

HIGH PRESSURE PIPELINES & BEST PRACTICE LAND USE PLANNING

- 1978 Flammable Liquid Pipeline approval; Lake Erie to Bronte
Burlington & NEB, approved ROW from Lift Bridge to Oakville
Planning CoB - 4 story limit; 4 to 7 story permitted
- 2010 High pressure pipeline operation deteriorates due to age
- 2017 Development application with pipeline ROW impact
- 2018 High pressure pipeline operates out of compliance



High Pressure Pipeline & Planning Best Practice

CoB Planning time line: 1978 to 2017

Initial approval of the Right of Way (ROW) which sterilized the adjoining property; thus the 4 story limit and 4 to 7 permitted use

PROVINCIAL POLICY STATEMENT requires "avoiding or mitigating risks to public health and safety."

TSSA requires 200 m set back from high pressure pipelines for safety
NEB attempts to bring a non-compliant pipeline into compliance since 2010 have been without effective results

CoB Planning 2018 at risk:

Change in best practice planning to allow 17 stories: WHY?