

City of Pitt Meadows Regional Context Statement

Public Council Meeting

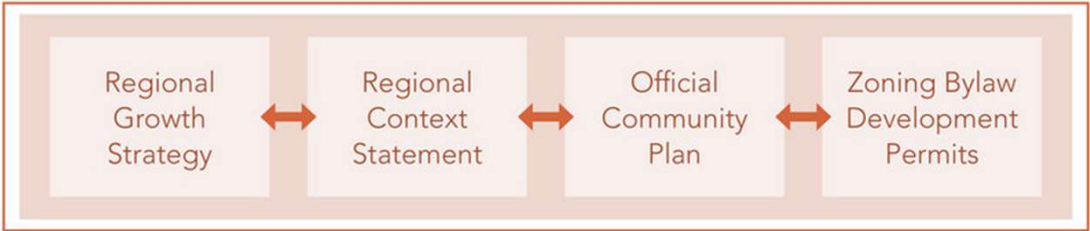
June 2, 2026



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What is a Regional Context Statement?

- Required by the *Local Government Act*
- Demonstrates alignment between the Official Community Plan and Metro 2050



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Metro 2050

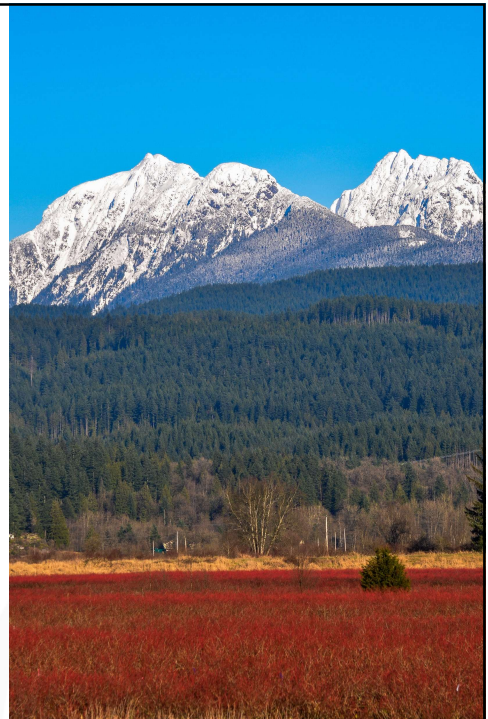
- Updates include:
 - New housing policies
 - Improving relationships with First Nations
 - New strategies for reducing GHG emissions and managing climate change
 - Social equity
 - New targets for natural areas preservation, tree canopy, housing near transit



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Pitt Meadows Plans and Policies

- Urban Forest Strategy and Implementation Plan
- Climate Action Strategy
- Complete Communities Assessment
- 2026 – 2028 Housing Action Plan



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Proposed RCS

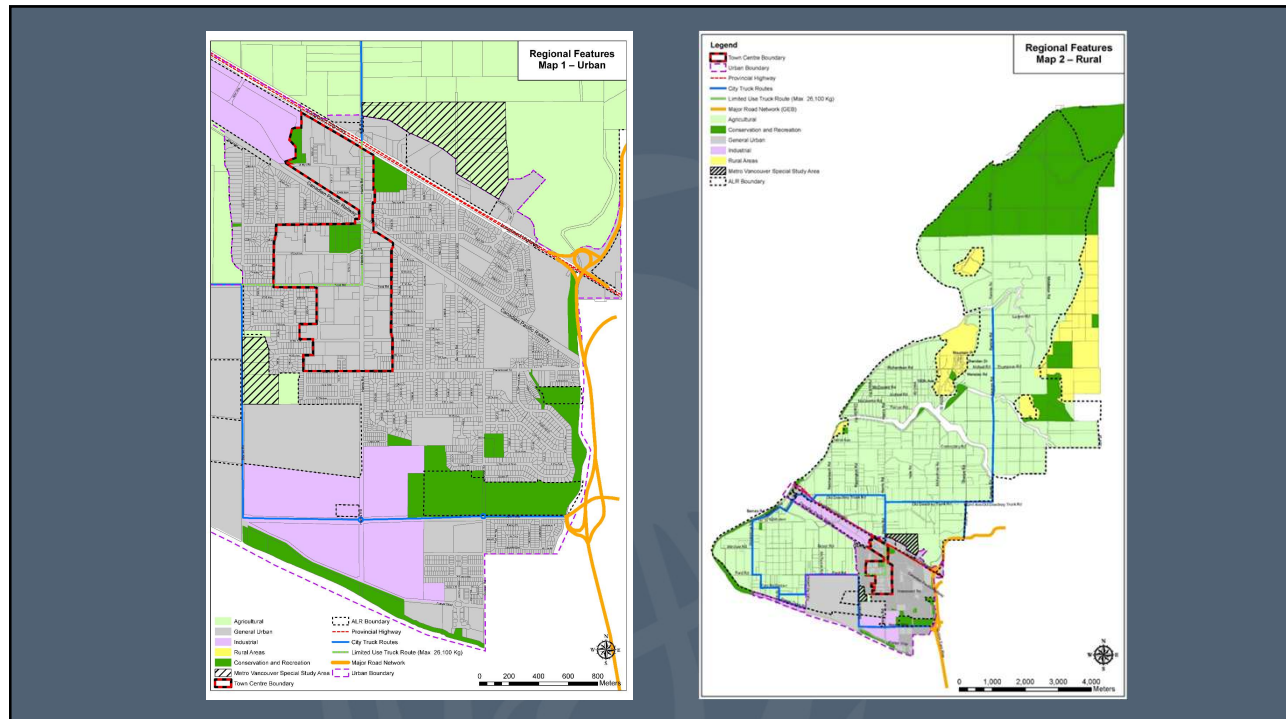
- Consists of two parts:
1. Comparative table
 2. Regional features maps

METRO 2050 REGIONAL CONTEXT STATEMENT

Metro 2050 Targets
 In the following section please outline the Official Community Plan policies (or equivalent) that demonstrate your member jurisdiction's contribution to reaching the regional federation's regional growth strategy targets. Please also provide supplementary information on how these policies, along with any other applicable plans or strategies, will work together to contribute to meeting these regional targets. For the environmental and housing targets, Metro 2050 recognizes that the targets are regional in scale and long term to the year 2050; member jurisdiction local context is expected.

