Consideration of arts, culture and heritage needs shall be an important element through the parks design process, to promote these desired uses and also provide opportunities for cultural attractions to contribute to nature-based tourism opportunities in parks.

- Public Art is encouraged within appropriate parks, trails and green spaces. The procurement, location and funding of public art should be directed through an overarching municipal Public Art Policy.

h) Visual Quality and Aesthetics
   - Visible utilities shall be located and landscaped to minimize visual impact.
   - Parks and open space design shall have regard for scenic quality; providing opportunities for views and vistas; and providing attractive edges along road frontages.
   - Park buildings should be designed to be attractive.

Criteria #3: Flexibility in Design

a) Ensure that sufficient spaces are allocated to facilitate informal activities within all types of parks through the parkland design process.

b) Informal spaces should be large enough to accommodate casual play and gathering opportunities, as well as being flexible enough to accommodate any future infrastructure demands that may arise through the needs associated emerging activities.

c) Design parks in a manner that results in inclusive and flexible spaces as Newmarket's growing population diversifies in terms of age, income, ability and ethnicity.

d) To respond to emerging needs, regular consultations with the community is required in the park design process while the provision of open spaces/outdoor facilities that can be readily converted to other uses is encouraged.

e) Recognize the contribution of parks and trails to economic, nature, culture, sport and tourism-based opportunities. The Town shall thus consider strategic investments when designing and operating parks and trails to facilitate economic development-oriented goals. At a minimum, this may include developing parks and trails as destinations for community events and festivals, or for ecological and environmental appreciation.

Criteria #4: Accessibility For Those With Disabilities

a) Barrier free access shall be provided to all parks and open spaces, wherever possible.

b) Barriers to access, such as curbs, stairs, and other obstructions shall be minimized.

c) Primary pedestrian routes shall be universally accessible.

d) Park design shall consider the provision of features, activities and facilities to engage the full range of users, including those with disabilities.

e) Consideration of sensory gardens and other similar integrated design elements are encouraged to provide a complete and inclusive park experience for all potential visitors.

f) A barrier free route should be provided to all park facilities, including athletic fields.

g) As a minimum standard, playground structures should provide opportunities for universal play in their ground accessible elements.

h) As a minimum standard, universally accessible playgrounds should be provided in Town-wide Parks and Community Parks. These parks may offer associations with a community centre or other public building offering support for those special needs and may be sites for organized, inclusive, programming.

i) Pavements within parks are to be barrier free. Trails are to utilize barrier free pavement surfaces to the extent possible for their classification.

j) Standards for ramps, curbs and walkways will conform to the Ontario Building Code and the Ontarians with Disabilities Act.

Criteria #5: Parks Grading and Drainage

a) Parks grading design shall encourage sheet drainage of water wherever feasible in order to facilitate infiltration for surrounding soils. Sheet drainage shall be designed in a reasonable and sensible fashion within sub-drainage areas of the park block. It is not the intent to avoid a sewer system but to achieve balance between the use of overland flow and piped systems. Grading shall ensure that drainage is contained within the park block and is not shed onto neighbouring private properties. Subsurface drainage and sewer works will be installed complete with the required catch basins, manholes and connection to the subdivision storm sewer system.

b) Drainage requirements of the park shall be determined early in the engineering design process of the subdivision to eliminate the use of culverts. Catch-basins/ inlet structures shall be placed at sufficient intervals and in sufficient quantity to ensure that there are no areas of trapped drainage within the site and to avoid deep swales with steep side slopes.

c) Engineered fill, free of topsoil organics is required underneath all paved surfaces, playgrounds and ball diamond infields. Fill is to be placed and compacted to 95% S.P.M.D.D. in 200mm lifts. Completed filling works are to be tested and the results submitted to the Town.

d) Turf-grass swales shall be graded to a 2% slope along their length whenever possible. 1.5% slopes may be accepted over short distances to avoid overly steep side slopes for swales.

e) Slopes and berms will be graded to a maximum 4:1 slope for ease of maintenance. Level turf-grass areas (except purpose-designed athletic fields) will have a minimum slope of 2% for drainage purposes.

f) Natural turf sport fields should be graded to 1.5% slopes and crowns.

g) Minimum 150mm topsoil layer shall be provided under all grassed areas. Topsoil may be thicker in uniform compacted layers.

h) A balanced grading program of topsoil stripping and sub-grade cutting and filling shall be undertaken for a park development. Trapped pockets of organic material should not to be created. Deeply excavated, isolated areas and areas of significant grade change shall not be filled using topsoil.

i) All park areas are to be finished with fine grade and sod with the exception of preserved natural areas and areas of environmental rehabilitation.

Criteria #6: Outdoor Sports Facilities Standards

a) Facility allocation should be responsive to site conditions including topography, existing natural features and views

b) Facility program should be versatile, with the ability to evolve or change over time and accommodate overlapping uses.

c) Orientation, size and location of facilities should optimize play experience.

d) Adequate safety setbacks shall be provided between facilities and to adjacent lands.

e) Appropriate buffers, such as gentle landforms and planting, should be provided to minimize disturbance to adjacent residential lands.

f) Lighting for sports facilities shall be "dark skies" compliant and should be designed to minimize disturbance to adjacent lands.

Criteria #7: Parking

a) Onsite parking should be located and landscaped to minimize visual impact.

b) Direct, barrier-free access should be provided to parking lots.

c) Sufficient canopy cover shall be provided to reduce the heat island effect from paving.

d) Parking shall be configured to avoid conflicts between vehicular and pedestrian traffic.

e) Parking should be provided in Town-wide Parks and Community Parks. Neighbourhood Parks may utilize parking on adjacent school lands where possible.

f) Parking supply shall be to Town standards.

Criteria #8: Tree Preservation, Protection, Replacement and Enhancement

a) The requirements of the Town's Tree Preservation, Protection, Replacement and Enhancement Policy shall apply to all parkland and open space associated with a development application. Further, the intent of the policy shall be respected in the design of parkland as follows:

b) The location of existing trees and their potential for preservation shall be evaluated.

c) Tree protection, to Town standards, shall be provided during park construction.

d) Tree planting shall serve to replace lost trees and provide additional trees for enhancement.

Criteria #9: Planting

a) Plant species shall be selected to support a comfortable and interesting pedestrian environment; providing for shade, wind protection, pollution mitigation and visual accents.

b) Plant material shall be high quality stock and suitable to site conditions, such as drought.

c) Plantings should display interesting texture, form and seasonal colour.

d) Native and locally derived plant species should be emphasized.

e) Deciduous trees shall be provided to contribute to the Town's mandate to increase town-wide canopy cover to a minimum 12%.

Criteria #10: Adjoining Parks and Schools

a) Where deemed advantageous and appropriate, the Town will endeavour to site parks and schools together in a campus layout for the benefit of continuity of public land uses and open space, efficiency in layout of structured recreational facilities, and for the purposes of integrating or sharing facilities wherever practical.

b) A barrier free and seamless transition between school lands and adjoining open spaces shall be provided where possible.

c) Pedestrian connections between school lands and park lands should be provided.

d) Facilities layout should encourage shared use without compromising independent function.

