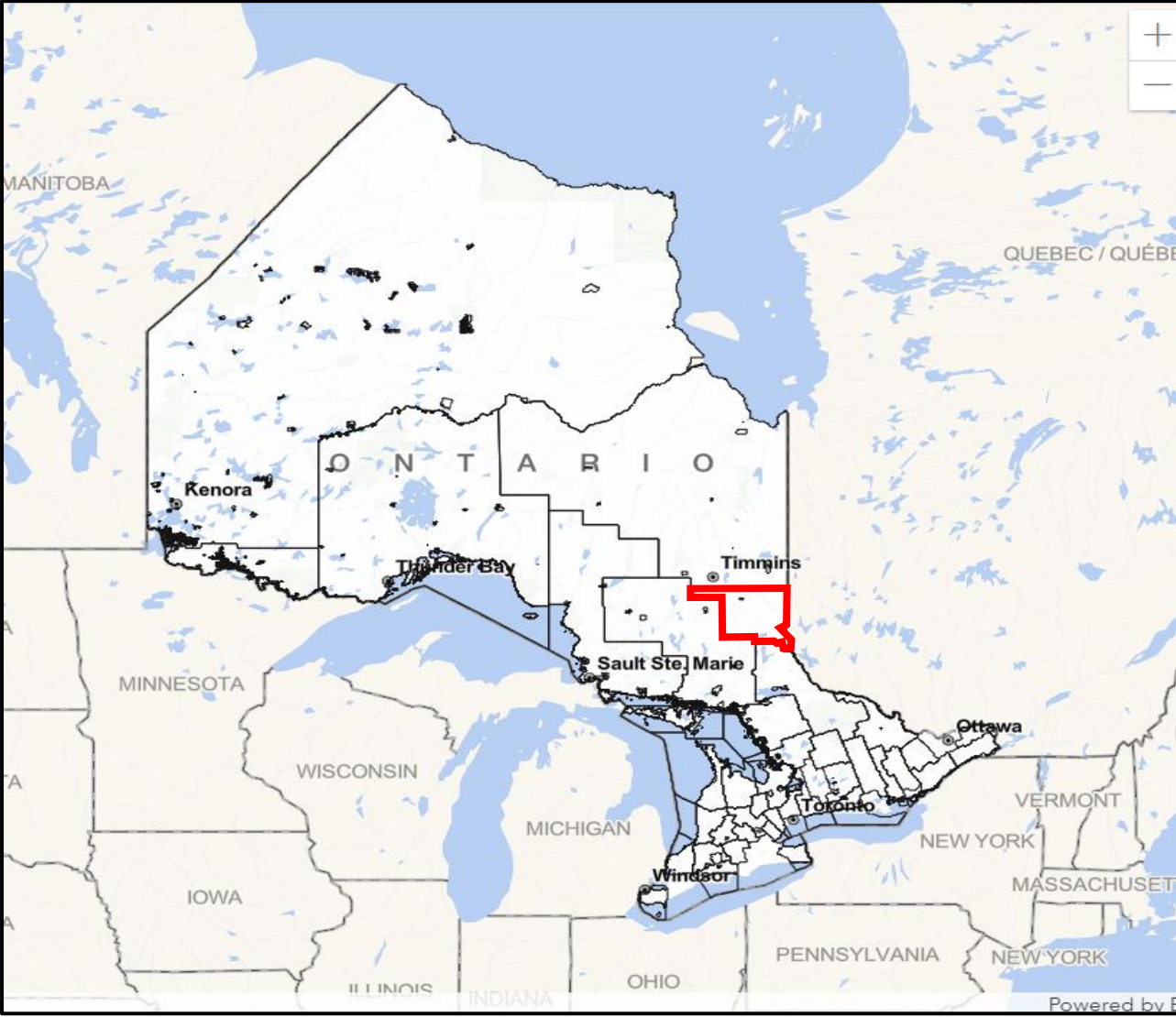




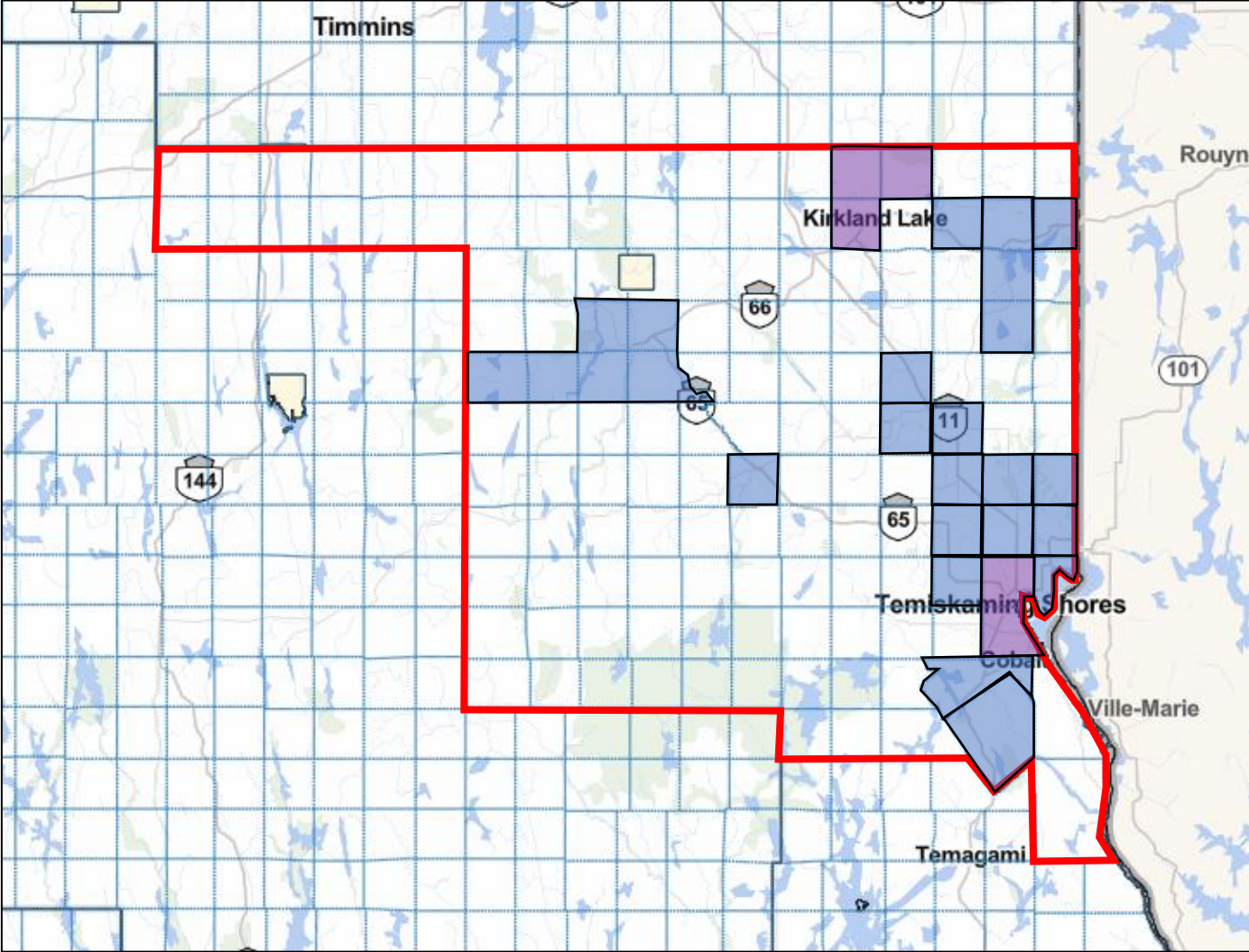
Opportunities and Challenges for Building and Planning in Northern Ontario

A grab-bag of information on municipal
structure and processes in Northern
Ontario

