

Sustainable Halton

Overview of ROPA 38

Public Open House

October, 2009



What is ROPA 38 about?

- Fulfilling the provincial requirements under the Growth Plan, the Greenbelt Plan, the Provincial Policy Statement (2005), and the Region's obligations under the Georgetown settlements.
- Delivering Sustainability
 - *Strong, vibrant, healthy complete communities*
 - *Enhanced Natural Heritage System*
 - *Supporting a strong, sustaining Agriculture industry*
 - *Principles of sustainability in land use decision making*
- Incorporating Council's direction in the Directions Report and the Preferred Growth Option

But more importantly, ROPA 38 is about ...

- Recognizing that the traditional business-as-usual planning decisions and development patterns pose a risk to quality of life in Halton.
- A continued planning approach with fundamental changes to ensure quality of life in Halton will sustain and improve in the future.
- If we don't make some fundamental changes, Council's vision of sustainable, healthy and complete communities is at jeopardy.

Fundamental Changes in ROPA 38

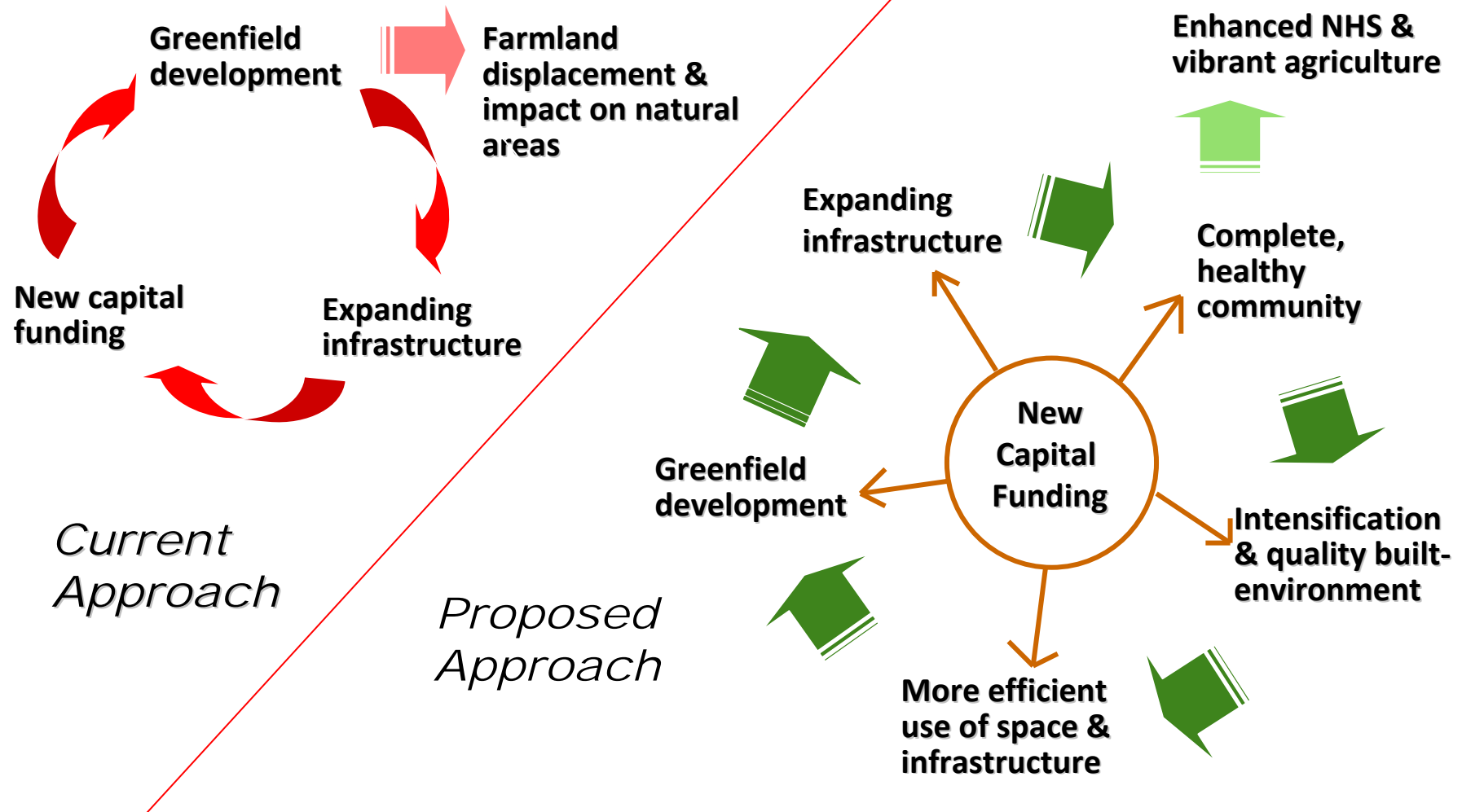
Instead of doing:

