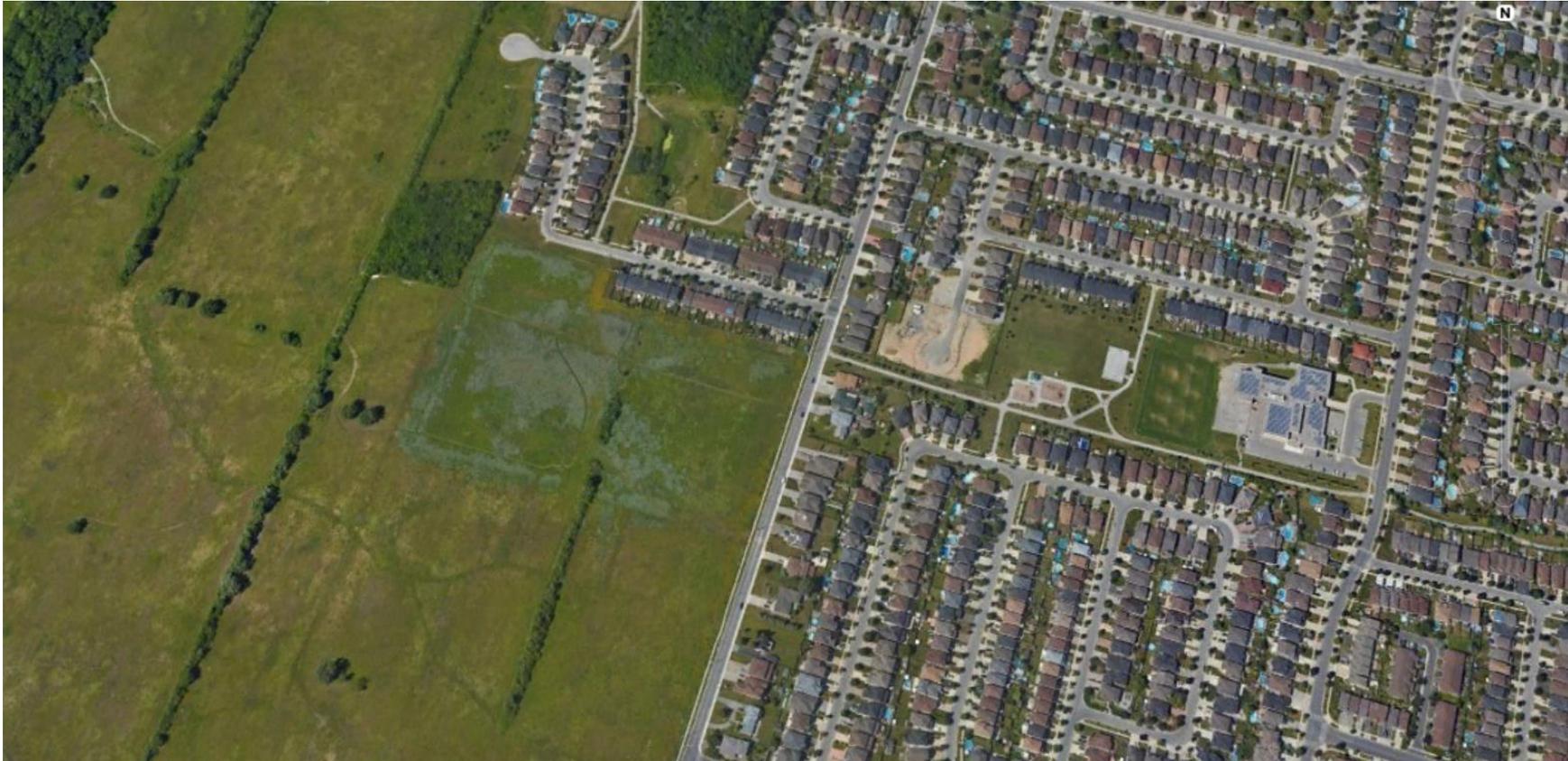


TAKE ACTION!