Context



Context



Temiskaming Shores

Created through amalgamation in 2004

- Township of Dymond, Town of New Liskeard, Town of Haileybury

Single-tier municipality

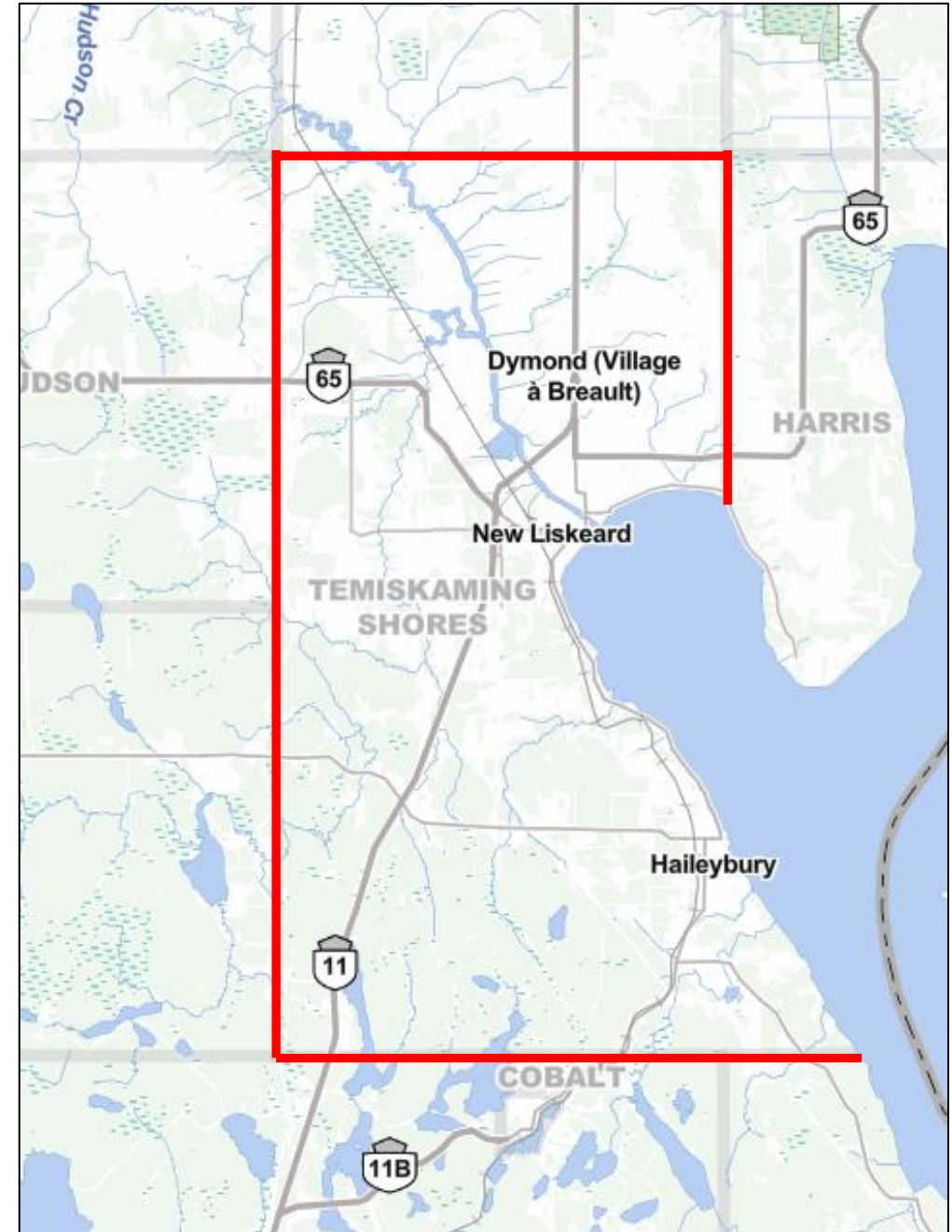
- Mayor; 6 Councillors-at-large

Population: 9,634

Land area: 176.76km²

- Settlement Areas (2 distinct): 18.11km²
- Prime Ag & Locally-Significant Ag: 70km²
- Other Rural Land: 87.89km²

