



Welcome!

Coastal Planning Project Municipality of the District of Argyle

Public Open House
September 21 and 22, 2026

The display boards will provide you more information about the Project. Feel free to speak with a member of Argyle Staff and/or WSP to share your comments or ask questions.

Work Plan & Engagement Program

1

Project Kick-off

- Issues identification workshop with council

2

Background Review & Engagement

- Review information & hear from the community

3

Coastal Protection Approaches

- Coastal Protection Best Practice Review
- Review options and discuss directions with Council

4

Recommendations Report

- Prepare & present recommendations for Council's consideration

We want to hear from you!

Please take the community survey at
<https://www.surveymonkey.com/r/argyle-coastal> or
scan the QR code!



The Survey closes
October 2nd

Questions?

Rene Jeddry, Director of Protection Services /
Building Official
rjeddry@munargyle.com

About the Coastal Planning Project



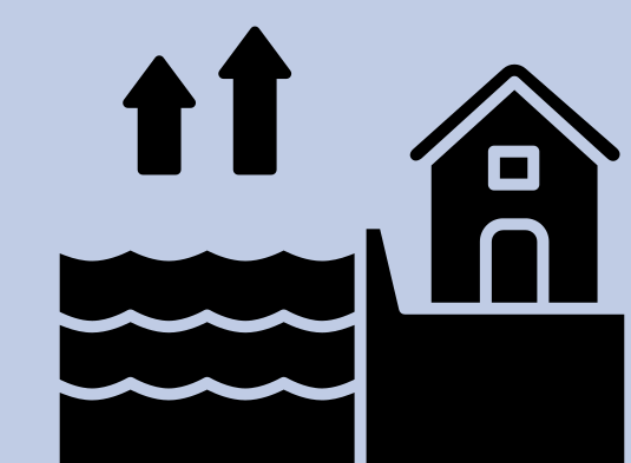
Why Is Coastal Planning Important in Nova Scotia?

- Nova Scotia's coastline is experiencing increasing impacts from climate change, including coastal flooding, erosion, storm surge, and sea level rise.
- The Province has developed coastal hazard mapping, guidance documents, and educational resources to help municipalities better understand and respond to these risks.
- Municipalities across Nova Scotia are exploring how land use planning can help reduce risk and support more resilient coastal communities.



Why Are We Doing This?

- This project will help the Municipality of Argyle better understand local priorities, opportunities, and challenges related to coastal areas.
- Recommendations will be developed based on community feedback and priorities to help guide future land use planning, decision-making, and coastal resilience in the Municipality.
- While many coastal assets and infrastructure are owned, managed, or regulated by provincial, federal, private, or other organizations, the Municipality can help address coastal challenges through land use planning and policy.
- Balancing environmental protection, community interests, property rights, and future development opportunities will be important considerations.



How Is This Project Supported?

- This project is supported through the Nova Scotia Federation of Municipalities (NSFM) Coastal Planning Support Program through *the Future of Nova Scotia's Coastline* initiative.
- The program provides funding to municipalities to implement community engagement, conduct research and prepare recommendations for future coastal planning considerations.

Current Coastal Planning in Argyle



The Municipality's current planning documents have policies and regulations that recognize coastal areas and some of the risks associated with erosion, flooding, storm surge, and sea-level rise.