Criteria #11: Stormwater Management Facilities

a) Stormwater management (SWM) facilities, such as ponds and channels serve to protect receiving water courses from the impacts of development on storm water quality and quantity. They can also serve to expand and support the parks and open space system, by providing additional opportunities for passive leisure activities, and areas for natural habitat enhancement.

b) SWM facilities shall not be accepted as part of parkland dedications acquired under the *Planning Act*.

c) SWM facilities should adhere to the guidelines and requirements set out by the Town of Newmarket Engineering Services, the Ministry of the Environment and the Lake Simcoe Region Conservation Authority.

d) SWM facilities should be designed as recreational, aesthetic and ecological amenities.

e) SWM facilities shall be sufficient in size to accommodate their multiple functions.

f) SWM facilities should be linked to the overall parks and open space system, where possible.

g) A pedestrian oriented focal area, such as a seating area, should be provided where possible.

h) Certain SWM facilities should be fenced where appropriate, dependent upon overall design.

i) Pathways, linking to the Town-wide trail system or other pedestrian routes provided.

j) Plantings shall be native and ecologically complimentary to the local natural heritage system.

k) Plantings shall support the functions of the facilities and may include, shoreline protection, slope stabilization, shade for cooling water bodies, and habitat for wildlife such as birds or amphibians.

l) Pond design and plantings shall consider scenic quality and display interesting texture, form and seasonal colour along road frontages.

m) SWM facilities shall be designed to provide ease of maintenance and clear definition between natural and manicured landscapes.

n) Maintenance access for vehicles should be discrete or integrated with formalized trails.

o) Interpretive/educational opportunities should be provided, emphasizing SWM benefits and methods.

3.2 Parkland Acquisition

Parkland Dedication and Cash-in-lieu

KEY STRATEGIES

- Parkland shall be conveyed to the Town in accordance with provisions of the Planning Act and municipal Official Plan. The Official Plan should specifically identify:
  - The ability to acquire 5% or 1 hectare per 300 dwelling units for residential developments and 2% for other forms of development, whichever yields the greatest amount of parkland to the Town.
  - In specific cases within subdivision and site plan development, the Town at its option and discretion may negotiate an alternative of cash-in-lieu of parkland dedication (in accordance with the provisions of the Official Plan, the *Planning Act*, and the Town's applicable By-Laws) for the acquisition of lands for park purposes elsewhere within the municipality.

With subsequent updates to the Town's Official Plan, the Town should ensure cohesion between the Official Plan and the recommended updates found within this Manual in order for appropriate strategies and policies to have legislative authority under the *Planning Act* and *Municipal Act*. Furthermore, a comprehensive review of the Zoning By-law should be undertaken to ensure that it properly implements Official Plan policy including the creation of appropriate setbacks, bicycle parking, etc.

The Official Plan prescribes conveyance for park purposes under the terms of the *Planning Act*; it should be revised to specifically identify that 5% conveyance of land in residential areas or 1 hectare per each 300 dwelling units proposed (or cash-in-lieu thereof) is permitted by *Planning Act*, and specify that the Town should utilize the mechanism that results in the higher amount of parkland being taken. With respect to industrial and commercial lands, a 2% conveyance (or cash-in-lieu thereof) should also be articulated and should continue to be collected. Of note, Subsection 51 (25)(b) of the *Planning Act* allows the dedication of land for "pedestrian pathways, bicycle pathways and public transit rights of way" as a condition of plan of subdivision approval, at the municipality's discretion. These could be dedicated over and above Section 51.1 requirements, at the discretion of Council.

In cases where significant intensification development proposals will generate substantial parkland dedication or cash-in-lieu of parkland (e.g. Yonge & Davis) but the development site cannot sufficiently provide the required park space, the Town should still ensure that adequate parkland exists locally to serve the new population that the development will create. While it is preferred that the entire parkland dedication be conveyed in terms of land, the Town may accept a combination of land and cash-in-lieu that results in a smaller parcel(s) of land being located close to the development and utilize cash-in-lieu to purchase other lands and/or development of recreational or cultural amenities that provide similar or greater benefit to the residents within the same general area.

In addition to parkland dedication, there are other creative ways to increase the availability of public spaces in intensification areas, including working with the development industry to create recreational spaces directly within apartment building complexes (e.g. rooftop gardens, internal commons, etc.) or utilizing Section 37 of the *Planning Act* to permit height and/or density bonusing in exchange for publically accessible land on the proposed development. This can result in public common areas in front of buildings or at the corners of an intersection that contain seating, landscaping features, public art, etc. Density bonusing may also be applied to sidewalk improvements, in order to facilitate a better pedestrian experience particularly where key links or high volume use occurs in the pathway system.

Alternative Acquisition

KEY STRATEGIES

- Consider a range of alternative parkland acquisition strategies to obtain adequate parkland where limitations exist in acquisition through the development process.
- Continue to work with the local school boards in the planning and provision of joint school-park campuses, and/or acquisition of surplus school lands.

The Town should consider employing a number of alternative acquisition initiatives to maintain an acceptable supply of parkland, supplemental to parkland supplies received through dedications, by way of:

- municipal purchase or lease of land;
- land exchanges or swaps, particularly if development is to occur in highly valued natural areas;
- off-site conveyance of parkland;
- negotiating right of first refusal;
- establishment of a Parks Foundation (i.e., community, corporate and/or municipal donations to be put toward parkland acquisition);
- reallocating surplus municipal lands to parks use;
- negotiating access to non-municipal parks and facilities (e.g. through reciprocal agreements) and/or encouraging user groups to access these spaces on their own behalf;
- seek to purchase 'over-dedication' of parkland associated with new development and/or infill areas; and
- partnership / joint provision of lands with community partners.

With a considerable supply of open space, as well as the demands that a growing population will require for recreational and cultural facilities and services, it is recommended that the Town continue with its focus on obtaining parkland for active recreational uses and social gatherings. Opportunities to obtain lands in the existing areas may arise if commercial, industrial or institutional lands become available for sale.

3.3 Conditions for Parkland Acceptance

This section describes the condition, pre-servicing and physical development of lands to be conveyed, by the developer, for public use as parkland. These requirements are further to any conditions and requirements outlined in the subdivision agreement and its schedules, site plan agreements, Zoning By-laws, along with those required as a component part of the Development Charges By-law and its related supporting documentation. In the case were requirements overlap or vary, the Town shall be the sole arbiter of what requirements will be required for development on a case by case basis.

i. Pre-development Condition of Parkland

a) Municipal property preserved as open space or intended for parkland development will not be used for the purposes of temporary stockpiling or storage of earth, construction supplies, debris or any other materials without express permission of the Town.

b) Lands set aside for parkland are presumed to have been subject to the equivalent of a Stage 1 Environmental Audit by the developer for his own purposes of acquisition and development; and as such possessing of suitable soil conditions for development purposes and to be free from contamination and buried debris or garbage.

c) Upon the initiation of development activity, designated parks and open spaces will be routinely monitored by Town inspectors for activities of dumping or burying of any sort of garbage or waste and should such materials be discovered in the construction of the future park, the developer will be required to remove such materials at no cost to the Town.

d) Designated parkland and open space will not be used for the erection of advertising signage or for the storage construction trailers or construction equipment. The developer will maintain pre-serviced parkland in a clean condition at all times until the park is accepted by the municipality for the purposes of park construction. Once designated lands have been pre-graded and pre-serviced they shall be defined and protected at their boundary with post and wire fencing to the satisfaction of the Town.

e) The lands shall not be utilized for the stockpiling of topsoil stripped from the subdivision except in such quantities as may be required for the finishing of the park.

f) Upon completion of pre-grading, the developer is to provide a survey plan, prepared by a registered Ontario Land Surveyor, describing the as-built topographic condition of the park. The survey is intended to demonstrate that the park pre-grades reflect as closely as possible the intent and designed geodetic elevations of the subdivision engineer's grading and drainage plans.

g) It is the intent of the Town, with the cooperation of the developer to reduce disturbances to the park and those who reside in the vicinity and to take advantage of available economies of scale and cost efficiency by limiting the need for temporary restoration by the developer. In this way it is hoped that the park development process can be sequential and streamlined to allow construction by the Town or the developer immediately upon completion of pre-grading.

h) If the park construction cannot be feasibly started within one year of completion of pre-grading, the developer shall be required to provide temporary restoration of the park in the form of seeding with a seed mix and application type suitable for the soil conditions and approved by the Town in accordance with the subdivision agreement.

ii. Tree Preservation, Protection, Replacement and Enhancement

a) Parkland to be conveyed shall satisfy the requirements of the Town's current Tree Preservation, Protection, Replacement and Enhancement Policy.