Stop Urban Sprawl In Ontario



Workshop Agenda:

- Introduction & Some Context Regarding Urban Sprawl
- The Current Environmental Bill of Rights Registry Postings:
What you need to know and how you should respond
 - i) Amendment No 1 – A Place to Grow – Growth Plan for the GGH**
 - ii) Proposed Land Needs Assessment Methodology for A Place to Grow**
- How to Submit Your Comments Through the Environmental Registry
- Workshop Factsheet & Other Resources
- Bill 197 – Take Action



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ontario greenbelt alliance



environmental
defence
INSPIRING CHANGE

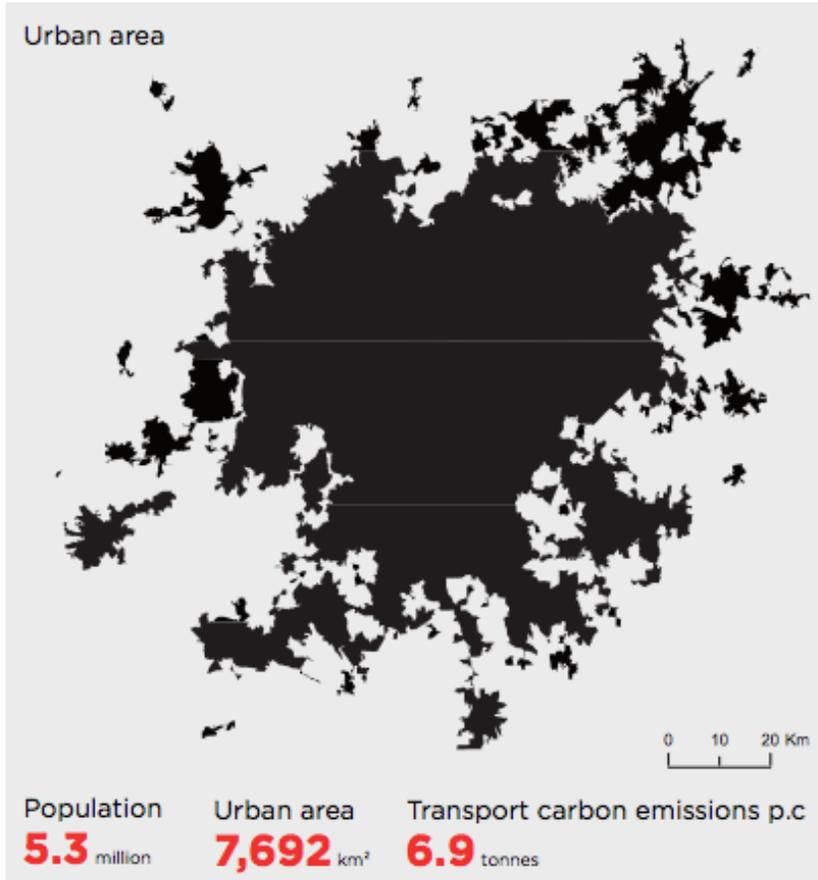
'OPERATION SPRAWL' - The Damage To Date:

Ford Government Changes to the Growth Plan in 2019 have resulted in:

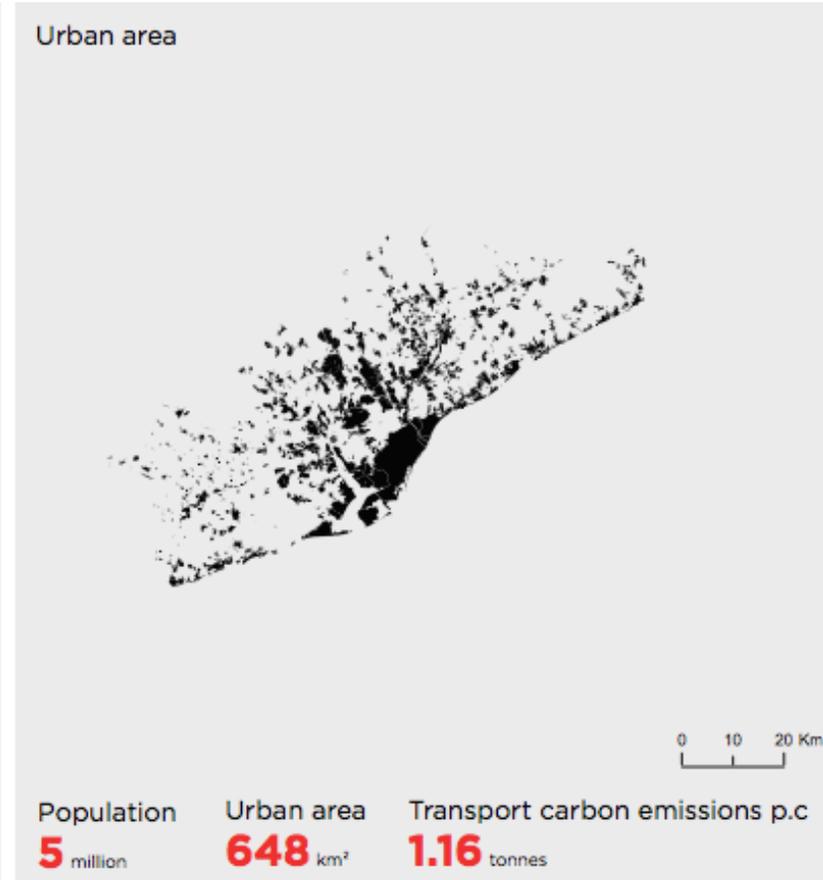
- The ability of private landowners to initiate urban boundary expansions of up to 40 hectares & outside of the '*municipal comprehensive review*' process for assessing if and where to expand.
- Reduction in '*minimum density targets*' for greenfield areas or expansions to greenfield areas in Hamilton from **80** jobs & people per hectare down to **50** jobs & people per hectare.
- Reduction in intensification requiring at least **55%** of all new residential units to be constructed in the built-up area down to **50%** of all new residential units.