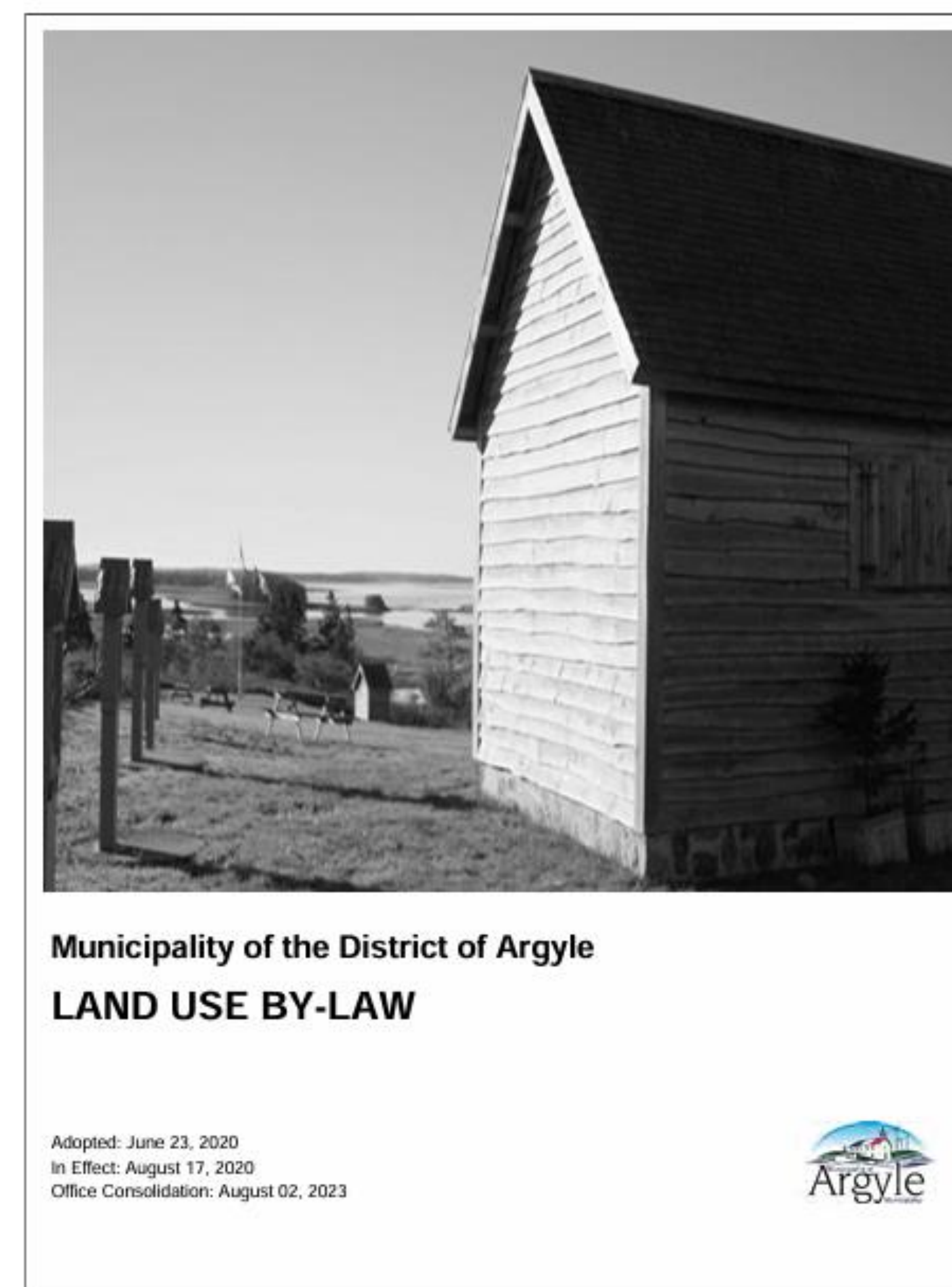
As part of this project, the Project Team is exploring whether additional policies or regulations should be considered to help manage future coastal risks.

Municipal Planning Strategy (MPS)