iii. Siltation Control

a) Prior to any site works, temporary siltation control fencing or other measures, as required, shall be installed to ensure that all erosion and sedimentation is controlled contained within the park site to the approval of the Town and/or Lake Simcoe Region Conservation Authority.

iv. Topsoil Stripping and Grading

a) Prior to grading of the park by the developer, the full depth of existing topsoil will be stripped. Topsoil stripping is to occur in logical sequence with the balance of the subdivision or phase.

b) Topsoil, in quantities necessary for the park development shall be conserved and made available for the final grading of the park block with depths of not less than 150 mm and up to 300mm.

c) Topsoil conserved for the park is to be tested by the developer to ensure the fertility and composition is suitable for use in park construction. Such test results are to be submitted to the Town for approval prior to the development of the park block. The developer will be responsible to ensure that sufficient quantities of approved topsoil are available for the construction of the park.

d) Utilizing the approved Park Concept Plan or subsequent Grading Plan, the developer is to provide suitable structural fill below all hard-surface areas including pathways, paved recreation facilities and parking areas within the park. Areas of structural fill are to be tested by a Geotechnical Consultant and the results of such testing submitted to the Town for information.

e) The Developer will be required to establish sub-grade elevations as described by the Grading Plans for the park. Where park blocks are stripped and pre-graded in accordance with subdivision engineering plans at the early stages of the subdivision development, the developer shall be responsible to execute additional grading to the park to bring the lands into conformance with the specific plans developed for the park by his landscape architectural consultant.

v. Coordination of Services

a) The developer shall at a minimum provide inlet drop structures at each frontage of the park block. These structures shall be in conformance to Provincial standards (O.P.S.D.) for the construction of manholes or manhole/catch basins.

b) Connections from these structures to the surrounding storm sewer system shall be of an invert elevation set low enough to efficiently drain the entire block of land below frost penetration levels.

c) The park block shall be effectively drained in its interim pre-grade condition with inlet structures as needed for each sub-drainage/catchment area within the park block. Should the structures provided be shown to be insufficient to outlet the future internal drainage system of the park as designed, additional drop structures and road crossing connections shall be the responsibility and cost of the developer.

d) In addition to storm sewer servicing and as a part of the servicing requirements for sanitary, electrical and water supply throughout the subdivision, the developer will be responsible to construct services 1.5 metres into the park property as follows:

- Town Parks and Community Parks: a sanitary sewer manhole chamber and stub; a 150mm diameter water supply line with curb-stop and 3-phase electrical power. Where the Community Park has two or more street frontages, all or some of these services are to be provided at each frontage to the park as confirmed with the Town.
- Neighbourhood Parks and Urban Squares & Plazas: a 50mm diameter water supply line with curb stop and a single-phase electrical supply line from a local transformer. These services will be stubbed and clearly marked with a permanent monument at ground level.

e) These requirements for drainage and servicing are considered a component part of the general development of the subdivision but in detail are to be separate from the developer's responsibility for any storm water management mechanisms that may be permitted within or be associated with the park. Costs for such subdivision storm water engineering works are to be entirely attributable to the developer in the development of the lands. Drainage requirements for the ultimate development of the park block will be determined in detail design processes.

f) The Town encourages the exploration of potential cost efficiencies for the municipal services related to final park construction. Once the storm sewer design for the entire park is determined through detail design and construction drawings prepared for the park, the developer will be requested to co-ordinate construction of the entire sewer system and construct the park-related drainage works in conjunction with general subdivision servicing if deemed cost-effective for the Town. The costs for such Town works are to be submitted to the Town for agreement prior to the specific construction activity. The Town will reimburse the developer for that portion of servicing costs that are the Town's responsibility pending the inspection and acceptance of those services by the Town. Re-imbursement for such works may also be contingent upon the timing of approvals of the Town's capital budget as it relates to the park block.

vi. PARK FENCING

a) Notwithstanding the installation of temporary protective fencing of park and passive green space blocks, the developer is to provide permanent fencing to the Town's standard detail, around the perimeter of the park along shared property lines with adjoining residential or commercial developments.

vii. SIGNAGE

a) At construction commencement, temporary construction signs shall be installed identifying the park and construction project information, including a Town logo.

b) Park construction shall include the installation of permanent signage, including park identification signs, regulatory signs, interpretive signs and trails signage, as specified and located by the Town.

viii. Securities and Acceptance

a) Performance of the above-referenced requirements shall be guaranteed thro ugh the provisions of the subdivision agreement and the value of the works described for the preparation of the applicable schedule/section of that agreement.

b) The Town shall secure from the developer a letter-of-credit for the value of all work described above in this section and for any additional requirements as may be stipulated in the subdivision agreement at the discretion of the Town. The letter-of-credit will be based on a cost estimate prepared by the developer's consultants and reviewed and approved by the Town.

c) The Town will assume responsibility for the park only at such time as the property is ready to be constructed by the Town under the Development Charges Policy. In the case when temporary restoration through grading and sodding has been required to convey property prior to park development, acceptance will occur when turf cover is satisfactorily established and the lands are considered by the Town to be stable, free from erosion and efficiently drained.

d) In addition, a letter of certification from a Professional Engineer shall be provided to the Town confirming that stormwater management and traffic management for the park has been included in the overall subdivision design, with calculations on how this has been addressed.

ix. Park Construction by Developer

a) Development and/or Subdivision Agreements may require the developer to construct parks in response to timing or permissions with regard to construction of phases within a development. The developer on its own initiative and interests may wish to enter into front-ending agreements with the Town for the early delivery of parkland.

- In cases where such requirements are not registered as a condition on a plan, the developer has the option to develop the park on behalf of the Town in advance of the Town's capital budget schedule. Such option may be negotiated with the Town if it is deemed advantageous for the subdivision developer, and does not impose undue additional administrative or operating costs on the Town.

b) In such instances, performance of park construction will be treated as any other municipally approved subdivision construction. The developer should expect to develop a park to the approval of the Town, completing the construction to a set of Town-approved technical drawings, specifications and standards. The construction tender and contract process shall be open and the Town reserves the right to review and approve the award of the park construction tender. An agreement will be executed and a letter-of-credit will be secured from the developer to ensure timely completion to a level of quality and workmanship acceptable to the Town. Joint Town/Developer tenders may also be approved to take advantage of cost and time efficiency.

c) The Town will reimburse to the developer the portion of costs the Town is responsible for under the Development Charges By-law within a time frame and re-payment structure agreeable to both parties in the construction agreement.

x. Park Construction Timing

a) Parks will generally be constructed by the municipality upon 50% occupancy of a residential subdivision. Where the developer's phasing of a subdivision, as a result of servicing availability or other factor may delay the

achievement of 50% occupancy within the entire subdivision, the Town at its option may construct the park on an accelerated schedule to ensure service to the local community area.

b) The Town will maintain capital construction forecasts for parks to the best of its ability based upon growth forecast information provided by developers and the five year trend evidenced by building permit issuance activity.

xi. Park Construction Budgets

a) The Town will maintain capital budget forecasts for parks construction based upon conceptual designs and projected costs for new parks to be created. Such forecasts will be updated and modified from time to time in step with the Town's budget approval process.

b) Individual parks will be assigned capital budgets for construction based upon the predicted program for the park and the affordability of such a program in light of anticipated Development Charge revenues.

c) Should a developer, for purposes of marketing or community design theme wish to expand on an agreed park program with additional features within a design, the costs associated with the additional features shall be the sole responsibility of the developer and not candidate for re-imbursement under the Development Charges By-law.

