

Amendment No. 52
to THE REGIONAL PLAN
Official Plan for the Halton Planning Area
Regional Municipality of Halton

An Amendment to Address the
Addition of Employment Lands to
the Urban Area and to the Town of
Milton's '401 Industrial / Business
Park Secondary Plan'

June 2022

DECLARATION

IN THE MATTER OF REGIONAL OFFICIAL PLAN AMENDMENT NUMBER 52

IN THE REGIONAL MUNICIPALITY OF HALTON

I, Graham Milne, in my capacity as Regional Clerk for the Regional Municipality of Halton, hereby declare that notice of adoption by Council for the Regional Municipality of Halton was given under Section 17 of the *Planning Act*, R.S.O., 1990, c.P.13.

There were no appeals to ROPA 52 within the time allowed for appeal. Under Section 17(27) of the *Planning Act*, R.S.O. 1990, c.P.13, Regional Official Plan Amendment Number 52 came into force and effect on _____, 2022, being the day following the last day for filing a notice of appeal.

Graham Milne
Regional Clerk
Regional Municipality of Halton

Date

TABLE OF CONTENTS

THE CONSTITUTIONAL STATEMENT	1
PART A THE PREAMBLE	2
Purpose	2
Location	2
Basis.....	3
PART B THE AMENDMENT	4
Introductory Statement	4
Details of the Amendment	4
PART C THE APPENDICES	7
Appendix I Notice of Public Meeting	8

THE CONSTITUTIONAL STATEMENT

Part A, The Preamble, does not constitute part of this Amendment.

Part B, The Amendment, consisting of 11 items, constitutes Amendment No. 52 to the Regional Plan, the Official Plan for Halton Planning Area, Regional Municipality of Halton. The Amendment will incorporate certain lands into the Region's Urban Area with an Employment Area overlay. The title of Amendment No. 52 is "An Amendment to Address the Addition of Employment Lands to the Urban Area and to the Town of Milton's '401 Industrial / Business Park Secondary Plan'".

Part C, The Appendices, does not constitute part of this Amendment.

PART A THE PREAMBLE

Purpose

The purpose of this Amendment is to add lands to the Urban Area to facilitate future Employment development within the area of the Town of Milton known as the Milton 401 Industrial / Business Park Secondary Plan Area. The result of the amendment is to incorporate into the Urban Area lands to be planned and developed for employment uses.

Location

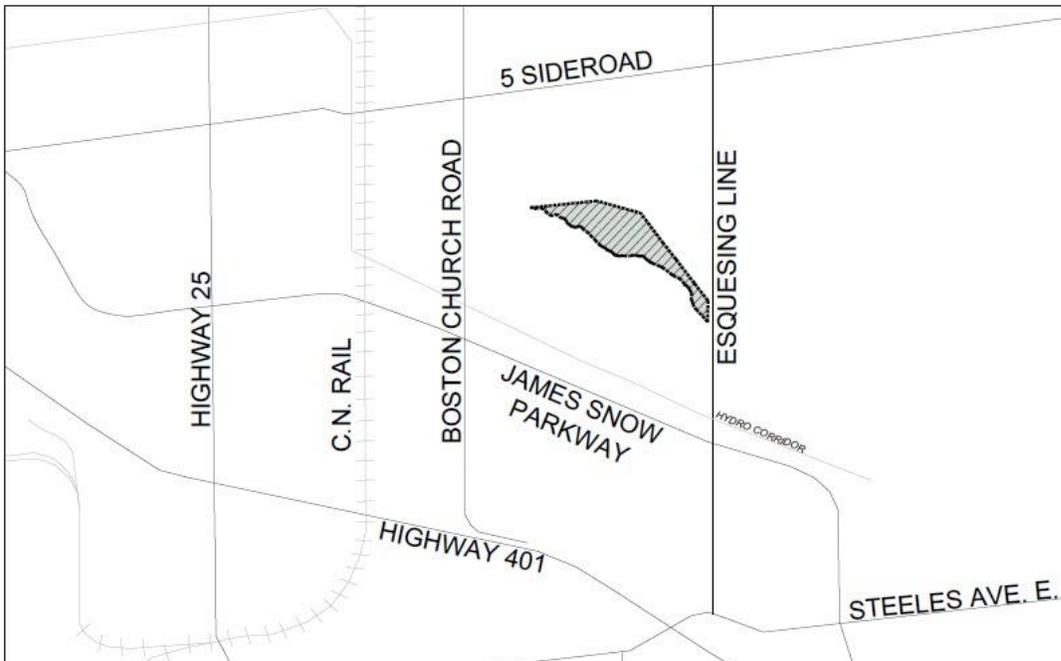
The area containing lands to be incorporated in the Urban Area is referred to as the “Amendment Area” and is shown in Figure 1 below. It contains the lands bounded by:

- i) North – limit of the Greenbelt Plan
- ii) East – Esquesing Line
- iii) South – the existing Urban Area limit
- iv) West – the existing Urban Area limit

Figure 1

July 22, 2021

The Amendment Area



Basis

The current 2031 'Urban Area' limit for the Town of Milton was established through Halton Region Official Plan Amendment No. 38 (ROPA 38) and in this vicinity it was meant to accommodate employment growth to 2031. The current 2031 'Urban Area' limit falls short of including all lands that are mapped as "Provincially Significant Employment Zone" (PSEZ) and as a result, excludes a portion (or 'northern sliver') of a property that is proposed for future employment growth, consistent with the Province's "Provincially Significant Employment Zone" (PSEZ) area. This 'northern sliver' of land should logically be included within the Regional and Town "Urban Area".