Metro 2050 Regional Targets		
Goal 1. Create a Compact Urban Area Targets		
Policy with Target	Applicable OCP Policies	Supplementary Information
1.1.9 b) Provide member jurisdiction population, dwelling unit, and employment projections, with reference to guidelines contained in Table 1, and demonstrate how local plans will work towards accommodating the projected growth within the Urban Containment Boundary in accordance with the regional target of focusing 98% of residential growth inside the Urban Containment Boundary.		Example: In 2024 the city will be undertaking the preparation of neighbourhood plan for the x and y urban centres and will include these projections as part of this planning work.
1.2.24 a) provide dwelling unit and employment projections that indicate the member jurisdiction's share of planned growth and contribute to achieving the regional share of growth for Urban Centres and Frequent Transit Development Areas as set out in Table 2 (Dwelling Unit and Employment Growth Targets for Urban Centres and Frequent Transit Development Areas). Regional Targets for Residential Growth by Location: • All Urban Centre Types: 40% • Frequent Transit Development Areas: 28% Regional Targets for Employment Growth by Location: • All Urban Centre Types: 50% • Frequent Transit Development Areas: 27%		Example: The regional dwelling unit projections have been incorporated into the city's approved Housing Needs Report which will be used to inform OCP policy amendments. The upcoming neighbourhood plan project for the x and y urban centres and will include these projections as part of this planning work.
1.2.24 b) i) include policies and actions for Urban Centres and		Example: In 2024 the city will be undertaking the preparation

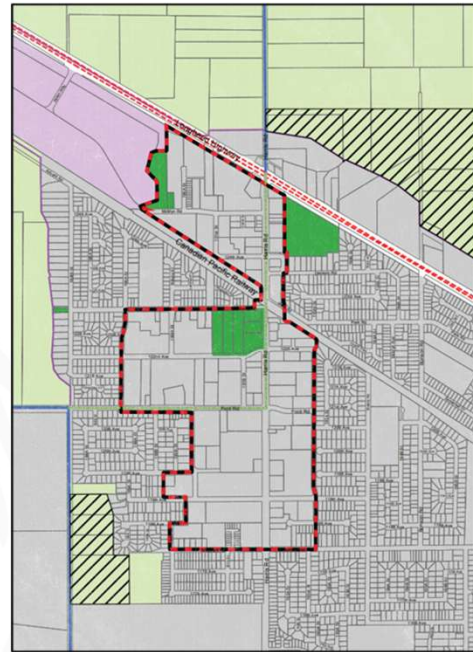
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Updated Projections

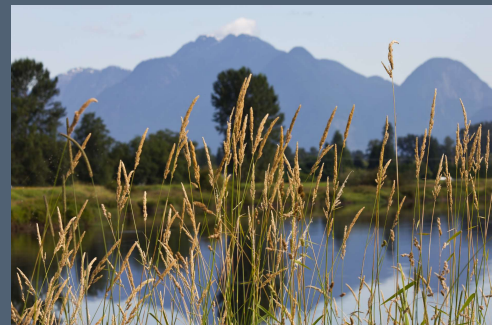
- Population and unit projections included in 2025 OCP amendments
- Employment projections reflect Metro Vancouver figures
- Metro 2050 targets 40% population to urban centres
 - Pitt Meadows targets 32% to the urban centre



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Targets

- Natural areas, ecological corridors, environmentally sensitive areas
- Tree canopy



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Recommendation

THAT Council:

- A. Has, pursuant to Section 473(4) of the *Local Government Act*, considered the Province of British Columbia's Proactive Planning Guidance; the Provincial Policy Manual and Site Standards for Small-Scale Multi-Unit Housing; and the Provincial Policy Manual: Transit-Oriented Areas, as outlined in the "City of Pitt Meadows Regional Context Statement" report presented at the June 2, 2026 Public Council meeting, and in that regard, considers that no further consideration of the Provincial Policy Manuals is required at this time; AND
- B. Grant first and second readings to Official Community Plan Amendment Bylaw No. 3056, 2026; AND
- C. Has, pursuant to Section 477(3)(a) of the *Local Government Act*, considered Official Community Plan Amendment Bylaw No. 3056, 2026 in conjunction with the City's financial plan and waste management plans, as outlined in the "City of Pitt Meadows Regional Context Statement" report presented at the June 2, 2026 Public Council meeting, and, in that regard, considers that no further consideration of the financial plan and waste management plans is required at this time; AND
- D. Direct Staff, pursuant to Section 477(3)(b) of the *Local Government Act*, to refer Official Community Plan Amendment Bylaw No. 3056, 2026 to the Provincial Agricultural Land Commission; AND
- E. Direct Staff to schedule a public hearing for an upcoming meeting of Council; OR
- F. Other.