xii. Park Concept Plan and Facility Fit

a) Working with Town staff and the relevant planning documents, the developer shall engage the professional services of a qualified O.A.L.A. registered Landscape Architect to prepare a Park Concept/ Facility Fit Plan during the preliminary stages of engineering design and master servicing for the subdivision and the preparation of the Draft Plan of Subdivision. Fees incurred in the production of the Park Concept/ Facility Fit Plan are a developer cost, considered part of the processing of the subdivision in coordination of the engineering and servicing designs for park blocks. The Concept Plan shall demonstrate, at a minimum, that:

- Park configuration and size is suitable to accommodate the park program identified by Town staff and the relevant planning documents.
- Sufficient setbacks to buffer residents from active recreational uses.
- Setbacks for active facilities shall generally be a minimum of 20 metres from residential property to the edge of the recreational use and 15 metres from the street line of neighbouring roads.
- General setbacks shall not limit the flexibility of Town in determining larger or smaller setbacks as may be deemed reasonable for the design of individual park programs and circumstances.
- Orientation of facilities and layout meets with Town standards
- Tree preservation requirements will be addressed in accordance with the Town's current Tree Preservation, Protection, Replacement and Enhancement Policy.
- The general relationship of park grading and drainage to the surrounding subdivision conforms to Town requirements and general approval.
- Display any encumbrance made necessary by the development engineering of the subdivision
- Required services for the future construction of the park are verified and generally located on the Concept Plan

- Surface and sub-surface storm-water systems and sanitary drainage systems are available and can accommodate the predicted needs of the park development.
- The Developer is responsible to secure any relevant approvals from all agencies (Hydro, Pipelines etc.) that may be affected by the plan.

b) The developer/builder may be required to display the approved Park Concept Plan in project sales offices. Any misrepresentation of the park design, or misleading portrayal of park amenities displayed in sales pavilions or advertising media shall be the sole responsibility of the developer/builder. Prospective purchasers are to be encouraged to approach the Town directly for information on the timing and program of the park development.

3.4 Guidelines for Park Development

i. Dedication through Development

a) Parkland will be conveyed to the municipality by the developer in accordance with provisions of the *Planning Act* and the Official Plan. Land will be conveyed free and clear of any physical encumbrances above and below grade. Easements in favour of and under the control of Utility Companies or Commissions and the Regional Municipality present limitations on the land within the easement for park uses and as such shall not be considered as a part of the calculation of land dedication for park purposes.

b) Parkland shall possess sufficient shape, configuration, size and topography to accommodate the intent of the use for the parkland. Parkland shall be of sufficient size and configuration so as to satisfy the standards for grading, drainage, facility setback, fencing and other requirements needed to supply the recreational facilities required by the Town within the development area as articulated through the Official Plan and this Manual.

c) In specific cases within subdivision and site plan development, the Town at its option and discretion may negotiate an alternative of cash-in-lieu of parkland dedication (in accordance with the provisions of the Official Plan, the Planning Act, and the Town's applicable By-Laws) for the acquisition of lands for park purposes elsewhere within the municipality.

ii. Location of Parkland within Planning Areas

a) Parkland will be consolidated in a location deemed most appropriate by the municipality for the population it is intended to serve, in the interest of good community planning and the preservation and integration of the natural environment regardless of the disposition of land ownership.

b) Parkland as a result may become a joint conveyance from multiple ownerships. In such instances where multiple landowners are involved in the conveyance of a park, the owners are to attempt to reach agreement as to their cost-sharing and performance obligations under the subdivision agreements or other planning requirements of the Town with regard to the conveyance; thereby avoiding the need for mediation from the Town in this regard.

iii. Parkland Acquisition

a) If land required for a park and its anticipated program exceeds the available parkland dedication from development under policy, the Town may choose to acquire the balance needed, ensuring that the park

location and configuration satisfies the Town's standards for facility layout, setbacks, and orientation. Such land will be subject to the same performance standards as the surrounding conveyance and developers shall be responsible to ensure the lands are free of encumbrances, fully prepared as described herein and in a condition acceptable to the Town.

b) The Town will acquire such lands in fair and reasonable manner in consideration of policy, market value for unserviced developable land and open negotiations with ownerships.

iv. Timing for Parkland Conveyance and Registration

a) The timing of conveyance of parkland in accordance with the *Planning Act* will be stipulated in the Subdivision Agreement.

b) It is recommended that when additional parkland is not required, cash-in-lieu should be collected based upon the cost of land prior to building permit(s) being issued (i.e., when land is fully serviced in order to maximize cash-in-lieu received).

c) The Town will typically require conveyance be made to the municipality during registration of the first phase of a subdivision.

d) Condition of the land to be conveyed shall be as described herein or as stipulated in the Subdivision Agreement. If as a matter of necessity, and with the agreement of the Town, conveyance is to occur later in the development process, the Town will secure a letter-of-credit for the value of lands to be conveyed.

e) The Subdivision Agreement where possible is to identify development sequencing and the developer shall to the best of his ability supply the Town with an approximate schedule of timing for the development to allow the Town to forecast capital investments and manage expenditures and updating of financial planning under the Development Charges By-law.

v. Parkland Construction Drawings

a) At the municipality's option, the developer shall engage the professional services of an O.A.L.A. registered Landscape Architect to prepare Detail Design/ Technical Drawings to fully describe the construction of all park features. The costs of such professional services when requested are attributable to the legitimate park development costs assigned to the park project through Development Charges. The developer shall file a copy of a proposal for professional services with the Town for reference in the accounting of the project. Proposals for professional park design fees shall anticipate up to three detail reviews by municipal staff of complete drawing packages submitted for a park development. Proposals are to receive Town agreement prior to detail design works being submitted for review.

b) The following drawings shall be included at a minimum for all parks to be constructed, whether by the municipality or by the developer on behalf of the municipality:

- **Existing Conditions Plan**: Plans and construction drawings are to be prepared utilizing current engineering base information completed for the subdivision design along with current OLS survey information for existing legal boundaries and survey monuments and topographic features, spot elevations and contours. Such information shall include all features unique to the block of land including existing vegetation and geodetic elevations at the base of individual specimen trees.
- **Layout Plan**: the plan shall present an accurate representation of all works to be constructed for the park

complete with dimensions and offsets tied to known legal lines for the block. Park facilities are to be shown in conformance with the minimum standards developed by the Town for facility layout. All materials and finishes for the park development are to be labelled and construction details cross referenced to Town of Newmarket standards or other technical details as may be suitable and required.

- **Grading Plan**: the plan shall show current geodetic information of the existing grades and conditions. Grading plans shall show the ultimate finished grades for all facilities and components of the proposed park. Grades shall be shown for all sports-fields and shall illustrate current standards for field grading and drainage in accordance with Town standards. Grading design shall be done in recognition of the pre-grade conditions and structural fill preparation established for the park. The grading plan shall show all areas requiring additional engineered fill for construction of the park facilities. Spot elevations shall be shown to adequately describe all pathway construction, curbs, walls and edges and drainage swales through soft landscape areas. The grades to be achieved at drainage inlets are to be clearly shown on the plans.
- **Servicing Plan**: the plan shall show all necessary underground servicing to allow for the function of park facilities in accordance with current codes and best industry practices. The Servicing plan shall show all services, connections and crossings within the park block in context to each other and the development of the park and its features.
    - Sewer systems shall be illustrated complete with descriptions of pipe materials and dimensions as well as all pipe crossing and inlet invert elevations. Local sub-drains required for park facilities are to be illustrated as to their location and connection to the main system of drainage. Water supply systems shall be illustrated with all necessary pipe dimensions, backflow prevention devices, chambers, meters, pipe reducers and appurtenances. All cross references for details and OPSD are to be clearly understood from the plans.
    - Where deemed necessary by the Town in the design of Town-wide and Community parks, the developer will retain the services of a professional engineer to perform storm sewer design for the park including sizing of pipe, catch basin elevations and inverts, to be co-ordinated with the grading plans of the subdivision. Professional fees associated with the engineering component of the detail design of the internal park services will be the responsibility of the Town.
- **Planting Plan**: Plans will be prepared illustrating all tree, shrub and groundcover plantings proposed for the park. Plantings shall be accurately represented as to the extent of planting beds and the location of specimen trees relative to park features, servicing and paving. The planting plan shall include the contour grades of the proposed park development to ensure accuracy of context for planting.
    - Particular care is to be taken in the selection of plant species to conform to the details and standards of the Town and the intent for landscape development in context to the surrounding environment as expressed in Section 3.1 herein. Emphasis is to be placed upon the inclusion of native and indigenous species in park designs and to limit the extent of maintenance required to manage the park effectively. All areas of seeding and sodding shall be illustrated clearly by the plan.
- **Irrigation Plans and Details**: Irrigation Plans are to be produced by a Certified Irrigation Designer in general conformance to the standards of the Town. The irrigation plan is to be specifically reviewed with Town operations staff to ensure the proposed equipment and controllers are complementary to existing systems currently maintained by the Town and that systems represent current technology for water conservation. The Town encourages the design of irrigation systems supported or entirely operated through the conservation of rainwater or water generated by other park facilities.
- **Electrical Plan**: Plans are to be prepared by an independent electrical consultant with established municipal experience in the design of lighting systems for parks. The plan shall be prepared detailing the location and