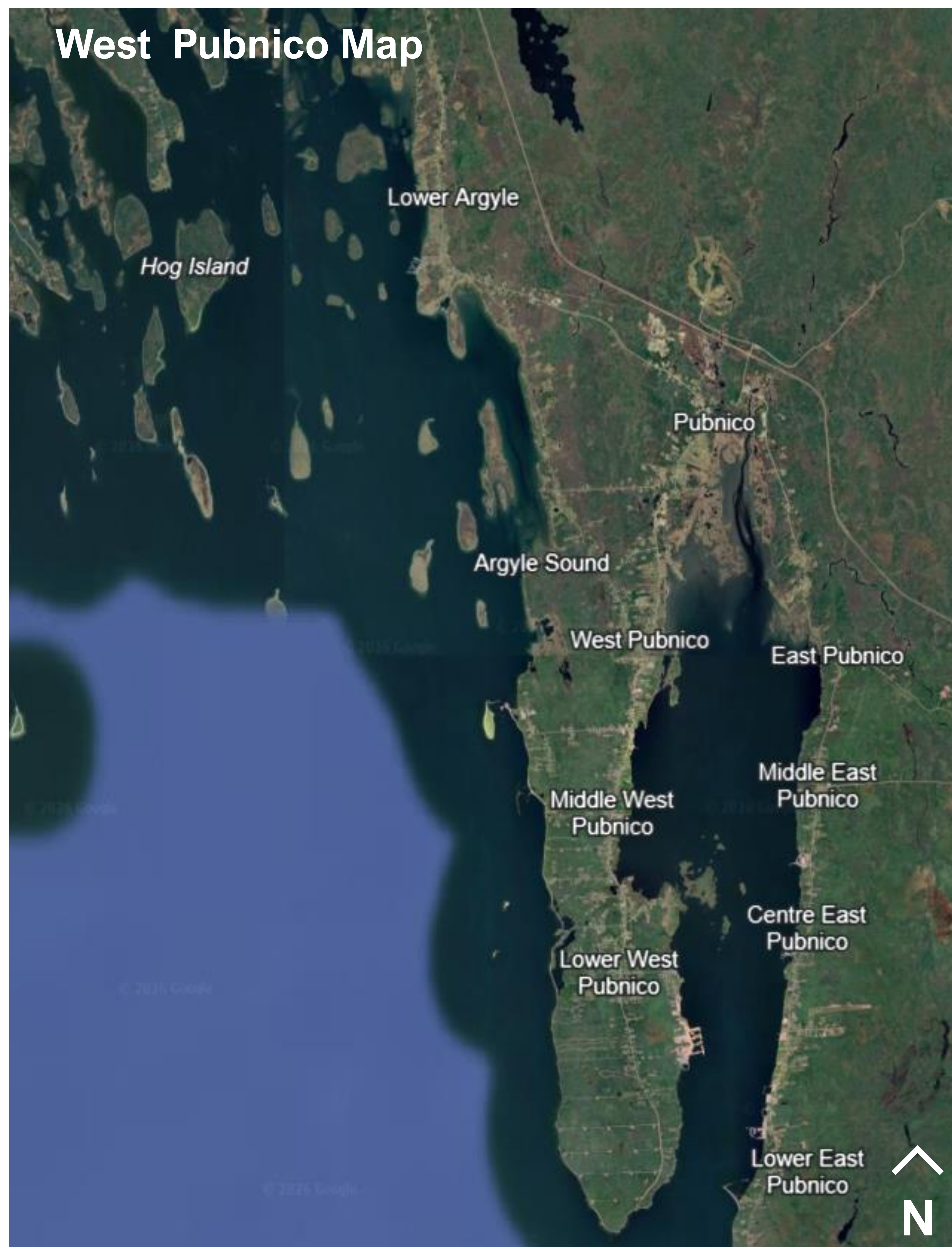
- Establishes a Coastal Communities (CC) designation which applies to lands and islands along Coastal areas.
- Recognizes risks from coastal erosion, flooding, storm surge, and sea-level rise, and supports conservation of shorelines, wetlands, beaches, and coastal areas.

Land Use By-law (LUB)

- Requires yards setbacks to be measured from the main building to the coastal features including watercourses, waterbodies, marshes, and steep slopes.
- Establishes dedicated Coastal Zones including the Coastal Community (CC), Coastal Community Industrial (CCI), and Coastal Wetlands (CW) zones.
- Identifies marine industrial areas potentially susceptible to coastal flooding and storm surge as per Municipal Climate Change Action Plan (MCCAP).
- Uses the high-water mark to interpret coastal zoning boundaries.



