

Town of Georgina Official Plan Review



Section 26(3)(b) of the *Planning Act* Special Meeting of Council

Wednesday, December 11, 2013

Background

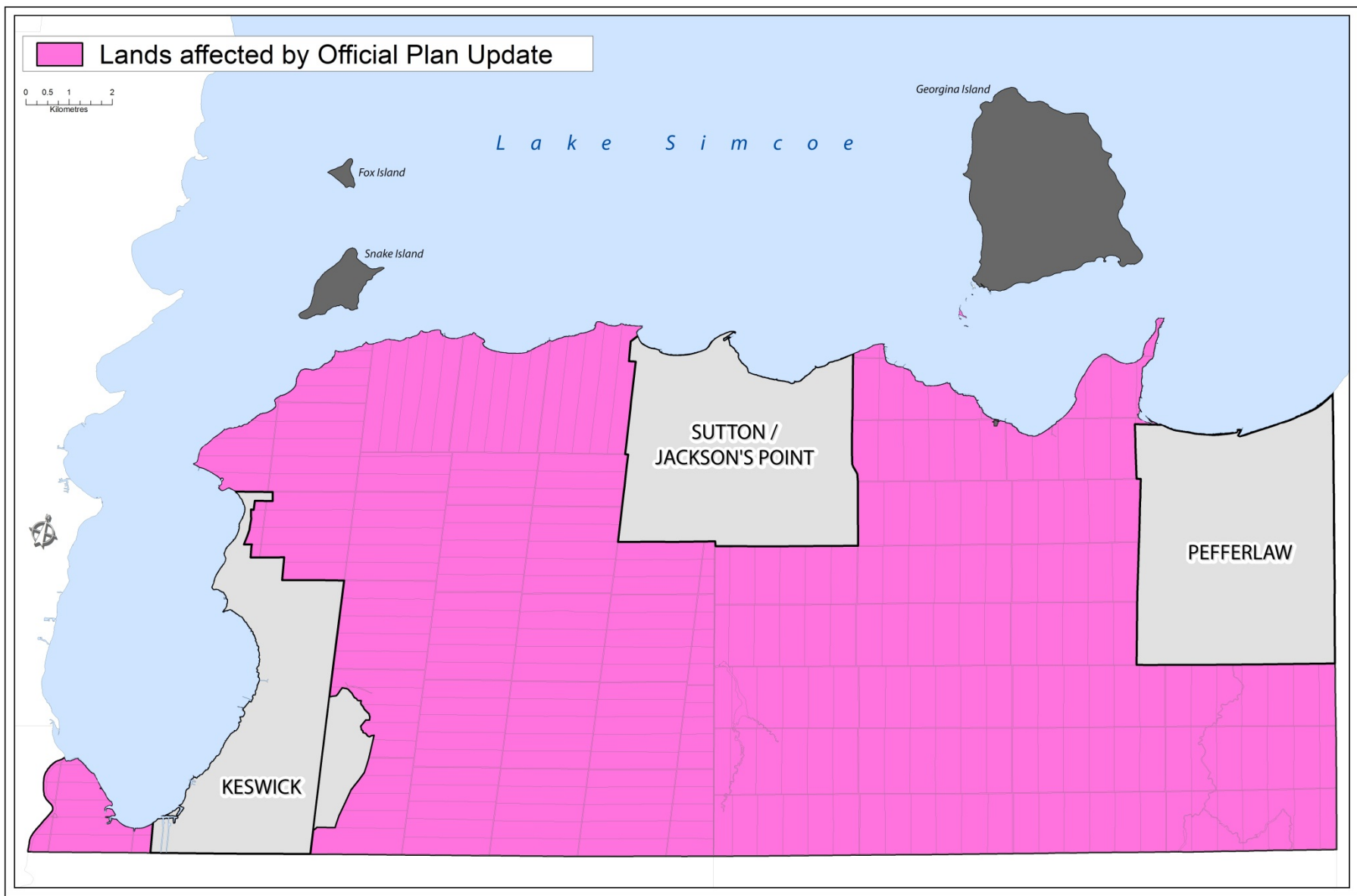
- Review authorized in October 2012
- Focus of Review:
 - vision, guiding principles and objectives
 - general policies and mapping
 - land use designations and policies for lands outside of the approved Secondary Plan Areas (Keswick, Keswick Business Park, Sutton/Jackson's Point & Pepperlaw)