type of all walkway, parking area and sport lighting poles and fixtures. Plans and details shall be in conformance with the standards of the Town and shall reflect current rules and regulations with respect to electrical design. Electrical designs are to promote energy efficient and increased sustainability systems such as solar powered systems or LED lighting systems.

- **Construction Details**: Detail drawings are to be provided to fully explain the methods of construction for all elements of the park. The details shall, at a minimum, comply with the Town's performance standards. Other details as may be necessary to explain the full extent and implications of the park construction shall be included for the review of the municipality and its departments. Any overhead structures and load-bearing foundations are to be reviewed and certified by a Structural Engineer.

c) Drawings shall be prepared at a maximum metric scale of 1:400 in AutoCAD format and shall be submitted on disk to the Town in a format compatible to the Town's GIS mapping systems wherever possible. Such drawings are to be submitted at the time of issuance for tender and at the completion of construction as "As-Built" records, to be retained as a permanent record for the project.

d) If the developer(s) is relieved of the responsibility to construct a park, the developer(s) shall be responsible for adding a minimum 4 inch layer of acceptable topsoil as per Town standard, fine grading, and sodding and/or seeding of the Town. The expectation of the extent of sodding and/or seeding will be up to the discretion of the Town. All costs associated with the fine grading, topsoil, and sodding and/or seeding shall be the sole responsibility of the developer(s) and shall not be taken out of Development Charges.

3.5 Guidelines for Green Space Development

Passive Green Spaces commonly form part of Newmarket's Natural Heritage System, and are largely comprised of environmental lands (woodlands, meadows, wetlands, hazard areas, etc.). These lands may contain environmental resources with ecological and biological functions that contribute to the health of the community and may offer unique opportunities for conservation, preservation and/or nature appreciation. They may also be comprised of service corridors (utility/hydro). Passive Green Spaces can play a key role in linking other parks and green space to support connectivity of the overall parks/green space system and to provide a foundation for a Town-wide trail system. It is noted that there are varying levels of 'naturalization' within a park depending upon the ultimate form and function – for example, if the intent of the park or open space is more from a habitat conservation perspective, the public should be made aware that it is not a static, manicured area but instead a dynamic place that may transition from a meadow to wetland to forest over time.

Due to the sensitivity of some of the environmental lands, public access may be limited. Where public access is suitable, passive leisure opportunities may be provided including trails, seating areas, open natural grasslands, gathering spaces, and interpretive facilities.

The design and development of Passive Green Spaces should be examined on a case by case basis in consultation with the Lake Simcoe Region Conservation Authority or, in the case of service corridors, with their respective service agencies. Passive Green Spaces are not generally considered for parkland dedication under the *Planning Act*, but may contribute to the overall supply of open space for the Town.

3.6 Guidelines for Trail Development

Implementation of the Town-wide trails system will be achieved primarily through development applications. The location of trails must be identified and included as part of an applicant's Functional Servicing Reports and Environmental Site Assessments. They may consist of off-road trails or pedestrian facilities, such as sidewalks or pathways, that are located within the road Right-of Way. Off-road trails are most often located within the buffer blocks that are required to protect the natural heritage system.

Where trails development is not associated with potential development applications, other means of implementation will be required. These may include partnerships with private land owners, trail associations, Regional municipalities, and Lake Simcoe Region Conservation Authority; land acquisitions, license agreements, donations, easements, leasing; and seeking support from other funding organizations supporting initiatives on the Oak Ridges Moraine. Some general guidelines are provided as follows.

i. Trail Route Selection

In developing trails and linkages, there are a number of criteria to consider including (but not limited to):

a) Placing a preference on developing off-road routes to ensure comfort and safety to users, though on-road routes may be required to ensure connectivity and accessibility throughout the system as a whole.

b) Avoiding instances where routes cross major cycling and pedestrian impediments such as railway lines, arterial roads and highways, waterways and other natural hazards (in order to minimize conflicts, interruptions, and potential infrastructure requirements such as grade separation, bridges, boardwalks, etc.).

c) Developing routes that create links to other neighbourhood, community and regional connections while integrating trails within a multi-modal transportation that connects to transit, car pooling lots, etc.

d) Ensuring that trail routes are visible and safe.

e) Integrating the ability for trails to accommodate multiple uses, as appropriate.

f) Considering fiscal responsibility and cost effectiveness through design, construction and maintenance.

g) Ensuring proper trail management practices, particularly where crossing through sensitive environmental areas.

h) Creating comfortable, interpretive routes that raise awareness of built and natural heritage features (e.g. through signage), promote the benefits of physical activity (e.g. using mile markers so users can track distance travelled), and provide amenities (e.g. site furnishings, washrooms, shade, links to trail heads and parking, rest and viewing areas, etc.).

ii. Sustainability

a) Trails should be located, designed and constructed to effectively minimize disturbance to the Natural Heritage System. Erosion controls, sediment controls and rehabilitation planting should be installed where conditions require.

b) Drainage shall give regard to the land's natural flow and encourage natural infiltration and dispersion of stormwater run-off, rather than concentrating the overland flow; and follow grading the recommendations described above.

iii. Accessibility

a) The Universal Trail Assessment Process (UTAP) should be applied during detailed design of the trails to determine the potential accessibility of trails sections on a site specific basis.

b) Particular attention should be given to the trails connecting to the Oak Ridges Trail, in support of the Oak Ridges Moraine Plan objective to provide a trail that is accessible to all including persons with disabilities.

iv. Ancillary Features in the Trails System

a) Grade Separation

- Grade separations should be considered where the Multi-Use Pathways cross major roads or other physical barriers such as railway lines, at mid-block., to promote safety, accessibility and trail continuity.
- The need for a grade separation, the type, whether underpass or overpass, and its design specifics should be determined through detailed studies of existing and proposed site conditions during the development application process.

b) Boardwalks and Pedestrian Bridges

- At-grade or elevated boardwalks should be provided where potential disturbance from trails within the natural heritage system should be minimized, such as in wet or low lying areas, or areas with sensitive vegetation. The clear width of a boardwalk should be sufficient to accommodate the trail corridor.
- Pedestrian Bridges should be provided for trails at significant water course crossings where a boardwalk is not a feasible option. The clear width of a pedestrian bridge should be sufficient to accommodate the off-road trail corridor. The bridge span should be a minimum length as required to provide a minimum 3.0m undisturbed setback adjacent to the each edge or the watercourse; or as required by Lake Simcoe Region Conservation Authority.

