

## Executive Summary

Rural municipalities often have dynamic landscape, historical heritage and significant natural resources including a mountain, river, and natural habitat. These valuable assets in rural settings should be identified and inventoried in order to develop a land use master plan. The land use plan should seek to balance rural municipalities' economy, environment, and society and should balance current demands and future demands.

This report chooses waterfront lands of the Township of South Stormont, Ontario as a case study area, where a secondary plan is required. The Rural Environmental Planning (REP) method is chosen as a primary method and it is applied to a land use SWOT analysis. The strengths, weakness, opportunities, and threats of proposed and current land use projects are identified and assessed through rural environmental analyses.

The following rural assets are identified as valuable rural assets in this study area: landscape, floodplain lands, wetlands, a recreational trail, and historic heritage. These assets should be protected from further intensive developments.

Secondary data are used for the analysis. Since secondary data have been collected for other studies and therefore data often contain deliberate or unintentional bias, multiple sources of information from several stakeholders were collected for the purpose of this study.

This report achieved the method to undertake the SWOT analysis by applying the concept of Rural Environmental Planning and the study on rural amenities. Finally, several land use projects are recommended and a suggestion on future technical committees is given for the South Stormont's Waterfront Master Plan Development Project.