

NATIONAL EXAMINATIONS – DECEMBER 2011

**98- CIV-B6**

Urban and Regional Planning

3 Hours Duration

Notes:

1. If doubt exists as to the interpretation of any question, the candidate is urged to submit with the answer paper, a clear statement of any assumptions made.
2. Candidates may use one of two calculators, the Casio or Sharp approved models.
3. This examination is **CLOSED BOOK**.
4. The first **TWO (2)** questions plus **FIVE (5)** of the remaining questions constitutes a complete paper. Additional questions which are answered will not be marked. The first two questions are worth 25 marks each. The remaining questions are worth 10 marks each.
5. Either SI or English units may be used.
6. Most questions require an answer in essay format. Clarity and organization of the answer are important.

MARKS

**PART A:** CANDIDATES MUST ATTEMPT ALL SECTIONS OF QUESTIONS 1 and 2

1. The Municipality of Robertville is located on the edge of a large metropolitan area and has grown rapidly over the past 10 years causing the municipal council to request a review of its comprehensive land use plan (Official Plan). As Chief Planner you have been instructed to manage the project. As you do not have sufficient staff to undertake such a large assignment you choose to retain a professional consulting firm. However, before you issue a Request for Proposals you do some preliminary thinking about the project, and the type of consulting firm you would like to hire.

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(a) Identify the areas of expertise you would expect the consulting firm to have in order to undertake this project? State what each area would contribute to a comprehensive plan review.

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(b) Outline the main tasks you would expect to be included in the work plan for the comprehensive plan review.

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(c) What groups and organizations should be involved in the revision of the comprehensive plan? What are some effective methods to get their input?

2. Plantown Consulting, an established engineering firm, has hired you to run a new planning division. Your first major project is to prepare a residential plan of subdivision for a 400 hectare property located on the periphery of the rapidly expanding City of Edgebow. The land is currently rural and strong opposition has been voiced by adjacent residents, though the local politicians are supportive of the project.

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(a) Note ten (10) agencies, departments, organizations, or individuals you would contact. For each, state in one sentence the purpose of the contact.

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(b) How would you address the 'not-in-my-backyard' (NIMBY) concerns of the local residents?

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(c) When you prepare the final draft plan of subdivision what information must be shown on the plan? List twenty (20) items.



- 6 8. Virtually every municipality in Canada has a zoning by-law.  
a) Explain the function and content of a zoning by-law. Use  
examples to illustrate your points.  
4 b) How is a zoning by-law different from a comprehensive land use  
plan?

- 10 9. In the context of urban and regional planning define FIVE (5)  
of the following terms:

- |                       |                               |
|-----------------------|-------------------------------|
| (a) infill            | (e) minor variance            |
| (b) site plan control | (f) environmental assessment  |
| (c) urban design      | (g) building envelope         |
| (d) secondary plan    | (h) business improvement area |

- 10 10. Over the past two decades public participation has been an  
increasingly important component of the planning process and  
environmental assessment.

- 5 (a) Describe how the public can become involved in  
planning decisions. Refer to examples to support your response.

- 5 (b) Do you feel public participation aids or hinders the  
planning process? Please provide reasons to support your view.