Population Density: 54.5/km²



Temiskaming Municipal Services Association

21 Organized Townships and Municipalities

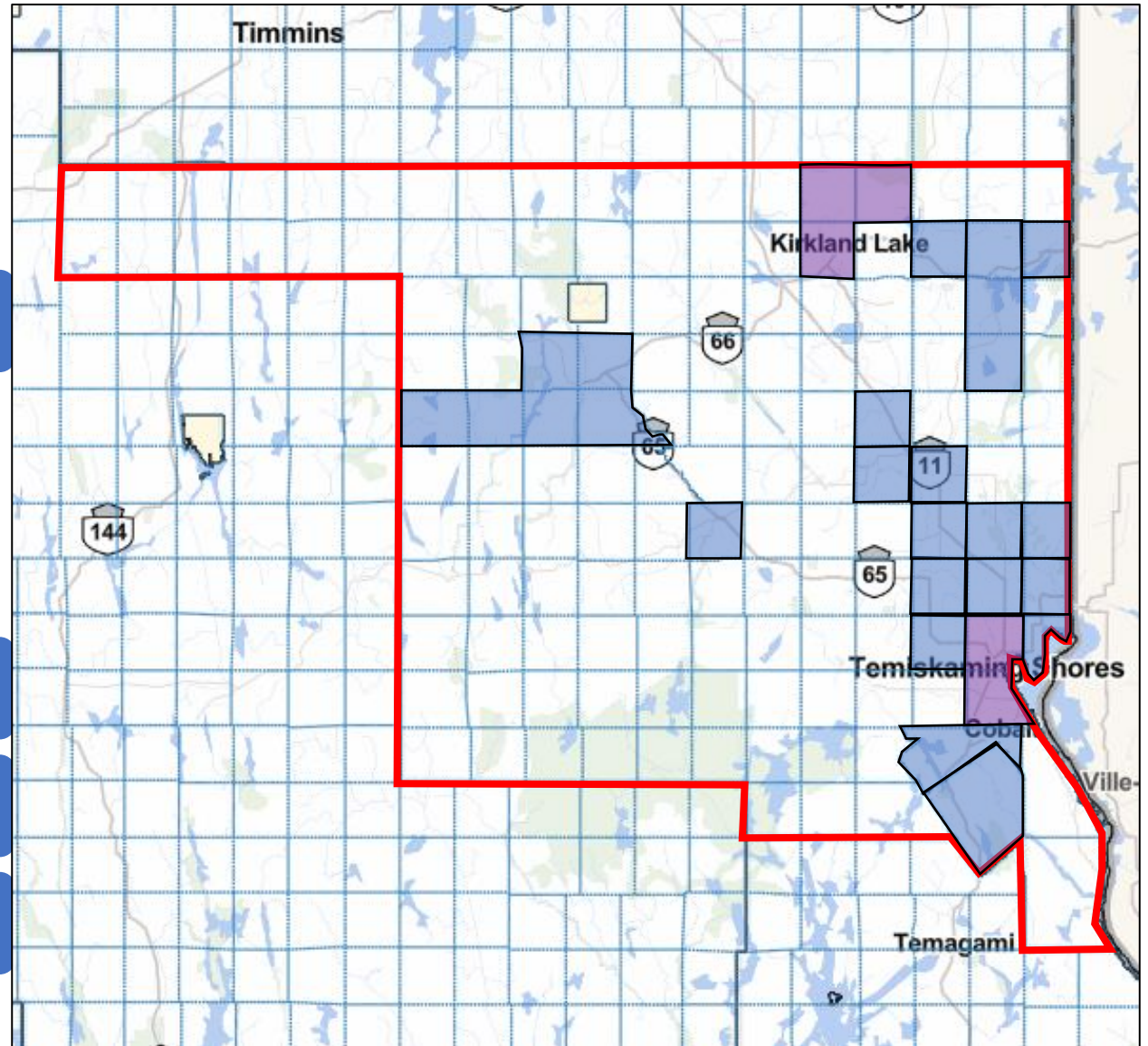
- Individual Councils
- Includes towns of Latchford, Cobalt, Belle Valley, Thornloe, Earlton (Armstrong Township), Englehart, Elk Lake (James Township), Matachewan, and Larder Lake

