



Courtenay Official Community Plan Glossary

Do you have additional words you would like to see defined and added to the Glossary? Please let staff know: planning@courtenay.ca; 250 703 4839

10-minute neighbourhood

This is a neighbourhood that provides easy access to shops, services, schools, nature, and community within a 10-minute walking radius. Ten minutes of walking generally translates into approximately 800 metres of pedestrian infrastructure.

Affordable housing

The technical definition is housing which costs 30% or less of a household's gross annual income. (Rent or mortgage plus taxes and including minimum down payment). However, an individual's and community's housing needs are diverse and change over time. Affordability of housing also considers the availability and accessibility to the type of housing that an individual needs at a particular time in their life.

Asset Based Community Development (ABCD)

ABCD emphasizes strengths, connections, citizen leadership, and individual gifts in approaching community change.

Arboriculture

This is the cultivation of trees and shrubs, especially for ornamental purposes.

BC Building Energy Step Code

The new BC Building Code is a performance-based regulation that requires that enhanced energy efficiency standards, or "steps", be met over time. By 2032, all new construction in BC will be required to be net zero ready. Net zero buildings produce as much clean energy as they consume, and are highly efficient.

Climate mitigation and adaptation

Actions that combat and respond to climate change are often categorized as mitigation or adaptation activities. Climate mitigation approaches reduce greenhouse gas emissions or re-capture carbon in carbon sinks using vegetation, soil restoration, and/or technological storage.

Community resilience

This is a measure of a sustained ability of a community to utilize available resources to respond to, withstand, and recover from adverse situations. It includes but is not limited to public health and emergency preparedness, climate adaptation, infrastructure protection, and economic recovery.

Crime Prevention Through Environmental Design (CPTED)

CPTED is a multi-disciplinary approach for reducing crime and fear of crime. CPTED strategies include architecture and urban planning design approaches that aim to reduce victimization, deter offender decisions that precede criminal acts, and build a sense of community among inhabitants.



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First Generation CPTED focused on the four principles of: sense of informal ownership over public spaces by residents; natural surveillance or “eyes on the street”; physical condition and maintenance of properties; and control of access into properties.

Second Generation CPTED focuses on social concepts and small-scale environments, and also includes principles of: social cohesion; community culture; physical connectivity; and threshold capacity, which is the idea of creating rich and genuine diversity within the build environment where residents can socialize, shop, and recreate together.

Development Approval Information Area

Development Approval Information refers to information on the anticipated impact of a proposed activity or development on the community, including but not limited to information regarding impact on matters such as transportation patterns, local infrastructure, public facilities including schools and parks, community services, and the natural environment of the area affected. A Development Approval Information Area is the designated area for which development approval information is required, as per Section 485 of the Local Government Act.

Density bonusing

Is a zoning tool that allows developers to build additional density or floor area in exchange for community amenities. This is permitted under Section 482 under the Local Government Act.

Ecological Assets and Ecosystem Services

Eco-assets are natural assets such as lakes, rivers, wetlands, aquifers, mountains, forests, riparian areas, estuaries, and salt marshes. These features have considerable economic value and provides goods and services such as water purification, soil stabilization and fertility, food production, and recreation. They are also critically important to responding to mitigating and adapting to the impacts of climate change.

Ecosystem connectivity opportunity areas

Ecological connectivity is the unimpeded movement of species and the flow of natural processes that sustain life on earth. The role of ecological connectivity has become increasingly important in the past decades due to habitat modifications, such as the overexploitation and fragmentation, that have led to the consequent decline of biodiversity. Ecological connectivity opportunity areas were identified through Courtenay through the Urban Forest Strategy study and are shown on the Terrestrial Environmentally Sensitive Area Map in Appendix –Maps.

Environmentally Sensitive Area (ESA)

These are areas that have special environmental attributes worthy of retention or special care. They are critical to the maintenance of productive and diverse plant and wildlife population, some of which may be nationally or provincially significant, while others more important in a local context.



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Equity-priority group(s)

These are people who often face discrimination or other forms of systemic disadvantage. They include but are not necessarily limited to persons of colour, persons with disabilities, Indigenous peoples, 2SLGBTQIAP individuals, and women.

Food security

Food security includes at a minimum the ready availability of nutritionally adequate and safe foods, and as an assured ability to acquire acceptable foods in socially acceptable ways.

Green infrastructure

This refers to the natural vegetation, soils, and bioengineered solutions that collectively provide a broad array of products and services for healthy living. Natural areas such as forests, wetlands and floodplains, and engineered systems like green roofs and rain gardens conserve natural resources and mitigate negative environmental effects, benefiting both people and wildlife.

Ground-oriented building

This type of building has an entrance at street/ground level. They can include single detached houses and detached secondary suites, duplexes, triplexes, rowhouses, and townhouses.

IPCC

This is the Intergovernmental Panel on Climate Change, a United Nations governmental body responsible for advancing knowledge on human-induced climate change.

Infill

This refers to adding new residential units to an existing neighbourhood, and may or may not include population increases as the number of people per household may be in decline. Since infill occurs within lands within the built-up area of a community, it makes more efficient use of land than developing lands in areas that were previously in a natural or agricultural state.