Background

- MHBC Planning, Urban Design & Landscape Architecture retained in September, 2013
- Steering and Technical Advisory Committees





What is an Official Plan?

- Long range planning policy document
- Contents of Official Plan

→ Sec. 16(1) of *Planning Act* states that:

An Official Plan shall contain:

- a) goals, objectives and policies, established primarily to manage and direct physical change and the effects on the social, economic and natural environment of the municipality or part of it, or an area that is without municipal organization; and*

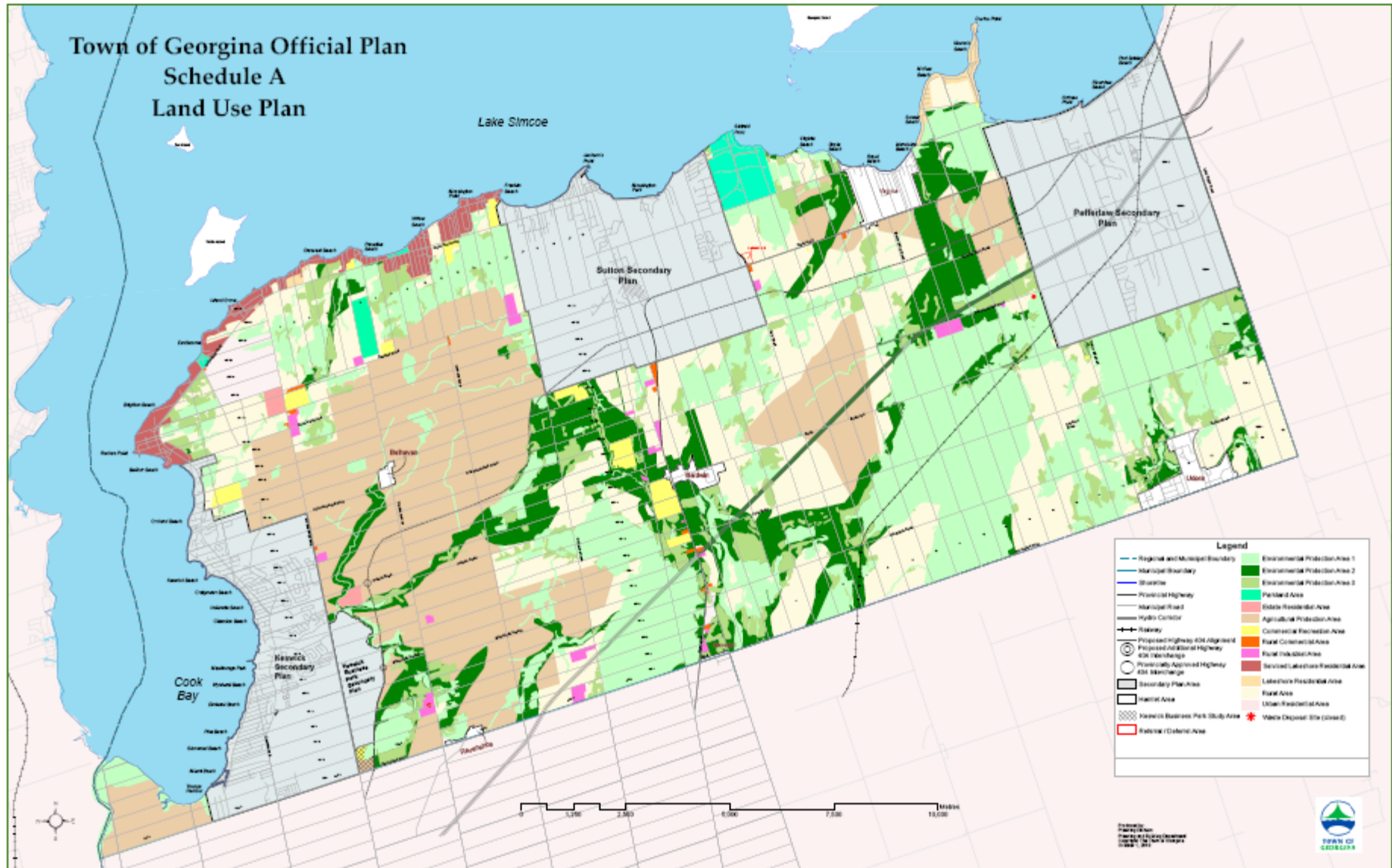


What is an Official Plan?

- Local Official Plans must be reviewed on a regular basis to ensure:
 - conforms with upper-tier Plan (York Region)
 - conforms with or does not conflict with Provincial Plans
 - has regard to matters of Provincial interest
 - is consistent with Provincial Policy Statements



Current Official Plan



Major Considerations in the Review



Current Tasks

- **Background Research and Policy Review:**

- base maps
- relevant studies and previous Official Plan amendments
- draft Planning Policy Review
- natural features mapping
- Technical Advisory Committee and Steering Committee meetings



