

# Planning Report – Annual General Meeting

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## Introduction

- It's been quite a year. In June 2025, the HCCA made a delegation at City Hall in support of the Taggart zoning amendments for 3930-3960 Riverside Drive, ending over a year of engagement with this project. The Planning Committee members who were closely involved in this file included Tania Mushka, Peter Brimacombe, Dave Coyle, and Audrey Belanger.
- Since then, our focus has been almost exclusively on the NCC's efforts to prepare the ground for development of the McCarthy Woods corridor. The circle of participants in this campaign has widened considerably, including HCCA members and supporters across the City of Ottawa.

## New Zoning By-law

- In April 2025, the second draft of the new Zoning By-law proposed "Development Reserve" zoning for almost the entirety of the nature corridor surrounding McCarthy Woods. The HCCA lobbied the City of Ottawa, MP David McGuinty, and the National Capital Commission in opposition to this proposal.
- In the process, the HCCA built partnerships with seven community groups which supported our position. These groups included the Greenspace Alliance, CAFES Ottawa, Ecology Ottawa, the Ottawa South Eco-Action Network, the Poets' Pathway, the Crestview-Meadowlands Community Association, and the Riverside Park Community Association.
- Thanks to the efforts of this informal coalition, with the strong support of Councillor Brockington, the NCC's proposed zoning amendments were not approved by the Planning and Housing Committee. Instead, a motion by Councillor Brockington was passed unanimously at City Council in January 2026, maintaining the current zoning in the new by-law.

## Community Activism

- Since January 2026, the HCCA's lead for this campaign has been shared by the Planning Director and our new Environment Director. Mireille's achievements on this file are remarkable, and a full report on the HCCA's environmental activities has been submitted separately.

- In April 2026, the HCCA formally created an initiative (“Friends of McCarthy Woods and Corridor”) to recognize the need for a long-term commitment by our association to the protection of this nature corridor. We will submit a budget request under this heading in due course.
- Early this year, the HCCA renewed its memberships in the Federation of Citizens’ Associations (FCA) and Community Action for Environmental Sustainability (CAFES Ottawa). The leaders of these organizations, Paul Johanis and Angela Keller-Herzog, have provided valuable advice and support (e.g. by lobbying Mayor Sutcliffe and MP Yasir Naqvi on our behalf).
- We have also benefited from a close partnership with OSEAN members, including Tyler, Lynne, and others. Along with Mireille and Denyse, who are members of both HCCA and OSEAN, this team has strengthened our presence on social media, helped organize community events, and engaged a wider circle of partners (such as the Ottawa Wildflower Seed Library).
- As a result of our research, advocacy, and outreach efforts, we have learned that there is widespread opposition to the NCC’s plan to develop the McCarthy Woods corridor. There is, in fact, a strong case to protect this important greenspace, given its ecological, recreational, cultural, and other benefits for the National Capital Region.

### **Looking Forward**

- The NCC, however, is not going away. Although the attempt to secure “Development Reserve” zoning was not successful, the NCC retains the right to apply for zoning amendments under the new Zoning By-law.
- There is some prospect that MP Naqvi will host an information session with the NCC and the City of Ottawa in the near term, but it is unlikely that it will resolve all of the issues posed by the NCC’s development plans.
- We now know that some or all of the McCarthy Woods corridor is part of the NCC’s “Lands for Homes” initiative – but no details have been provided despite repeated requests. As a result, we will need to be prepared to engage constructively with the NCC and the City of Ottawa for some time to come.