c) Signage

- Trail markers, indicating the direction of trail routes should be provided at regular intervals, at access points and at transition points between different trail types and at points of directional change.
- Interpretive signage should be considered in key locations to enhance the trail users experience and appreciation of the natural heritage system.
- Incorporation of public art along appropriate trail routes is encouraged, including designing mile markers using a more aesthetic/creative perspective.

d) Rest Areas and Viewing Areas

- Rest areas should be provided in key locations, at trail transition points, or at long stretches of the trail. Washrooms (either permanent or temporary) should also be considered at strategic locations recognizing such facilities have a capital and ongoing cost of maintenance.
- Viewing areas should be provided to take advantage of prominent vistas or views.
- Site furnishings should be provided at rest areas and viewings areas where possible.

e) Access, Transition Points, and Mid Block Crossings

- Access points should be clearly identifiable.
- Trail head signage with trails mapping should be considered for access points in public parks.
- Transition points should be designed to create safe and seamless transitions between the on-road trails and off-road trail routes and to Regional trails.
- Mid-block crossings of roads should be minimized, with crossings occurring at signalized or stop-controlled intersections.
- The design of all road crossings should be coordinated with Right of Way profiles.
- Where mid-block crossings occur landscape treatments and signage should be employed which queue the trail users and road users to the upcoming transition.

f) Parking

- Trails should connect to available parking at parks, schools and other public lands.
- The need for parking specific for trails use should be determined by a separate study.

g) Site Furnishings

- Site furnishings, such as benches, shade structures or shade trees, waste receptacles, bicycle racks, bollards, railings, access control gates and fencing should be provided along trails as required for safety and comfort.
- The appearance (form, style, colour etc.) should be consistent throughout the trails system, and compliment the furnishings of the connecting trails systems.
- Site furnishings should be attractive, cost effective, low maintenance, vandal-resistant and easily replaceable.

Dr. Margaret Atkinstall Park

The Redevelopment Component

This Section offers suggestions for the rejuvenation and redevelopment of existing parks and trails, including a financial action plan to provide general costs associated with such actions.

4.1 Parkland Redevelopment Opportunities

While Newmarket's parks are generally in good condition, improvements and enhancements to certain parks may be considered in response to anticipated growth pressures (e.g. in areas of intensification), evolving neighbourhood demographics (e.g. "aging in place" trends), the age of parks, availability of funding, etc.

Based upon general site observations and work conducted through the preparation of this Manual, a number of options have been put forward in which to enhance existing parks and are summarized in the following table. These options consist of high level actions that ***the Town of Newmarket will have to evaluate further through park-specific master plans, facility fit diagrams, business planning and assessments undertaken as part of a Parks & Recreation Master Plan*** in order to receive sufficient feedback from its residents with respect to their needs, better understand topographical or geotechnical constraints, and obtain accurate costing associated with any conceptual designs. The timing of potential actions is considered to be preliminary and may be subject to change at any time at the Town's discretion, based upon needs determined through consultation, community demographics, and the availability of funding.

Park	Potential Renewal Options	Timing
Northwest Quadrant		
Lions Park	Enhanced landscaping, comfort amenities, rejuvenate tennis court(s) potentially with coloured asphalt	0-3 years
Haskett Park	Enhanced landscaping, create internal walking path, comfort amenities, repurpose sports field(s).	0-3 years
Upper Canada Stormwater Pond	Enhanced landscaping, naturalization and/or comfort amenities	3-5 years
Rogers Park	Repurpose one or both ball diamonds as overlapping outfields and proximity to adjacent homes are not ideal for play – note that rear-lotting of the park constrains suitability of adding many potential features	3-5 years
Cardinal Parkette	Enhanced landscaping	5-10 years
Kirby Crescent Park	Add park sign, improve internal walking path (preferably differentiated from adjacent golf cart path), enhanced landscaping, comfort amenities (seating, shade, etc.)	5-10 years
M.H. Stiles Park	Repurpose sports field to older adult area	5-10 years
Marilyn Powell Park	Repurpose sports field to older adult area, additional shade trees	5-10 years
Newmarket Heights Community Parkette	Enhance playground	5-10 years
Northeast Quadrant		
George Richardson Park	Install basketball court, increased interpretive signage along Tom Taylor Trail	0-3 years
Philmore Hamilton Park	Augment benches with some paved surfaces, including path from sidewalks to allow barrier-free access into the park	5-10 years
Drew Doak Park	Create thematic elements through unique signage and placemaking features, potentially install a basketball court	5-10 years
Fairgrounds Park	Park-specific Master Plan should be developed if demand for ball diminishes	5-10 years
Jacarandah Park / Evanslea Park	Internal walking trail, enhanced landscaping, hardscaped areas for seating or socialization, comfort amenities, outdoor active living space, repurpose playground	5-10 years
Southwest Quadrant		
Whipper Billy Watson Park	Rejuvenate/reconfigure basketball court, playground	0-3 years

Park	Potential Renewal Options	Timing
Beswick Park	Hardscaped areas for seating/socialization, enhanced landscaping, comfort amenities	3-5 years
Dennis Park	Potentially accommodate any relocated sports field (could required grading due to slopes) OR reposition park towards use by older adults through enhanced landscaping, adding hardscaped areas, outdoor active living space, etc.	5-10 years
Jim Bond Park	Install playground, create thematic elements through unique signage, hardscaped areas, comfort amenities and placemaking features	5-10 years
Quaker Hill Park	Create thematic elements through unique signage and placemaking features. Higher quality/durability of materials will be required to accommodate pressures from surrounding areas of intensification. Could be ideal location for a basketball court.	5-10 years
Southeast Quadrant		
Ken Sturgeon Park	Create thematic elements through unique signage and placemaking features	5-10 years

Note: The cost of undertaking the proposed park redevelopment activities has not been provided given that concept plans, developed with input from the public and design professionals, will need to be developed through site-specific master plans. A list of park infrastructure-related costs is appended to the Manual and may be used to assist to cost actions following confirmation of the park program and design.

Parks and trail infrastructure can represent a significant capital cost to construct, however, long-term operating resources are just as important to consider when making decisions to develop new, or enhance existing facilities. Most commonly, parks are funded by either taking land through conveyances permitted by Section 51 of the Planning Act or using cash-in-lieu receipts for the purchase of parklands or equipment. This provision of the Planning Act also allows municipalities to require conveyance of lands for trail, pathway or sidewalk purposes over and above what is received through the 5% or 1 hectare per 300 unit dedication. While Development Charges are not eligible to be allocated towards parkland, these receipts can be put towards the development of park-related facilities such as sports fields, hard surface courts, etc.

Funding for local parks and associated infrastructure also comes from municipal contributions (e.g. taxes, debentures, capital reserves, etc.) or through the community (e.g. donations, sponsorships, fundraising efforts, etc.). Senior levels of government have recently provided funding through the Recreational Infrastructure Canada program and Community Infrastructure Improvement Fund, while opportunities may also exist to assist community groups with leveraging grants from agencies such as the Ontario Trillium Fund.

4.2 Utilizing Urban Squares & Plazas

The Urban Squares & Plazas typology is deemed to be most suitable in areas of high density, given they provide a unique leisure experience in the urbanized context that will likely form the intensification corridors in Newmarket. Urban Squares & Plazas may either be situated in between two buildings or feature prominently at the corner of an intersection. These parks generally have a 'framed' view into and within the park, while having access from at least one arterial or collector road. They benefit from common open areas that can be soft or hardscaped, have at least one major focal feature and may be landscaped in a manner that is suitable to soften the surrounding built environment. Design of these parks should be congruent with urban design principles established by the Town, as desired for the area in which they are located.