Workshop No.1

November 15, 2013

- **Vision, Guiding Principles, Objectives**



Section 26(3)(b)

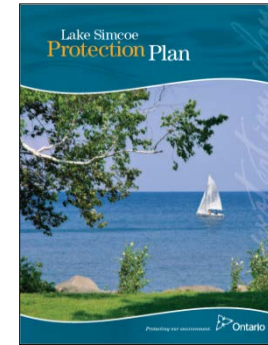
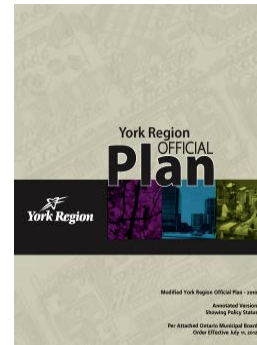
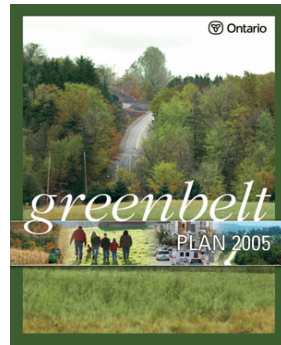
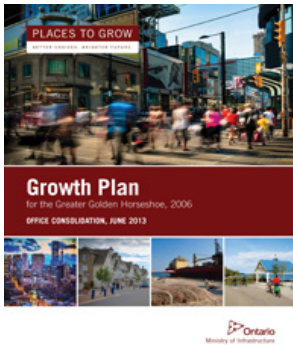
Special Meeting of Council

- Before making revisions to the Official Plan, the *Planning Act* requires that a Special Meeting of Council be held, open to the public, to discuss the revisions that may be required
- Provides an opportunity for the public to offer comments to Council regarding any issues or matters that should be considered in the Official Plan Review



Potential Revisions

- Planning framework changes at the Provincial and Regional level



- Newly created or amended legislation (*Accessibility for Ontarians with Disabilities Act, Clean Water Act etc.*)



Potential Revisions

- **Vision, Guiding Principles, Objectives**

- current Provincial and Regional planning framework
- local needs and priorities

- **Sustainability**

- core theme
- environmental, economic, social and community sustainability
- efficient development and land use patterns to support long term financial sustainability
- renewable energy
- climate change