- individual urban area expansion
- just hard infrastructure to support growth
- focus on greenfield development
- auto-dependent lifestyle & patterns
- Halton as a suburban community

Policy Shift Towards:

- comprehensive approach to Urban area expansions supporting healthy complete community building
- both hard and community infrastructure including human services
- balance between intensification and greenfield development
- choice of cleaner, more sustainable travel modes
- a systems approach to the protection and enhancement of our Natural Heritage

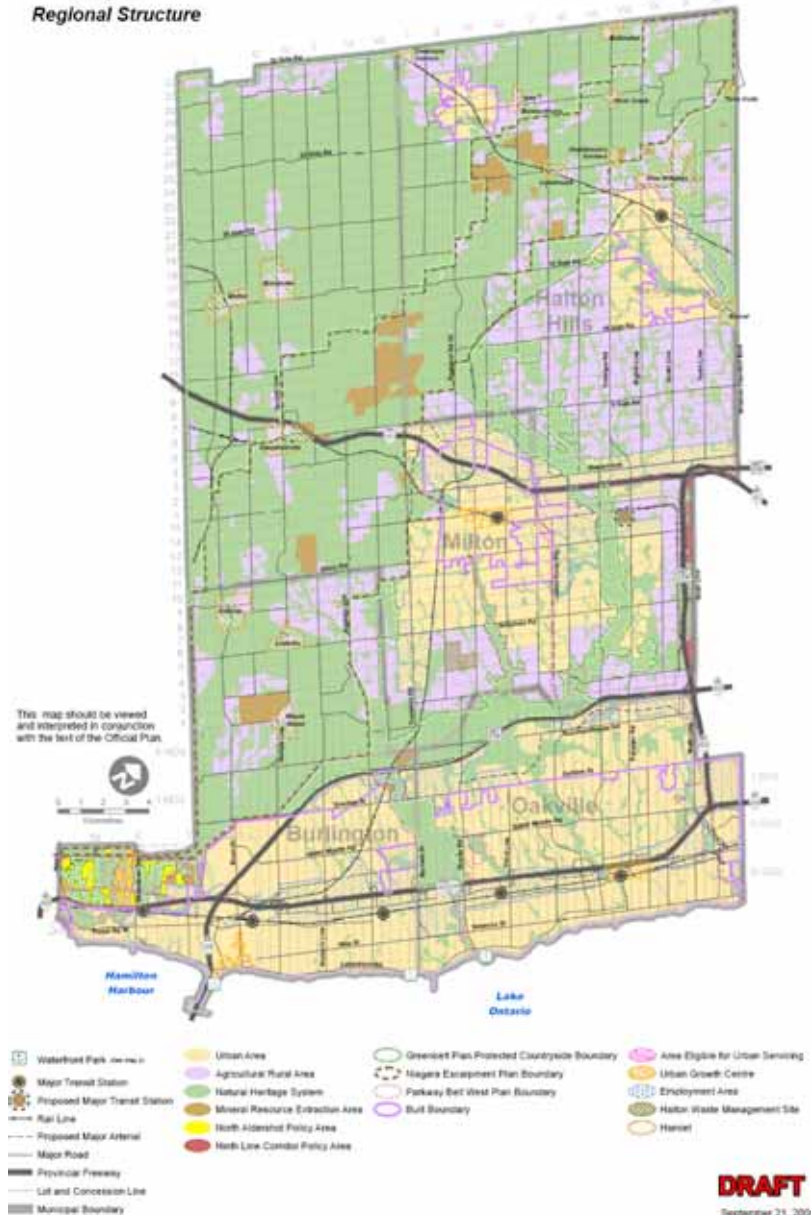
A FRESH APPROACH TO DEVELOPMENT



Proposed ROPA 38: Map 1

- **7 Key Designations:**
 - Urban Area
 - Agricultural Rural Area
 - Mineral Resource Extraction Areas
 - Natural Heritage System
 - Regional Waterfront Parks
 - North Aldershot Policy Areas
 - Ninth Line Corridor Policy Area

Map 1
Regional Structure



DRAFT
September 21, 2009

How is this delivered through ROPA 38?

In the Urban Area:

- Not business as usual
- ROPA 38 proposes policies and identify
 - *Employment areas*
 - *Urban Growth Centres*
 - *Major Transit Station areas*
 - *Intensification areas through policy*
 - *Built Boundary as established by the Province*

How is this delivered through ROPA 38?

In the Urban Area (continued):

- From 2015 onwards, Regional Council will ensure 40% of all new residential development will be within built up areas. This intensification target will be achieved through
 - *each Local Municipality has its own intensification target, not dependent on others' performance*
 - *annual monitoring to Regional Council with recommendations for action*
 - *Greenfield development will be dependent on intensification*

- Make all intensification sites development-ready
 - *servicing & transportation capacities will be made available as a Regional priority*
 - *all sites will be pre-zoned within 1 year of the approval of the Local Official Plan or its amendments*

How is this delivered through ROPA 38?