Figure 6: Conceptual Diagram of an Urban Plaza

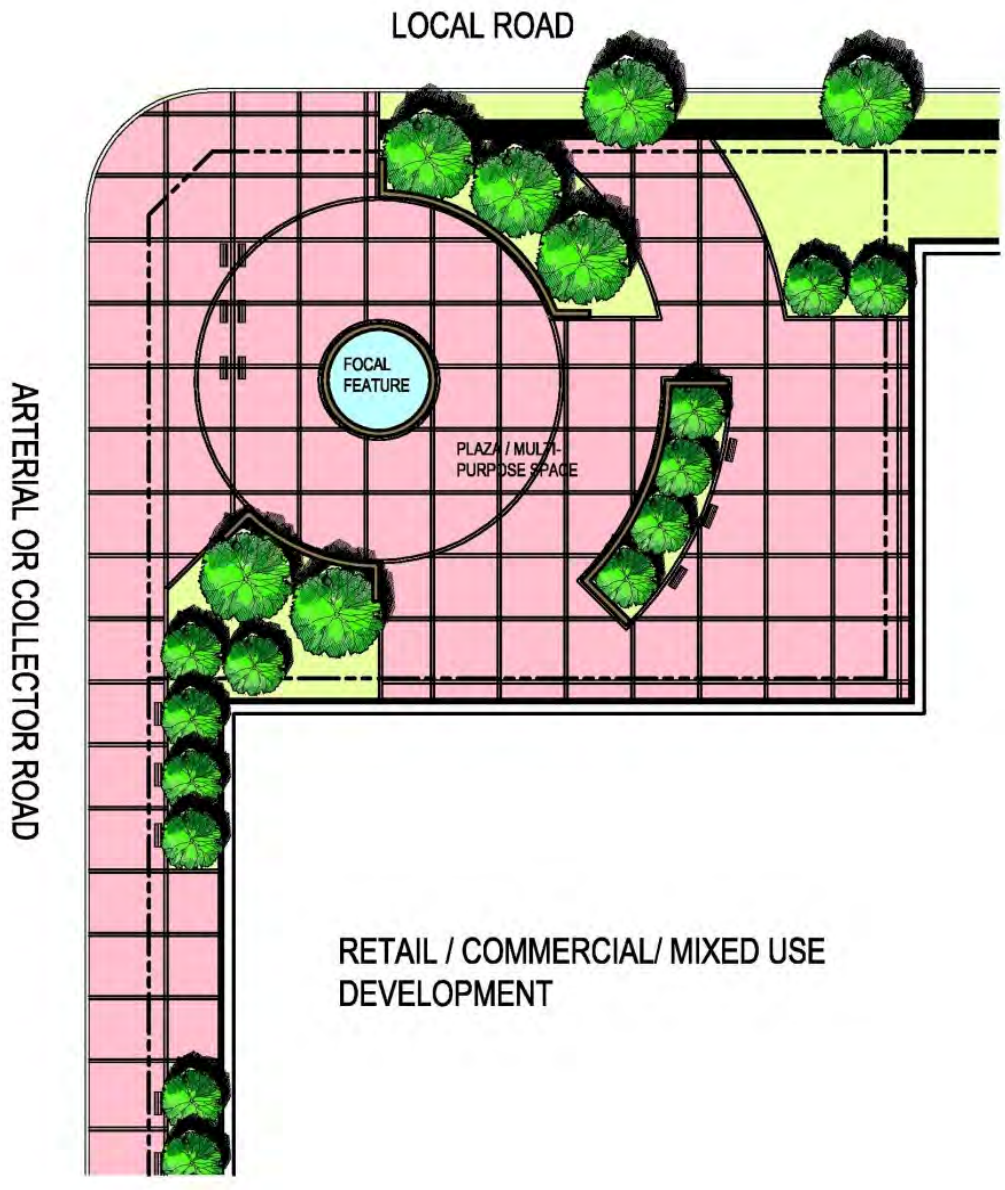
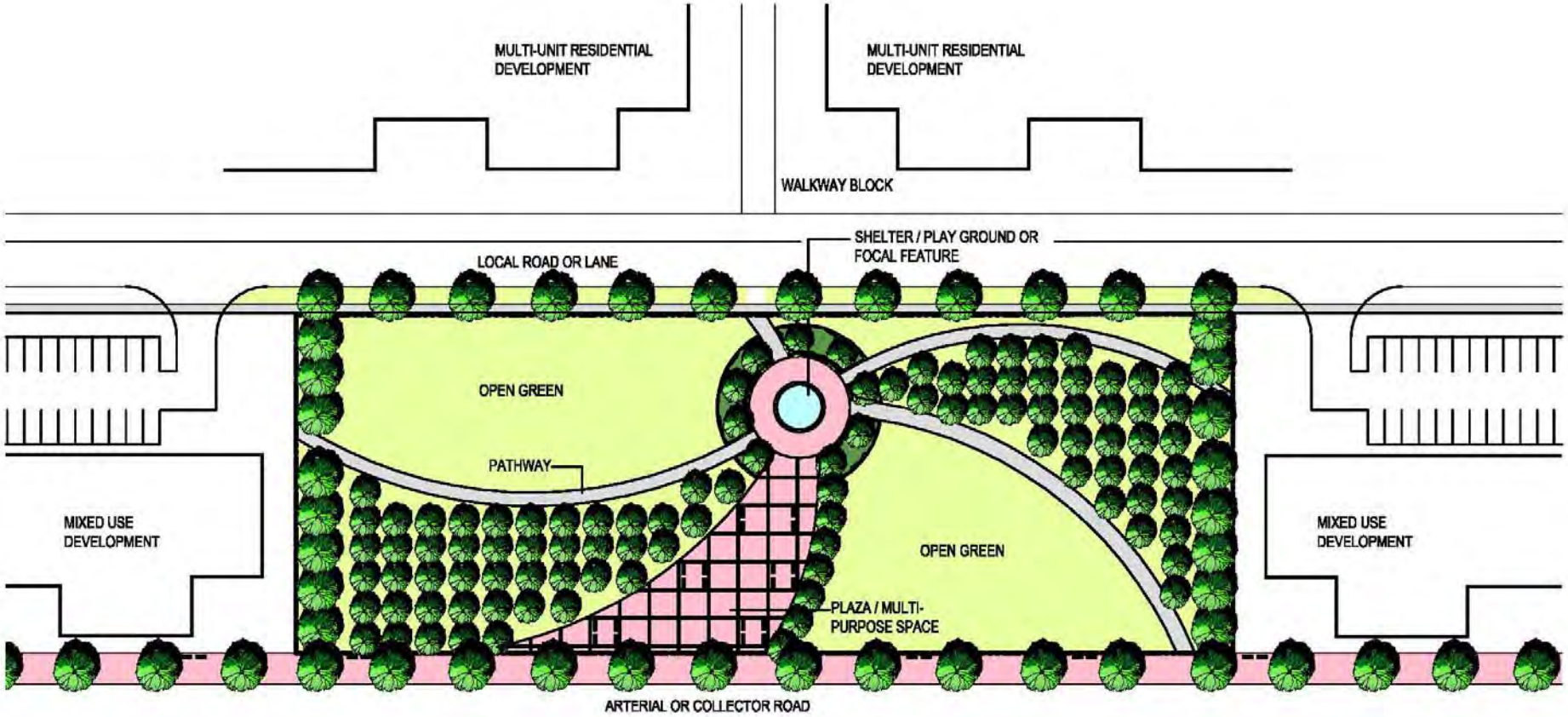


Figure 7: Conceptual Diagram of an Urban Square



4.3 Maintenance Guidelines

KEY STRATEGIES

- The Town should develop a detailed set of guidelines for park maintenance. This would include components such as structures, graffiti, irrigation, annuals, fountains, lawn bowling, tree planting, etc. while also providing in-depth detail with regard to general items (such as specifics related to sports fields and their maintenance).

Maintenance programs for each park and passive green space should be developed according to the following general maintenance guidelines, noting that certain actions are above the Town's current level of service. Refer to Table 6 for a suggested maintenance schedule for each maintenance category. The following high level (macro) guidelines are provided for primary park maintenance.