Potential Revisions

- **Environment:**

- Regional Greenlands System

- updated mapping of key natural and hydrological features

- source water protection mapping and policies

- permitted uses in Environmental Protection Areas

- Lake Simcoe Protection Plan policies



Potential Revisions

- **Agricultural and Rural Areas**

→ mapping and policies for agricultural and rural areas to be updated to implement Provincial Plans and York Region Official Plan



Potential Revisions

- **Growth and Settlement**

- Georgina population and employment targets/forecasts in York Region Official Plan
- continue to target the majority of growth to Keswick and Sutton/Jackson's Point
- existing boundaries of Hamlets and the Serviced and unserviced Lakeshore Residential Areas to be reviewed
- Maple Lake Estates

Year	Population	Employment
2006	44,600	8,000
2013	47,300	--
2016	52,800	11,000
2021	57,900	13,900
2026	63,900	17,400
2031	70,300	21,200
Change	+23,100	+13,200

*Source: York Region Office of the CAO, Long Range Planning Branch based on Statistics Canada and CMHC Housing Completion Date
Note: Population figures include an adjustment for the census undercount. Population changes 23,100 measured from 2013



Potential Revisions

- **Employment**

- distribution of the Town's 2031 employment target
- majority of employment lands found in Secondary Plans
- protect designated employment lands
- other employment opportunities in Rural/Agricultural areas

Year	Population	Employment
2006	44,600	8,000
2013	47,300	--
2016	52,800	11,000
2021	57,900	13,900
2026	63,900	17,400
2031	70,300	21,200
Change	+23,100	+13,200

*Source: York Region Office of the CAO, Long Range Planning Branch based on Statistics Canada and CMHC Housing Completion Data
Note: Population figures include an adjustment for the census undercount. Population changes 23,100 measured from 2013



Potential Revisions

- **Accessibility**

→ transportation, trails, parks, housing and land use designations

→ barrier free design



Potential Revisions

- **Cultural Heritage and Archaeological Resources**

→ review in accordance with York Region Official Plan (i.e. updated archaeological assessment process)



Potential Revisions

- **Housing**

- affordable housing policies (setting minimum targets for affordable housing)
- full range and types of housing
- Town-wide allocation for housing within and outside of the Secondary Plan Areas



Potential Revisions

- **Transportation**

- active transportation
- road hierarchy and Highway 404 corridor
- land use and development on private roads and unopened road allowances



Potential Revisions

- **Basis for Secondary Plans**

- guidance on matters to be addressed, and content to be contained in Secondary Plans
- relationship between “parent” Plan and Secondary Plans (implementing the vision, guiding principles and objectives)



Submissions Received To Date

North Gwillimbury Forest Alliance

- Official Plan policies should:
 - prohibit development in wetlands within the North Gwillimbury Forest (NGF)
 - prohibit development in woodlands within the NGF that are determined to be significant, based on the criteria in the Regional Plan
 - provide clear direction to ensure that the Zoning By-law will be amended to conform to these policies



Submissions Received To Date

North Gwillimbury Forest Alliance cont.

- no exemptions from these policies beyond what is required by the Regional Official Plan
- extend Official Plan policies to protect all wetlands and significant woodlands throughout the review area