Why Urban Form Matters

ATLANTA



BARCELONA



Source: LSE Cities 2014

More compact development can reduce transport emissions by an order of magnitude.

<https://files.lsecities.net/files/2014/11/NCE-2014-Better-Growth-Better-Climate-Cities-Chapter.pdf>

The current proposals for change include:

i) Amendment No 1 to *A Place to Grow: Growth Plan for the Greater Golden Horseshoe*

Proposed changes include:

- a) More flexibility for siting of aggregate extraction operations, including allowing aggregate extraction within the Natural Heritage System of the GGH, putting the habitat of threatened and endangered species at risk.
- b) Increasing the 'planning horizon' out from 2041 to 2051, making it easier for municipalities to justify the need to expand urban areas to accommodate projected growth over a longer timeframe.
- c) Modifications to population and employment forecasts and the factors considered to establish these forecasts that will only serve to justify larger urban land needs, including modifications that would empower municipalities to exceed population & employment forecasts when undertaking land needs assessments.

ii) Proposed Land Needs Assessment Methodology for *A Place to Grow: Growth Plan for the Greater Golden Horseshoe*

Proposed methodology changes could take the Growth Plan away from 'target-based' to 'market demand based' land needs assessments.

Amendment No 1 - More details:

a) More Flexibility for Aggregate Extraction: The Ministry of Municipal Affairs & Housing is proposing to **remove** the Growth Plan policy that prohibits wayside pits and quarries in the habitat of endangered and threatened species throughout the Natural Heritage System (4.2.8.2 a) ii). MMAH argues that making aggregate resources available ‘close to market’ is critical to the success of the Growth Plan, and that the change will not impact the Greenbelt.

This argument is unfounded. To be clear, aggregates operations can already occur throughout most of the GGH, including the Natural Heritage System. Given that the purpose of the Natural Heritage System is to protect biodiversity, **prohibiting aggregate extraction within the habitats of our most vulnerable plants and animals is the bare minimum that should be required.**

*Source – Ontario Nature organizational sign-on letter to Minister Steven Clark MMAH

Amendment No 1 - More details:

b) Increasing the Plan Horizon Year to 2051: The Ministry of Municipal Affairs & Housing is proposing to extend the plan horizon year in the Growth Plan **from 2041 to 2051**.

More on Planning Horizons from **Ontario's Provincial Policy Statement:**

1.1.3 Sufficient land shall be made available to accommodate an appropriate range and mix of land uses to meet projected needs **for a time horizon of up to 25 years**, informed by provincial guidelines. **However, where an alternate time period has been established for specific areas of the Province as a result of a provincial planning exercise or a *provincial plan*, that time frame may be used for municipalities within the area.**

Within settlement areas, sufficient land shall be made available through intensification and redevelopment and, if necessary, designated growth areas.

Nothing in policy 1.1.2 limits the planning for infrastructure, public service facilities and employment areas beyond a 25-year time horizon.

Amendment No 1 - More details:

b) Increasing the Plan Horizon Year to 2051 – What the outside experts say:

‘There is no real land demand; this is a response to developers saying they are having trouble bringing land on. Extending the planning horizon to 2051 is just not justifiable.’