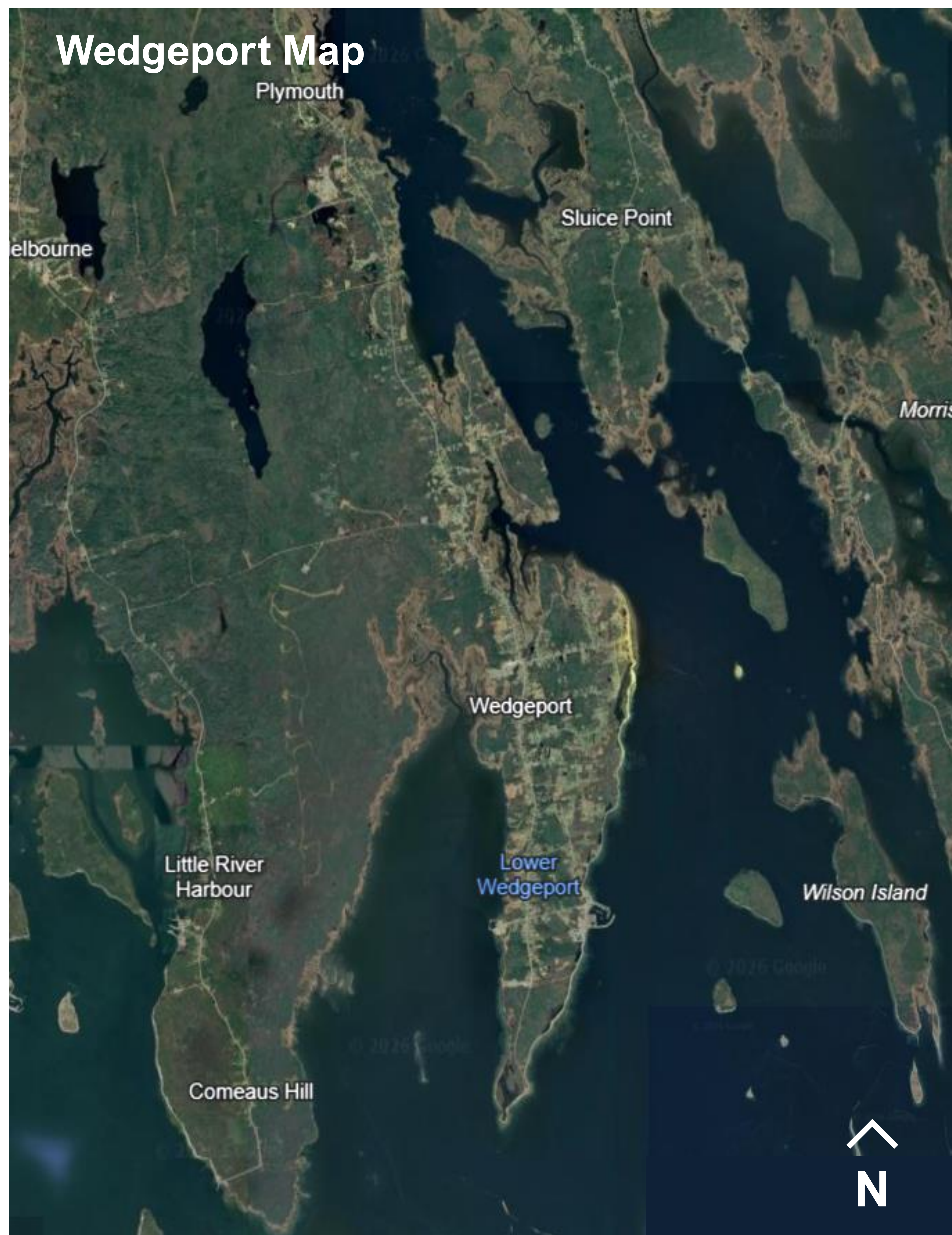
Understanding Coastal Experiences



 **DOT THE MAP!**

Use a **dot** to identify where you have **experienced** or **observed** coastal impacts in Argyle.

Understanding Coastal Experiences



 **DOT THE MAP!**

Use a **dot** to identify where you have **experienced** or **observed** coastal impacts in Argyle.

Coastal Community Priorities

What Coastal Related Impacts Concern You Most?

Place a dot underneath to your **top 3** answers!

Coastal Flooding of Homes,
Roads, Businesses, etc.

Coastal Erosion to
Shorelines, Beaches, Coastal
Land and Property

Environmental Damage to
Coastal Ecosystems

Damage to Private
Property

Impacts to Infrastructure
(Roads, Bridges, etc.)

Loss of Public Access to
Beaches, Shorelines & Coastal
Recreation Areas

Risks to Public Safety During
Storms and Extreme
Weather Events

Impacts on Fisheries,
Tourism, and other Coastal
Economic Activities

Loss of Natural Coastal
Features (Beaches, Dunes,
Wetlands, etc.)