Submissions Received To Date

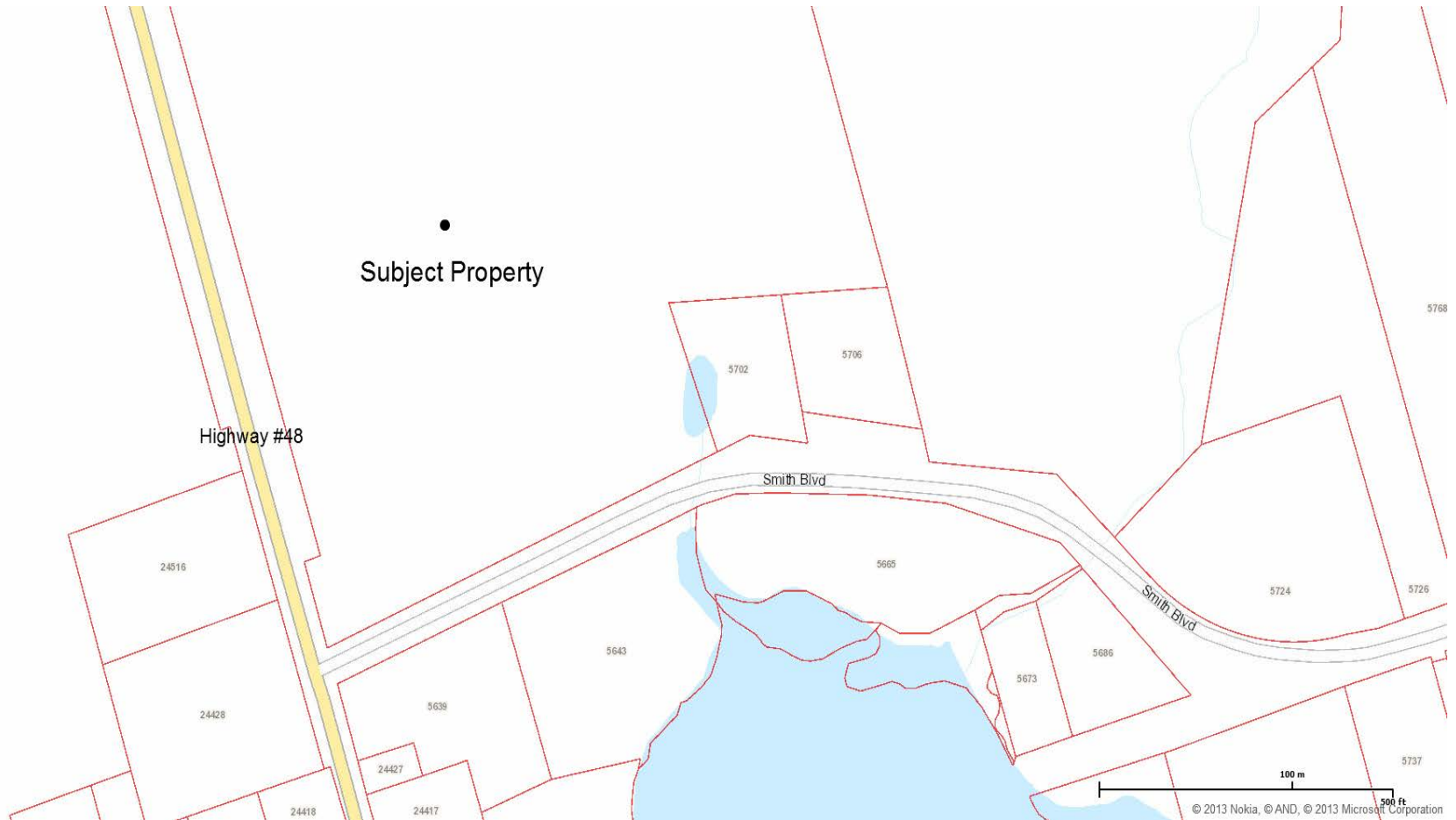


Smith Blvd. (Roll No. 015-545)

→ request to be included in the Baldwin Hamlet boundary



Smith Blvd.



bing



Submissions Received To Date



9489 Morning Glory Road

- Pefferlaw Secondary Plan (boundaries being reviewed)
- requesting residential designation