- Eby 2020

Why we need to be concerned – Unless a municipality is strongly committed to urban intensification and increasing density in greenfield (suburban) areas within the urban boundary, the extension of the planning horizon is only going to open the door to more and larger urban boundary expansions – whether initiated by the municipality or by private landowners.

Amendment No 1 - More details:

c) Modifications to Population & Employment Growth Forecasts: The Ministry of Municipal Affairs & Housing has initiated a review and update of the 'Distribution of Population & Employment' for the Greater Golden Horseshoe. MMAH is seeking feedback on a '**Reference Growth Forecast**' which, it explains, 'represents the most likely future growth outlook and is based on extensive modelling & analysis', along with a '**high growth scenario**' and a '**low growth scenario**'.

Ministry of Municipal Affairs & Housing is also proposing that **municipalities be allowed to 'use higher forecasts** through the municipal comprehensive review process'.

Population & Employment Growth Forecast Numbers – are incredibly important. Once these numbers are established, municipalities must plan to accommodate them. This includes planning to accommodate the land needs necessary for this growth and all associated infrastructure necessary for this growth (think water/wastewater infrastructure, roadways, community amenities including schools, libraries, rec centres)

Amendment No 1 – More details:

c) Modifications to Population & Employment Growth Forecasts

What the experts say:

Higher-than-realistic forecasts can lead to over-designation of land for urban uses and threaten the long-term financial stability of municipalities, while lower-than-realistic forecasts can leave municipalities scrambling to accommodate unplanned for growth. Either way, the impacts on municipalities can be significant.

- Eby 2020

Proposed Land Needs Assessment Methodology for A Place to Grow: Growth Plan for the Greater Golden Horseshoe



Source – York Region

Proposed Land Needs Assessment Methodology for A Place to Grow: Growth Plan for the Greater Golden Horseshoe

Proposed methodology changes could take the Growth Plan away from 'target-based' to 'market demand based' land needs assessments.

What the experts say:

Over the past several months there have been on-going discussions about **moving back to market-demand based land needs assessments in areas governed by *Places to Grow: Growth Plan for the Greater Golden Horseshoe, 2006***. Proponents of this change **claim the current target-based process overly restricts the amount of land available to build single-detached homes, with the result being that demand exceeds availability for such units, thereby causing prices to rise to a level no longer affordable for many potential buyers.**

- Eby 2020

Proposed Land Needs Assessment Methodology for A Place to Grow: Growth Plan for the Greater Golden Horseshoe

What the experts say - continued:

The 2006 Growth Plan addressed these challenges through a different approach to modelling, one in which the resulting target-based land needs assessments **were proactively supportive of policy objectives rather than merely reflective of apparent historical norms.**

-Eby 2020

However, **target-based land needs assessments are only as good as the targets selected and the on-going efforts to achieve them.** The use of a target-based land needs assessment works well as part of a complete package. Simply setting targets does not ensure success. **Targets need to be carefully selected, closely monitored and supported by effective measures that help facilitate the desired change.**

-Eby 2020

SMART GROWTH TOOLKIT

Greener, walkable communities are possible. But, we need citizens like you to get involved in building better communities.

That is why we created a resource guide for you that highlights:

- The benefits of growing smarter
- How sprawl affects our health
- How you can contribute to a greener, healthier community in your backyard

It's time to get community planning right. Follow our guide below to learn more.

Click on the sections below for more information:

What is smart growth?

What does smart growth look like?

Why do we need to manage growth?

What is the provincial
Growth Plan?

How can I get involved in shaping my community?

How can I influence smarter growth?

What are the benefits of smart growth?

Who pays for sprawl?

What are the steps to managing growth?

What additional local planning tools do I need to know?

Resources

 [Back to Smart Growth Toolkit Homepage](#)

**Accessing & Using
the
Environmental Registry of Ontario**

ero.ontario.ca

Bill 197 – COVID 19 Economic Recovery Act



Say no to Bill 197: Ontario's latest attempt to silence experts and the public!

Buried within the Omnibus Bill are changes to the Environmental Assessment Act which will bar experts from assessing the environmental impacts of many public infrastructure projects, and keep communities in the dark about what's happening in their own backyards. **This is a move that hugely compromises impartial, evidence-based decision making and could lead to long-term environmental damage when these projects are built.**

act.environmentaldefence.ca/page/64386/action/1?ea.tracking.id=action



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