Road Washouts & Flooding
Limiting Access to Essential
Services



Do You Have Any Other Concerns?

Use a sticky note to share!

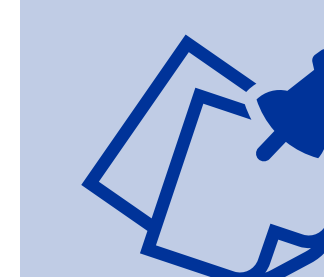
Planning for the Future

When planning for the future of coastal areas, what do you feel should be the highest priority for the Municipality?

Place a dot next to your **Top 2** answers!

People, Communities & Property	
Roads & Infrastructure	
Beaches, Parks & Public Access	
Fisheries, Tourism & Local Economy	
Coastal Ecosystems & Habitats	

Other areas that should be considered?

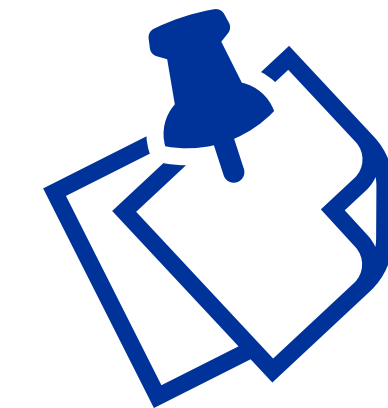


Use a sticky note to share your thoughts below!

Planning for the Future



What solutions or approaches would you support the Municipality in exploring to help address coastal hazards and manage future coastal development?



Use a sticky note to share your thoughts below!

Examples of Coastal Planning Approaches:

- Increasing public education and awareness
- Improving coastal monitoring and mapping
- Limiting new development in vulnerable coastal areas
- Encouraging nature-based solutions (e.g., dune/wetland restoration)
- Strengthening requirements for development in coastal areas (i.e., setbacks, increased elevations, technical studies, measures to reduce hazard risk)

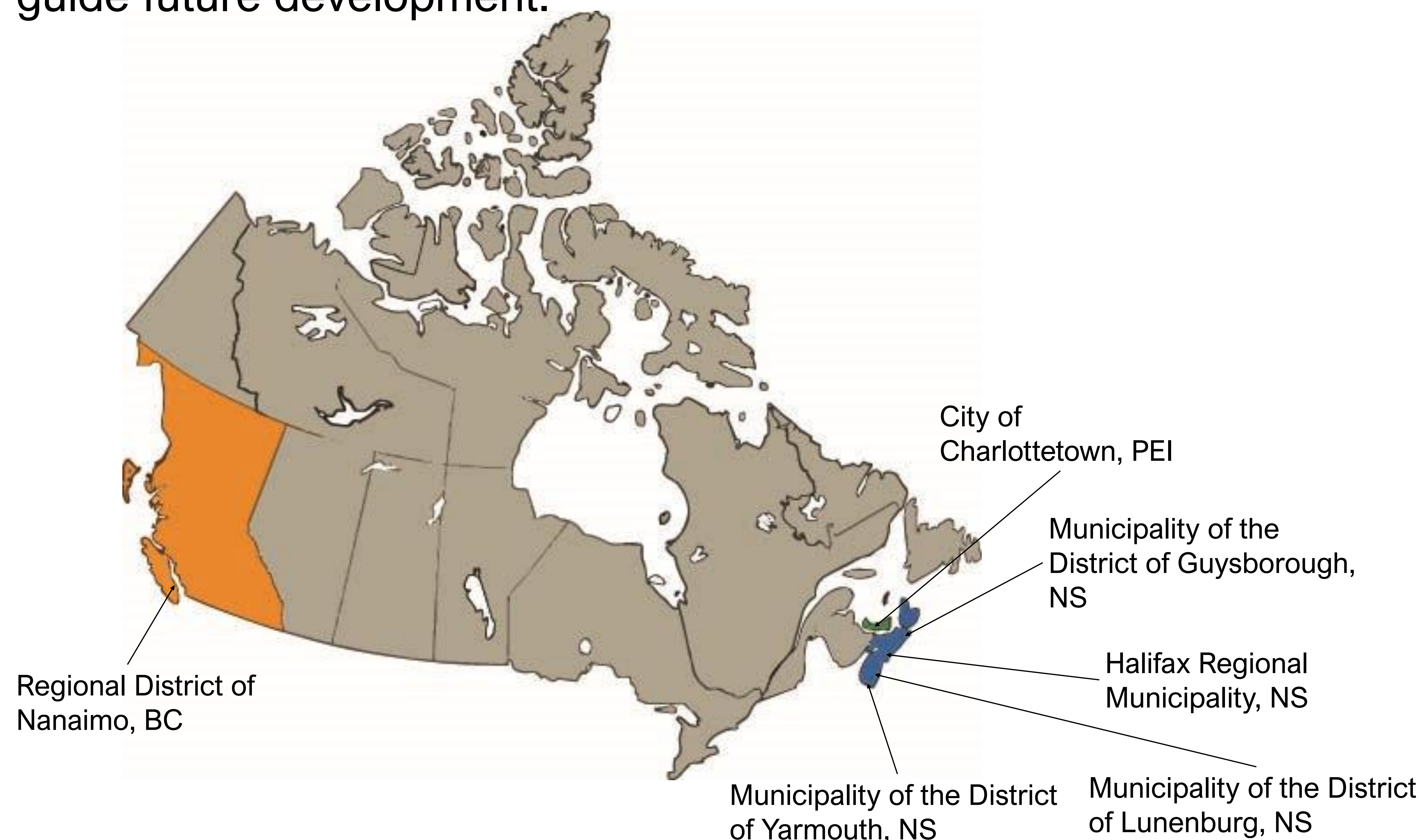
What Are Other Coastal Municipalities Doing?