Table 6: Maintenance Schedule by Category

MAINTENANCE TASK	SPRING March 15 – May 1	SUMMER May 1 – August 31
Planting Beds		
Spring clean up (cleaning, pruning, mulching)	(1) once	-
General clean up (cleaning, pruning, mulching)	(1) once	(1) once per 15 working days
Bed rejuvenation and plant replacements	as required	as required
Watering	as required	as required
Waste Collection		
Spring ground litter pick up	(1) once	
Tri Waste and Garbage Containers	(1) once per 5 working days	(1) once per 5 working days
General ground litter (mowed areas)	(1) once per 15 working days	(1) once per 10 working days
Playgrounds		
Formal Inspections	(1) once per calendar month	(1) once per calendar month
General maintenance	as required	as required
Protective surface replenishment	as required	as required
Protective surface cleaning	(2) two times per year and as required	(2) two times per year and as required
Grass Cutting		
Leaf Mulching (no pick up)	(1) once per 15 working days	-
General Parks and Town Properties	(1) once per 15 working days	(1) once per 10 working days
Town and Community Parks	(1) once per 7.5 working days	(1) once per 5 working days
Brush areas (as specified)	(1) once per year	(1) once per year
Sports fields	(1) once per 5 working days	(1) once per 5 working days
Trail Edges	(1) once per 15 working days	(1) once per 10 working days
General Inspections		
General Park Inspection	(2) twice per year	
General Trail Inspection	(2) twice per year	
Washroom Facilities		
Permanent Facilities - General cleaning	(1) once per day if open	(1) once per day
Portable facilities - General cleaning and pumping	(2) twice per week if open	(2) twice per week

MAINTENANCE TASK	SPRING March 15 – May 1	SUMMER May 1 – August 31
Premium Athletic Fields		
Grass Cutting	(2) twice per 5 working days	(2) twice per 5 working days
Lining	(1) once per week	(1) once per week
Aeration	(1) once per month or as required	(1) once per month or as required
Fertilization	(4) four times per year or as required	(4) four times per year or as required
Top Dressing	(2) twice per year	(2) twice per year
Over seeding	(2) twice per year	(2) twice per year
Spot Restoration	As required	As required
Secondary Athletic Fields		
Grass Cutting	(1) once per 5 working days	(1) once per 5 working days
Lining	(1) once per week	(1) once per week
Aeration	(1) once per month or as required	(1) once per month or as required
Fertilization	(3) three times per year or as required	(3) three times per year or as required
Top Dressing	(1) per year or as required	(1) per year or as required
Over seeding	(1) per year or as required	(1) per year or as required
Spot Restoration	As required	As required
Baseball Diamonds		
Grass Cutting	(1) once per 5 working days	(1) once per 5 working days
Dragging and raking	(1) once per day if scheduled play	(1) once per day if scheduled play
Lining	(1) once per day if scheduled play	(1) once per day if scheduled play
Spot Restoration	As required	As required
Forestry		
Planting, watering and fertilization	As required	As required
Pruning and general maintenance	As required	As required
Hazard Pruning	As required	As required
Tennis/Basketball Court Maintenance		
Net installation, spring cleaning and lock up	(1) once	-
General Cleaning	As required	As required
Walkway Maintenance		
General Cleaning and pruning	(1) once	As required

MAINTENANCE TASK	FALL September 1 – October 31	WINTER October 31 – March 15
Planting Beds		
Fall clean up (cutting, removals, winterizing)	(1) once	-
General clean up, weeding and minor pruning	(1) once per 15 working days	-
Bed rejuvenation and plant replacements	as required	-
Watering	as required	-
Waste Collection		
Tri Waste and Garbage Containers	(1) once per 5 working days	(1) once per 10 working days
General ground litter (mowed areas)	(1) once per 15 working days	-
Playgrounds		
Formal Inspections	(1) once per calendar month	(1) once per calendar month
General maintenance	as required	as required
Protective surface replenishment	as required	-
Protective surface cleaning	(2) two times per year and as required	-

MAINTENANCE TASK	FALL September 1 – October 31	WINTER October 31 – March 15
Grass Cutting		
Leaf Mulching (no pick up)	(1) once per 15 working days	-
General Parks and Town Properties	(1) once per 15 working days	-
Town and Community Parks	(1) once per 7.5 working days	-
Brush areas (as specified)	(1) once per year	-
Sports fields	(1) once per 5 working days	-
Trail Edges	(1) once per 15 working days	-
General Inspections		
General Park Inspection	(2) twice per year	(as noted for spring/summer)
General Trail Inspection	(2) twice per year	(as noted for spring/summer)
Washroom Facilities		
Permanent Facilities - General cleaning	(1) once per day if open	-
Portable facilities - General cleaning and pumping	(2) twice per week if open	-
Premium Athletic Fields		
Grass Cutting	(2) twice per 5 working days	-
Lining	(1) once per week	-
Aeration	(1) once per month or as required	-
Fertilization	(4) four times per year or as required	-
Top Dressing	(2) twice per year	-
Over seeding	(2) twice per year	-
Spot Restoration	As required	-
Secondary Athletic Fields		
Grass Cutting	(1) once per 5 working days	-
Lining	(1) once per week	-
Aeration	(1) once per month or as required	-
Fertilization	(3) three times per year or as required	-
Top Dressing	(1) per year or as required	-
Over seeding	(1) per year or as required	-
Spot Restoration	As required	-
Baseball Diamonds		
Grass Cutting	(1) once per 5 working days	-
Dragging and raking	(1) once per day if scheduled play	-
Lining	(1) once per day if scheduled play	-
Spot Restoration	As required	-
Forestry		
Planting, watering and fertilization	As required	-
Pruning and general maintenance	As required	As required
Hazard Pruning	As required	As required
Tennis/Basketball Court Maintenance		
Net removal, cleaning and lock up	(1) once	-
General Cleaning	As required	-
Walkway Maintenance		
General Cleaning and pruning	(1) once	-
Trails, Walkways and Stairs Snow Clearing**		
Removal of snow and sand/salting	-	As required
Parking Lot Snow Clearing**		
Removal of snow and sand/salting	-	As required

Environmental Park

Implementation

This Section summarizes the steps required to guide implementation of the Parks Policy Development Manual.

5.1 Next Steps

KEY STRATEGIES

- The Town should regularly monitor its demographic profile as population growth and socio-economic diversification place pressures on existing parks.
- Continue to maintain a comprehensive database of park supplies, keeping track of amount and typology of parkland, and the facilities/amenities contained within them.
- Undertake a Parks & Recreation Master Plan to provide overall guidance with respect to indoor and outdoor facility needs, locations and how these will impact the parks and green space system as a whole.
- A five year review and update of this Parks Policy Development Manual is encouraged due to evolutions in park preferences, best practices and Newmarket's demographic profile.

The Parks Policy Development Manual provides guidance and direction for the planning of the Newmarket's parks and trails system. Town Staff will be required to establish a strategic implementation approach with Council based on available resources and funding. The key strategies and redevelopment actions can subsequently be prioritized over the life of the Manual, and may be used for reference for capital planning, site-specific master planning, and related exercises.

In order to attain and maintain operational excellence, care must be taken to ensure that long-range planning is supported by short-term monitoring. In essence, this implies planning for the future while consistently understanding the current circumstances and context of the community. For the Parks Policy Development Manual, this would imply that the Town track progress made on implementing the key strategies and/or redevelopment actions contained in this document and review them when new information (such as 2011 Census data, updated population forecasts, or a new Corporate Strategic Plan) becomes available.

Regular strategic and long-range planning is an important exercise that ensures that the Town is well positioned to respond to unforeseen or anticipated circumstances. By being well prepared, consistent and high quality parks and trails can be provided in a cost-effective and sustainable manner. It is strongly recommended that an Update to the Parks Policy Development Manual be undertaken after five years to track progress made on implementing directions and ensuring that supporting assumptions remain appropriate for that future time.