9489 Morning Glory Road



Submissions Received

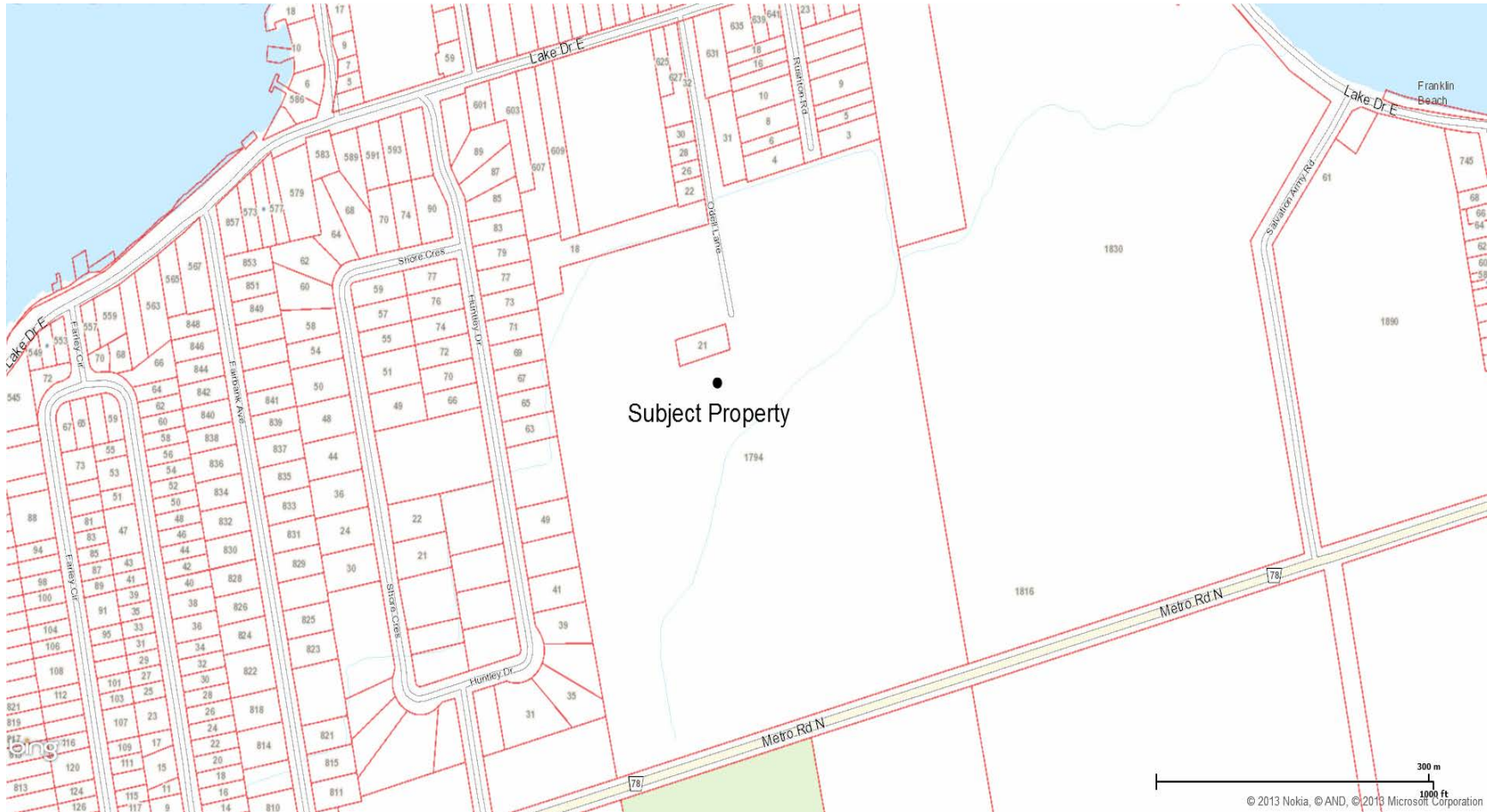


1794 Metro Road North

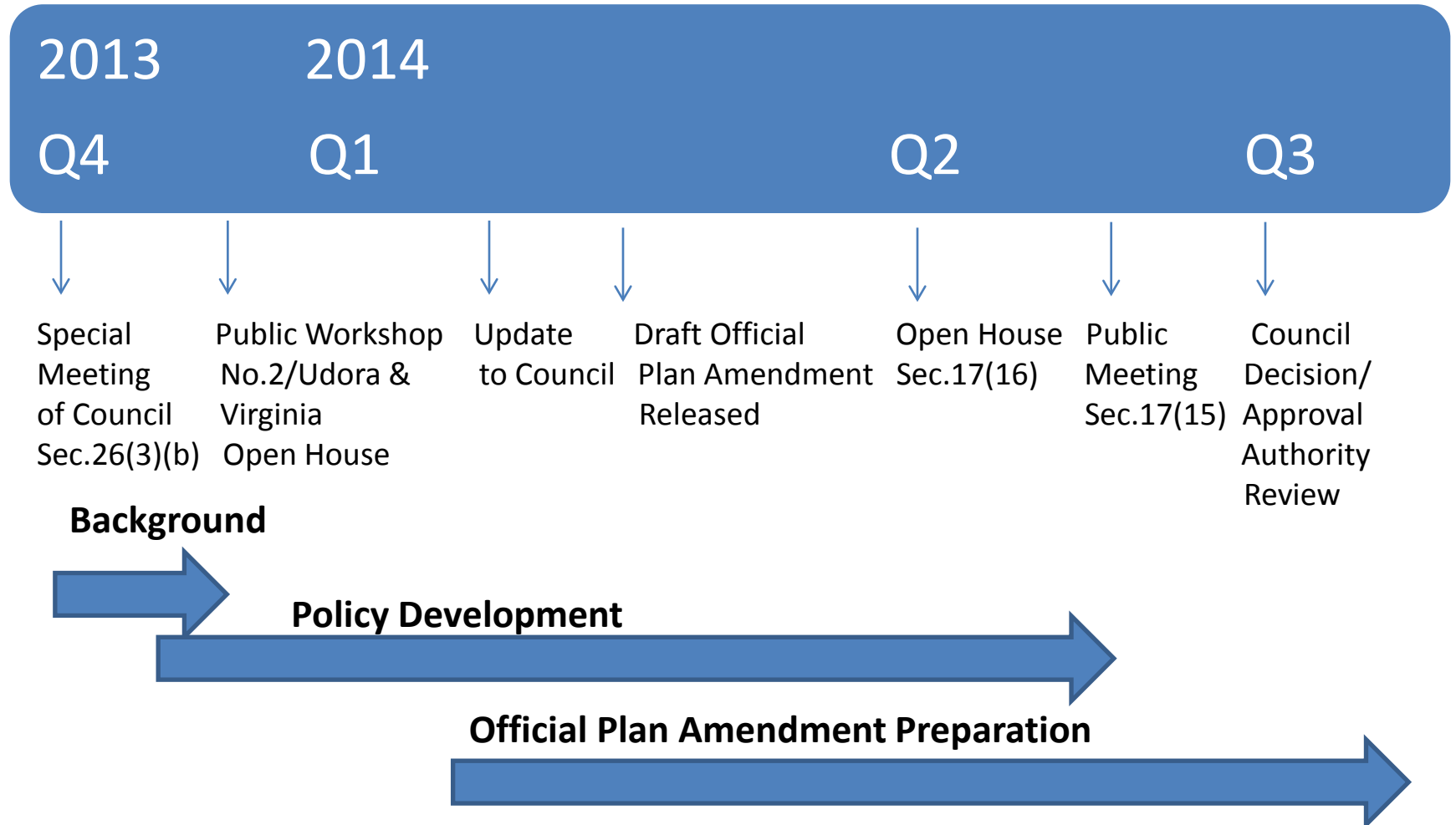
→ include property for development in whole or in part or do not make a decision until such time as the Environmental Impact Study being undertaken is completed



1794 Metro Road North



Project Timing



Public Consultation Process

- Workshop No.1 – November 14, 2013
- Section 26(3)(b) Special Meeting of Council
December 11, 2013
- Workshop No.2/Udora & Virginia
Open Houses – January 2014
- Section 17(16) Open House
March/April 2014
- Section 17(15) Public Meeting - May/June
2014



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