To understand how coastal communities are responding to flooding, erosion, storm surge, and sea level rise through land use planning, the Project Team reviewed approaches used by 6 municipalities in Nova Scotia, Prince Edward Island, and British Columbia.

Common Coastal Planning Tools

- Coastal Hazard Mapping
- Development Setbacks from Shorelines
- Minimum Building Elevations
- Regulations for development in hazard-prone locations
- Protection of existing homes and buildings

While approaches differ between municipalities, most coastal communities use a combination of these tools to reduce risk and guide future development.



Key Findings

Most municipalities use minimum shoreline setbacks

- Every municipality reviewed uses some form of horizontal setback or buffer from the shoreline.

Many municipalities also require minimum elevations

- Buildings are required to be constructed above a specified elevation to reduce flood risk.

Approaches vary significantly

- Requirements differ based on local coastal conditions, available hazard information, existing development patterns, and provincial regulations.

There is no one-size-fits-all solution

- Coastal planning frameworks range from simple shoreline setbacks to more comprehensive systems that combine mapping, development standards, technical studies, and approval processes.

Learn More and Stay Involved



What Happens After this Open House?

1

Review input

Public comments and survey responses will be reviewed alongside available background information.

2

Explore approaches

Potential coastal planning approaches will be developed based on community input and priorities.

3

Prepare recommendations

A recommendations report will be prepared for Council's consideration.

We want to hear from you!

Please take the community survey at <https://www.surveymonkey.com/r/argyle-coastal> or scan the QR code!



The Survey closes
October 2nd

Want to Learn More About Protecting Your Lands?

The Province offers numerous resources and planning tool to support Nova Scotians plan for the effects of climate change.

Nova Scotia Coastal Hazard Map:

- An online mapping tool which illustrates what sea level rise and storm surge could look like today and in the years 2050 and 2100.

Coastal Adaptation Toolkit:

- The toolkit helps Atlantic rural coastal communities and property owners plan for the effects of climate change.

Safeguarding Your Coastal Property Guide:

- A guide to assist Nova Scotians in managing a coastal properties and provides an overview of coastal hazards, coast-friendly practices, and resources to protecting properties.

Nature-Based Solutions Guide:

- A guide on how to restore, enhance or mimic natural processes that can help reduce the impacts of coastal erosion and flooding.

Support for Realtors:

- A video guide and checklist for purchasing coastal homes in Nova Scotia to guide realtors and their clients to make informed decisions when considering a coastal property purchase.

Resources can be accessed online at

<https://novascotia.ca/coastal-climate-change/>