



Jeff Pratte, RPP, MCIP Jeff Pratte has a wealth of experience coordinating community planning and land development projects from the conceptual phase through to completion. His areas of expertise include urban development, land use planning, active transportation and public engagement. Jeff works closely with a diverse range of clients including municipalities, planning districts, First Nations, private landowners and major developers.

Drawing off his diverse experience, Jeff has worked on crafting highly regarded visioning and regulatory documents for municipal clients and served on multi-disciplinary teams completing complex district planning and land development projects. He also authored Manitoba's first Drought Plan for the Pembina Valley Water Co-Op as part of a multi-disciplinary study team. Jeff brings strong communication skills, a spirit of collaboration, and a broad knowledge of urban planning and development issues to his projects. He emphasizes an approach which looks beyond project deliverables and places a strong emphasis on plan implementation.

EDUCATION AND TRAINING

- May 2016** **International Association for Public Participation (IAP2)**
Completed "Foundations in Public Participation"
- September 2008 -** **University of Manitoba, Winnipeg, MB**
May 2011 Master's of City Planning (MCP)
Thesis: "Mainstreaming Bicycling in Winter Cities: The case of Oulu, Finland"
- September 2001 -** **University of Winnipeg, Winnipeg, MB**
May 2006 Bachelor of Arts (Honours) (*Geography*)

AFFILIATIONS

- RPP** (Registered Professional Planner)
CIP (Canadian Institute of Planners), Full Member
MPPI (Manitoba Professional Planners Institute), Full Member

PRESENTATIONS AND PUBLICATIONS

- 2019 Presenter, Manitoba Planning Conference – Drought Planning in Manitoba
2018 Presenter, CIP National Conference- Zoning for Cannabis
2017 Presenter, CIP National Conference- Flood Resilience: Examples from Alberta and Manitoba
2015 Presenter, Manitoba Planning Conference – *Innovative Zoning Techniques*

2014-19 Presenter, U of M City Planning Program – *Subdivision Design Workshop*

REPRESENTATIVE PROJECTS

Land Use Planning

Town of Virden Zoning By-law

The Town of Virden is a thriving service centre in western Manitoba. Landmark Planning & Design worked with the Town of Virden in 2018 to prepare a comprehensive update of their zoning by-law. The by-law update included specific amendments to preserve the historic character of Virden's downtown area, updated use definitions and tables, the incorporation of cannabis retail regulations, introduction of accessible parking standards, revised flood protection standards and other pertinent updates. The new zoning by-law was adopted by Council in May 2019.

RM of Wallace-Woodworth Zoning By-law

Landmark Planning & Design provided the RM of Wallace-Woodworth with a substantial update to their zoning by-law. Notable changes included the introduction of refined urban zones, and the application of zones to the LUD of Elkhorn, which previously had no zones.

RM of Hanover Development Plan and Zoning By-law

The RM of Hanover is one of Manitoba's fastest growing communities. Bordered by the communities of Steinbach and Niverville, Hanover is faced with unique growth issues provided by urban growth and a vibrant agricultural sector. We have undertaken a detailed plan review for the RM in to facilitate projected growth into the future while protecting and enhancing Hanover's agricultural assets.

A detailed public engagement program forms the basis of the new plan. Our planning team has been working collaboratively with residents, the municipal council and Provincial departments to help formulate a vision to guide Hanover's growth and development into the future.

RM of Taché Zoning By-law

We crafted a new zoning by-law document for this rapidly growing municipality in Manitoba's Capital Region. The LUDs of Lorette and Landmark have been experiencing substantial amounts of multi-family development and a key feature of the new by-law was the inclusion of specific multi-family zones and detailed development standards.

RM of De Salaberry Development Plan and Zoning By-law

The RM of De Salaberry is located in southern Manitoba. We began working with the RM to craft a new development plan and zoning by-law in spring of 2016. Our planning team conducted public open houses and stakeholder meetings to gain insight and set the direction for the new plan.

White Horse Plains Planning District Development Plan

The White Horse Plains Planning District consists of the RM of St. François Xavier and the RM of Cartier. We worked closely with the District Board, both municipal Councils and local stakeholders to craft a new development plan for the Planning District. The Plan addresses several complex issues including flood-prone areas, proposed future highway upgrades and the growth demands facing communities in Winnipeg's Capital Region. The White Horse Plains Planning District Development Plan received third reading in November 2016. Both municipal zoning by-laws were also updated as part of this project.

Carman-Dufferin Planning District Development Plan and Zoning By-law

Located at the centre of Canada's farming heartland in south-central Manitoba, the Carman-Dufferin Planning District, established in 2013, required a development plan review. The goal of this review was to create a new and updated district development plan and zoning by-law to guide planning and development over the long-term. Through a collaborative community and stakeholder engagement process, the development plan review created a new overarching vision for how, where, and when development should occur within the Planning District.

St. Adolphe East Dike Secondary Plan

The Village of St. Adolphe undertook a comprehensive expansion of its flood-protected area. This Tri-partite project saw a new dike constructed providing flood protection to a 1-200 year flood level. We crafted a secondary plan to guide development within this new development area.

Public Consultation and Stakeholder Engagement

PTH 20/Edwards Creek Bridge Replacement

Working for Manitoba Infrastructure, Landmark Planning & Design Inc. with Stantec Consulting facilitated an options evaluation exercise, and public consultation process to communicate information related to the PTH20 Edwards Creek Bridge Rehabilitation project. Landmark's role was to gain stakeholder feedback concerning the project and assist with evaluation of options. Stantec Consulting provided the engineering and design for the project. A re-alignment of the intersection of PR 105N and PTH 20 was also identified as being key to the project.

Public Engagement was of particular importance to this project due to several residential properties being in close proximity to the bridge location, and the likelihood of property impacts and requirement for land acquisition. Primary stakeholder interests lie in the immediate vicinity of the bridge and with users of any local or provincial roads that may be modified as part of the construction of a new facility. Stakeholder feedback was reviewed to ascertain whether any project adjustments could be undertaken to mitigate any concerns raised.

Sustainability Planning

Pembina Valley Water Co-Operative (PVWC) Drought Plan

The PVWC serves over 59,000 people in a service area covering over 9,000 square kilometres in southern Manitoba covering over 9,000 square kilometres. In order to take a proactive approach towards drought planning, Landmark Planning & Design and the PVWC crafted a drought which provides a planning framework for drought mitigation, measuring, response and recovery. This was Manitoba's first drought plan.

Land Development and Planning Approvals

Jeff has worked on land development approvals throughout Manitoba for a variety of clients including small-scale and major developers, school divisions and government agencies.