



County Official Plan Review

Process and Key Phases

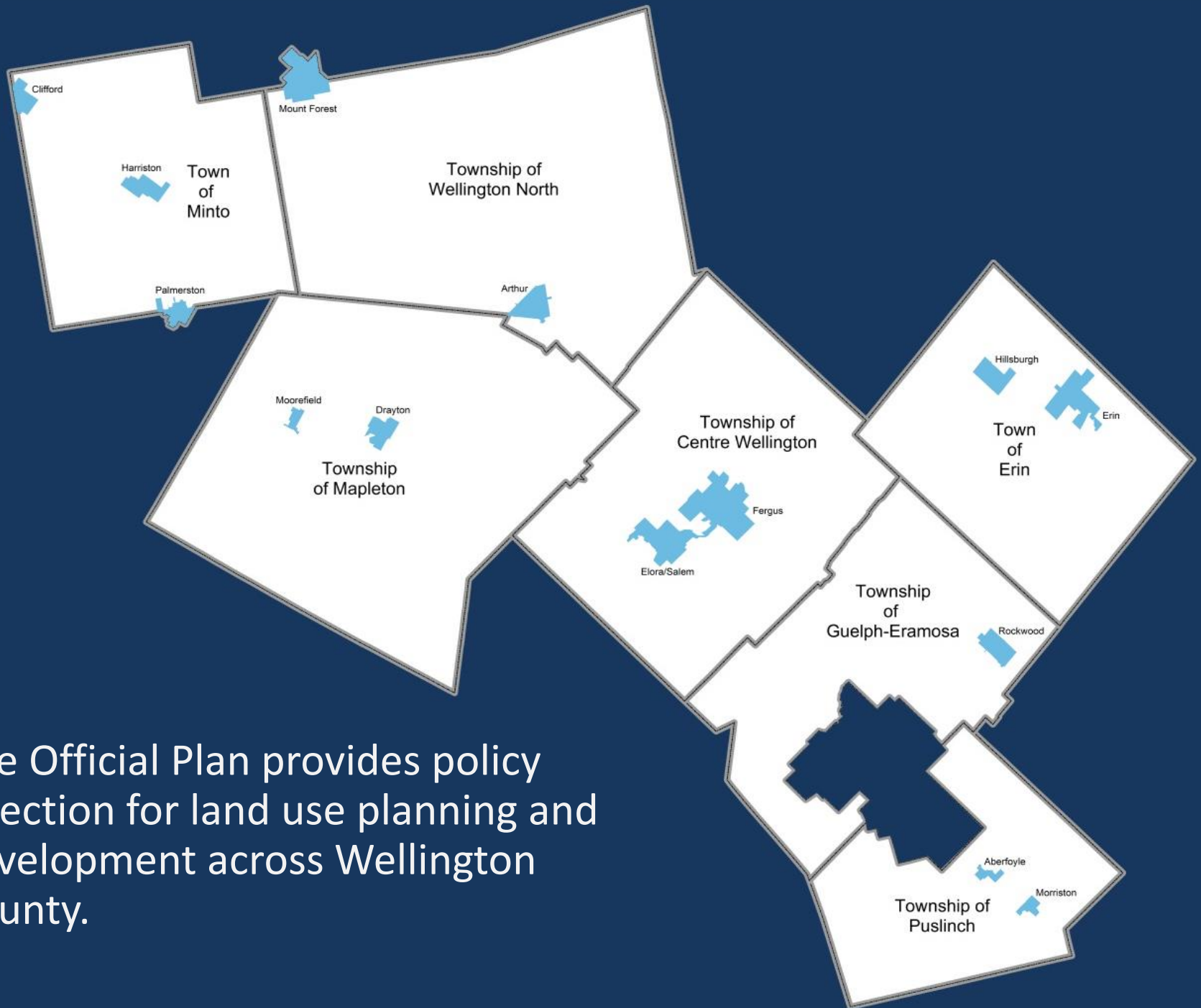
County of Wellington
Planning and Development Department

Council Presentation
Township of Mapleton
October 22, 2019

Why we are here....



- Provide overview of September 2019 County report
- Share information about the project
- Start collaborating early
- Listen to Council and take back questions, comments, suggestions for further consideration



The Official Plan provides policy direction for land use planning and development across Wellington County.

Keeping the Official Plan Current

5-year Review

Greenbelt Plan and
(non-MCR) Growth
Plan conformity

Matters of
provincial interest

PPS consistency

MCR

Growth Plan –
Municipal
Comprehensive
Review (MCR)
conformity

Standalone Reviews

May address policy
matters through
separate
amendments



Municipal Comprehensive Review (MCR)

MCR

Growth Plan - MCR conformity

Top priority

Required by provincial Growth Plan

Completion deadline of July 2022

Subject to provincial approval and is non-appealable

KEY COMPONENTS

- A hierarchy of settlement areas and of strategic growth areas within them, across the County
- Servicing
- Land needs assessment
- Strategies to address intensification, employment, housing, excess lands, climate change, Indigenous consultation, etc.
- Transportation
- Agricultural System and Natural Heritage System mapping and policy direction



5-year Review

5-year Review

Greenbelt Plan and (non-MCR) Growth Plan conformity

Matters of provincial interest

PPS consistency

Planning Act requires municipalities to keep their official plans up to date every 5 years

County completed last 5-year review in 2014

Subject to provincial approval and is non-appealable

KEY COMPONENTS

- Greenbelt Plan, 2017
- Provincial Policy Statement, 2014 (currently under review)
- Significant amendments to the Planning Act through:
 - Bill 73, the Smart Growth for Our Communities Act, 2015
 - Bill 139, the Building Better Communities and Conserving Watersheds Act, 2017
 - Bill 34, Green Energy Repeal Act, 2018
 - Bill 108, the More Homes, More Choice Act, 2019
- Updates to Source Water Protection Plans



Standalone Reviews

Standalone Reviews

May address policy matters through separate amendments

Not currently suggesting this approach, but it is an available option for some policy areas if needed

EXAMPLES OF POTENTIAL TOPICS

- Climate change
- Source protection plan updates
- Community improvement plans



Joint MCR and 5-year Review

Consultation Throughout  	PHASE 1 Setting the Stage Fall 2019 – Spring 2020	<ul style="list-style-type: none"> ▪ Background review* ▪ Initiate key MCR background studies ▪ Prepare communications and engagement plan ▪ Official project launch ▪ Develop key themes
	PHASE 2 Technical Analysis, Issues and Opportunities 2020	<ul style="list-style-type: none"> ▪ Continue work on MCR background studies ▪ Provincial Policy Statement review ▪ Greenbelt Plan Review ▪ Identify other county and/or local policy priorities
	PHASE 3 Options 2020 – 2021	<ul style="list-style-type: none"> ▪ Prepare policy option discussion papers on key theme areas based on MCR background studies, community engagement and Council input ▪ Report on Provincial Policy Statement consistency, Greenbelt Plan conformity and other policy priorities ▪ Prepare Draft Official Plan Amendment
	PHASE 4 Final Draft Official Plan Review 2021 – early 2022	<ul style="list-style-type: none"> ▪ Prepare final Draft Official Plan Amendment ▪ Follow Planning Act requirements for Official Plan Amendment

* NOTE: County staff has commenced work to update employment and residential land inventory updates





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