In the Urban Area (continued):

- The Growth Plan requires a combined minimum density target of 50 people and jobs per gross hectare for Greenfield area development. This density targets will be achieved and monitor through the detailed land use plans in Local Official Plan and its amendments

How is this delivered through ROPA 38?

In the Urban Area (continued):

- Require community infrastructure plans in area specific plans
- Local Plans to specify minimum densities in all intensification areas
- Set specific housing targets:
 - *medium & high densities combined at 50% or more of new units*
 - *Affordable Housing at 30% or more of new units*
 - *rental conversion only permitted when vacancy rate is 3% or higher*

How is this delivered through ROPA 38?

In the Agricultural Rural Area:

- Normal farm practices recognized as part of agricultural operation
- Horticultural contractor services permitted subject to stringent conditions limiting its scale & impact and only if permitted in Local Official Plan
- Remove Wayside Pits and Quarries and Cemeteries above the Escarpment brow as a permitted use
- Develop and implement programs and plans to support and sustain agriculture in the Region

How is this delivered through ROPA 38?

In the Natural Heritage System (NHS):

- NHS is proposed as a single designation on Map 1.
- The policies of the NHS recognize the importance of both the NHS and agriculture.
- Above the Escarpment Brow:
 - *NHS policies reflect requirements of the Provincial Greenbelt Plan*
 - *Provides a refinement of the greenbelt constraints.*
 - *Provides greater certainty and clarity for the permitted uses*
 - *Provides no greater constraint than what exists today on agriculture*
- NHS in the Urban Area is “no development”

How is this delivered through ROPA 38?

In the Natural Heritage System (NHS) (continued):

- At the end of the day:
 - *ROPA 38 achieved the delicate balance between a NHS and continued support for the agricultural industry*
 - *Significant education is required concerning the NHS*
 - *Staff will continue to work with the stakeholders to create a balanced approach to ensure Agriculture and the NHS complement each other*

How is this delivered through ROPA 38?

Mineral Aggregates:

- Policies create a made-in-Halton solution and address the minimum requirements set by the Province to allow such uses
- Pre-application consultation based on a Reference Manual
 - *documentation of overall impact of all quarries affecting Halton's Natural Heritage System*
 - *best practices for mitigating impact & restoration*
 - *reports and materials required to support licence application*
- Processing facilities allowed only for extracted materials on site
- Cumulative impact of all quarries to be studied and monitored

How is this delivered through ROPA 38?

Mineral Aggregates (continued):

- On-going monitoring through State of Aggregate Resource Report every 2 years
 - *current extent of quarry activities*
 - *destinations of quarry materials*
 - *history of complaints and their dispositions*
 - *history of licence or site plan violations & their dispositions*
 - *progress of rehabilitation & adaptive management plans*
 - *assessment of cumulative impact on NHS*
 - *status of active & in process licence applications*

How is this delivered through ROPA 38?

Mineral Aggregates (continued):

- On-going monitoring through Aggregate Resources Act
 - *ask the Province to review licence & site plan conditions of all active quarries at least once every 5 years, and amend the Act to mandate such reviews*
 - *seek delegation to Region and Conservation Halton's in the review and enforcement of licence & site plan conditions*
 - *ask the Province to set up a fund to safeguard defaults in rehabilitation or adaptive management*
- Map of mineral resources provided as an overlay

How is this delivered through ROPA 38?

On Sustainability

- Principles of sustainability, as endorsed by Council, have been threaded through the whole Plan
- Healthy Community Guidelines is the key document to put theory into practice
- Recognition for air quality referenced throughout the Plan
- Green Projects Advisory Committee in the old Plan has been re-constituted as Sustainability Advisory Committee with new mandates (see recent staff report)

How is this delivered through ROPA 38?

Implementation

- Plans and the Planning Process
- Guidelines and Advisory Committees
- Implementation of Special projects
- Monitoring
- Governance and Fiscal Measures

Next Step:

- Public Open House:
 - *October 14, 2009: Milton Seniors' Activity Centre, 500 Child's Drive, Milton*
 - *October 15, 2009: The Hall, Mold-Masters Sportsplex, 221 Guelph Street (Hwy #7), Halton Hills*
 - *October 20, 2009: St. Bernadette School, 1201 Heritage Way, Oakville*
 - *October 21, 2009: St. John School, 653 Brant Street, Burlington*
 - *November 3, 2009: Bishop Reding Catholic Secondary School, 1120 Main Street E., Milton*
 - *November 4, 2009: Notre Dame Catholic Secondary School, 2333 Headon Forest Drive, Burlington*
 - *November 5, 2009: Holy Trinity Catholic Secondary School, 2420 Sixth Line, Oakville*
 - *November 10, 2009: Christ the King School Catholic Secondary School, 161 Guelph Street, Halton Hills*

- Deadline for written comments: November 12, 2009

- Statutory Public Meeting: December 2, 2009 at 1:30 pm

- Council consideration and adoption: December 16, 2009 at 9:30 am

Thank You