Land lift

Increase in land value from a Council approved rezoning.

Level 3 / Direct Current Fast Charging (DCFC)

These are ports for electric vehicle charging. Level 3 Charging or Direct Current Fast Charging enable most electric vehicles to charge to 80% in under an hour, making road trips easier and quicker.



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Nature-based solutions

These are actions to protect, sustainably manage, and restore nature or modified ecosystems that address societal challenges effectively and adaptively, simultaneously providing human well-being and biodiversity benefits.

Net Zero Emissions

This is the target of completely negating the amount of greenhouse gas emissions (GHGs) produced by activity through the reduction of GHGs and absorbing carbon dioxide from the atmosphere. There is international consensus that GHGs must be reduced to zero by 2050 at the latest, in order to stabilize global temperatures and avoid catastrophic climate change impacts. Canada committed to this target in the 2015 Paris Agreement, which is a legally binding international treaty on GHG reductions.

Non-market housing

Housing that is for low and moderate income households, often subsidized through a variety of ways including senior government support.

Mechanical energy use intensity (MEUI)

MEUI provides a measure of the modelled amount of energy used by space heating and cooling, ventilation, and domestic hot water systems, per square meter of conditioned floor space per year.

Multi-modal / multi-use transportation planning

This refers to planning that considers various modes – such as walking, cycling, transit, driving, wheelchair and scooter use – and the connections between those modes.

PACE program

PACE refers to property assessed clean energy, and a PACE program is a tool that provides access to long term financing for energy efficiency, water conservation, renewable energy, and resiliency measures for owners and developers of residential, commercial, industrial, institutional, and multi-unit properties. PACE loans are repaid through an addition to property tax bills that are transferred from one owner to the next when properties are sold.

Parklet

Parklets are public seating platforms that convert curbside parking spaces into vibrant community spaces. They are typically the product of partnerships between the City and local businesses, residents, or neighbourhood associations.



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Pre-zone

Pre-zoning is when a municipality changes zoning to align with the OCP's land use policies. This differs from rezoning, which is undertaken on a project-by-project basis. Pre-zoning reduces the building approvals process, which can make infill development easier and faster.

Regional Growth Strategy

The Comox Valley's regional growth plan adopted by the Comox Valley Regional District (CVRD) directs long-term planning for Courtenay, Comox, Cumberland, and the unincorporated Electoral Areas A, B, and C. While each community must create more implementation detail through their respective OCPs, a commitment is made by municipalities and regional districts to collaborate and ensure sustainable growth management by taking into account shared services, unique natural environments, and available resources.

Residential Rental Tenure Zoning

This is BC legislation that provides local governments with the authority to zone for residential rental tenure (i.e. rental housing) and enact zoning bylaws that: require new housing in residential areas be developed as rental units; and ensure that existing areas of rental housing are preserved as such. This authority can only be used where multi-unit/multi-family residential use is a permitted use.

Social asset

These are the networks, organizations, and institutions, including norms of reciprocity and the mutual trust that exist among and within groups and communities.

Staycation

This is a vacation spent at home, in the local community. Staycations have become more common during the COVID-19 pandemic.

Subdivision and Development Servicing Bylaw

This bylaw regulates the subdivision and development of land within the City of Courtenay, and outlines standards for works and services. It is designed to meet current community needs by modernizing engineering design guidelines, construction specifications, and detailed drawings.

Tactical attention indicators

These are a system of textured indicators commonly used at pedestrian ramps, stairs, crossing platforms, and sidewalks to improve accessibility, including for persons with disabilities.



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The Truth and Reconciliation Commission of Canada (TRC)'s Calls to Action

The TRC was created through a legal settlement between Residential School Survivors, the Assembly of First Nations, Inuit representatives, and the parties responsible for creation and operation of the schools, which were the federal government and church bodies. The TRC's mandate was to inform all Canadians about what happened in residential schools.

The TRC made 94 calls to action to redress the legacy of residential schools and advance the process of Canadian reconciliation. The calls to action can be found here: https://ehprnh2mwo3.exactdn.com/wp-content/uploads/2021/01/Calls_to_Action_English2.pdf

Thermal energy demand intensity (TEDI)

TEDI is a metric of a building's modelled heating needs that is primarily influenced by building enclosure insulation and airtightness and by the ventilation system. A more highly insulated, airtight enclosure with heat recovery ventilation will achieve a better TEDI value.

Universal design and accessible design

Accessible design is a design process in which the needs of people with disabilities are specifically considered. Universal design broadens this concept, and refers to the design of products and environments that are usable by all people, to the greatest extent possible. Sidewalks with curb cuts and doors that automatically open when a person moves near them are examples, as they benefit people with disabilities, parents with baby strollers, delivery workers, and others. Human characteristics considered in universal design may include age, gender, stature, race/ethnicity, culture, native language, and learning preference.

Zoning Bylaw

This regulatory bylaw establishes what land uses may occur where at what densities, how large a lot can be, where development can occur on a property, what setbacks and yards are required, the height and overall massing of structures, the number of structures, if landscaping and open space are required (in some zones), and parking requirements.