Total population: 10,759

Total land area: 2,328.02km²

Total population density: 4.62/km²

- Population density minus Cobalt & Englehart: 3.58/km²



Timiskaming Unorganized

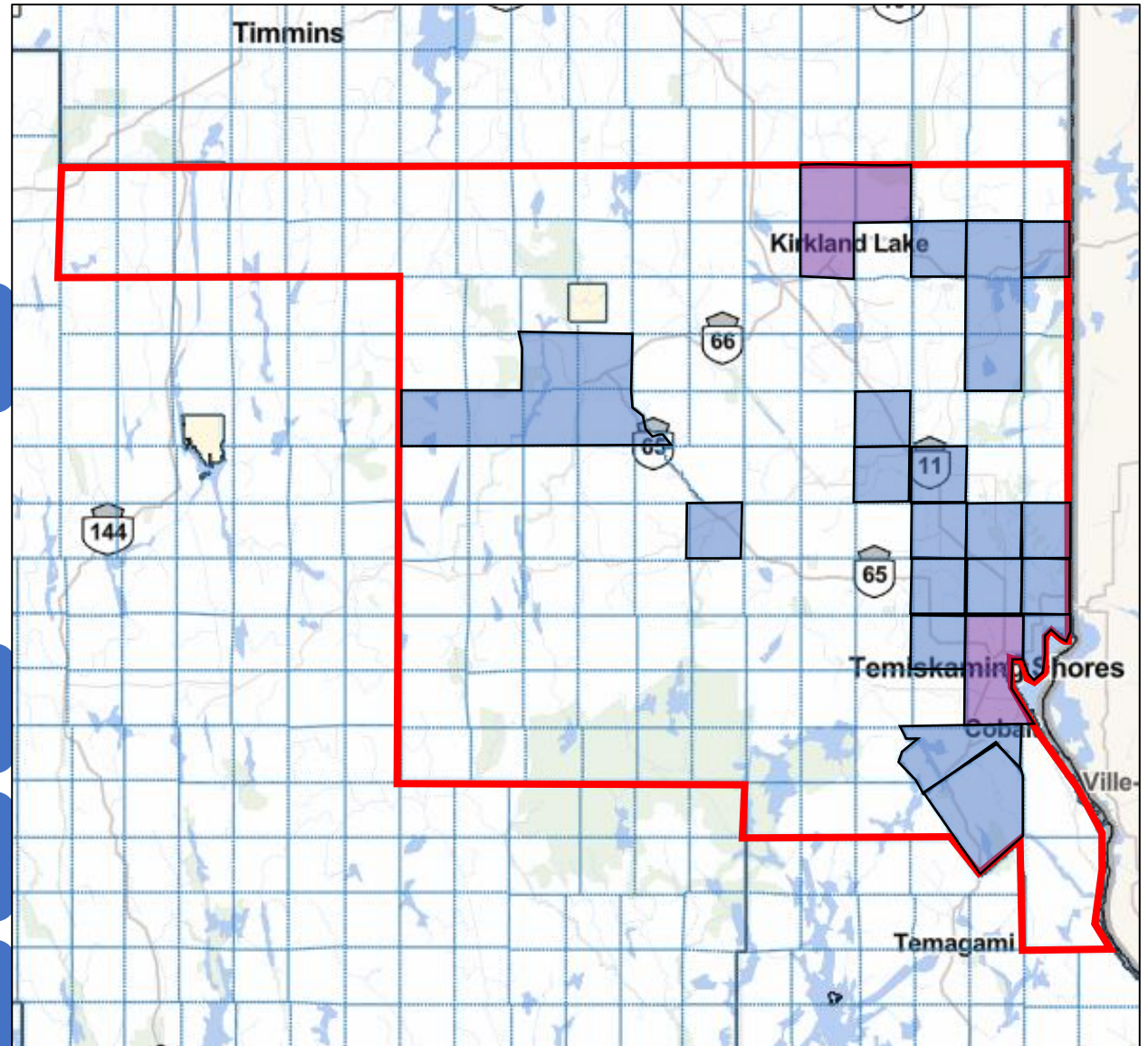
Remainder of District

- Matachewan First Nation
- No municipal governance
- Responsibility of Province

Total population: 3,281

Total land area: 10,481km²

Total population density: 0.31/km²





Challenges

- Small population base and limited growth opportunities
 - Lack of established population centres
 - Lack of municipal services
 - Provincial interests
- Agricultural land
 - Provincially-designated prime agricultural land
 - Physical geography and landforms
 - Large-scale operations = less taxes for municipalities
- Unorganized areas
 - Agricultural implements utilize major corridors
 - Low taxes, paid to Province
 - Residents utilize municipal facilities and amenities
 - Must “build to code” but building permits are not issued
- Limited transportation infrastructure

Challenges

- Vast land area
 - Most not accessible by road
 - Sparse population
 - Travel time and distance
- Limited human resources
 - Lack of population to fill available jobs
 - Lack of amenities to attract and retain employees from outside the area
- Limited technical expertise locally
 - Surveyors, Engineers, Planners, Architects, etc.
- Provincial legislative requirements
 - Lack of resources/funding
- Lack of understanding of northern Ontario



Opportunities

- Provincially-designated prime agricultural land
 - Relatively low land values
 - Fewer sensitive receptors
 - Climate change
 - Huge tracts of underutilized land
 - Abundance of water
 - No Conservation Authority
- Access to provincial highway
 - Ease of goods movement – equipment and products
 - Access to other markets – inter-provincial and international
- Fewer levels of government oversight
 - Municipal – Provincial

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