ROPA 52 will bring the 'northern sliver' lands into the 'Urban Area' and will facilitate the advancement of development applications to develop these lands for employment uses consistent with the Provincially Significant Employment Zone (PSEZ) mapping and related Growth Plan objectives and policy directives.

This will be achieved by redesignating the lands within the Amendment Area currently within the "Agricultural Area" designation to the "Urban Area" designation with an "Employment Area" overlay. As well, the northern portion of the Amendment Area is proposed to be redesignated "Regional Natural Heritage system" to reflect the realignment and enhancement of natural heritage features within the Amendment Area. As a result of this change to Map 1, a number of corresponding changes are required to other Maps to reflect the change to the "Urban Area" and "Regional Natural Heritage System" designations within the Amendment Area. ROPA 52 will enable comprehensive planning of these lands and the continued implementation of the growth strategy set out in the Regional Plan and the PSEZ mapping and related employment policy directives as set out in the Growth Plan, as well as facilitating continued and enhanced protection for natural heritage system features and their functions.

PART B THE AMENDMENT

Introductory Statement

All of this part constitutes Amendment No. 52 to the Regional Plan, the Official Plan for Halton Planning Area, Regional Municipality of Halton.

Details of the Amendment

The Amendment consists of 11 items.

The Regional Plan is amended as follows:

Item 1	Map 1, <i>Regional Structure</i> , is amended by redesignating the lands designated “Agricultural Area” within the southern portion of the Amendment Area to “Urban Area” and applying the “Employment Area” overlay to these lands, and designating the northern portion of the Amendment Area to “Regional Natural Heritage System” as shown herein on Map 1 provided as Attachment #1.
Item 2	Map 1B, <i>Parkway Belt Transportation and Utility Corridors</i> , is amended to reflect the modified “Urban Area” designation on the southern portion of the Amendment Area as shown herein on Map 1B provided as Attachment #2.
Item 3	Map 1C, <i>Future Strategic Employment Areas</i> , is amended to reflect the modified “Urban Area” designation and “Employment Area” overlay on the southern portion of the Amendment Area as shown herein on Map 1C provided as Attachment #3.
Item 4	Map 1D, <i>Municipal Wellhead Protection Zones</i> , is amended to reflect the modified “Urban Area” designation on the southern portion of the Amendment Area as shown herein on Map 1D provided as Attachment #4.
Item 5	Map 1E, <i>Agricultural System and Settlement Areas</i> , is amended to reflect the modified “Urban Area” designation and to remove the “Prime Agricultural Areas” constraints from the southern portion of the Amendment Area as shown herein on Map 1E provided as Attachment #5.

Item 6	Map 1F, <i>Identified Mineral Resource Areas</i> , is amended to reflect the modified “Urban Area” designation on the southern portion of the Amendment Area as shown herein on Map 1F provided as Attachment #6.
Item 7	Map 1G, <i>Key Features within the Greenbelt and Regional Natural Heritage Systems</i> , is amended to reflect the modified “Urban Area” designation and to remove the areas identified as “Prime Agricultural Areas” on the southern portion of the Amendment Area, and to designate “Enhancements / Linkages / Buffers” and “Key Features” on the northern portion of the Amendment Area as shown herein on Map 1G provided as Attachment #7.
Item 8	Map 1H, <i>Regional Urban Structure</i> , is amended to reflect the modified “Urban Area” designation with “Employment Area” overlay on the southern portion of the Amendment Area as shown herein on Map 1H provided as Attachment #8.
Item 9	Map 3, <i>Functional Plan of Major Transportation Facilities</i> , is amended to reflect the modified “Urban Area” designation on the southern portion of the Amendment Area as shown herein on Map 3 provided as Attachment #9.
Item 10	Map 4, <i>Right-of-Way Requirements of Arterial Roads</i> , is amended to reflect the modified “Urban Area” designation on the southern portion of the Amendment Area as shown herein on Map 4 provided as Attachment #10.
Item 11	Map 5, <i>Regional Phasing</i> , is amended to reflect the modified “Urban Area” designation and applying the overlay “Urban Area with Regional Phasing between 2021 and 2031” on the southern portion of the Amendment Area as shown herein on Map 5 provided as Attachment #11.

- Items 1 through 11 (changes to and addition of maps)

Specified maps of the Plan are amended as shown on Attachments 1 through 11.

Map 1 Regional Structure

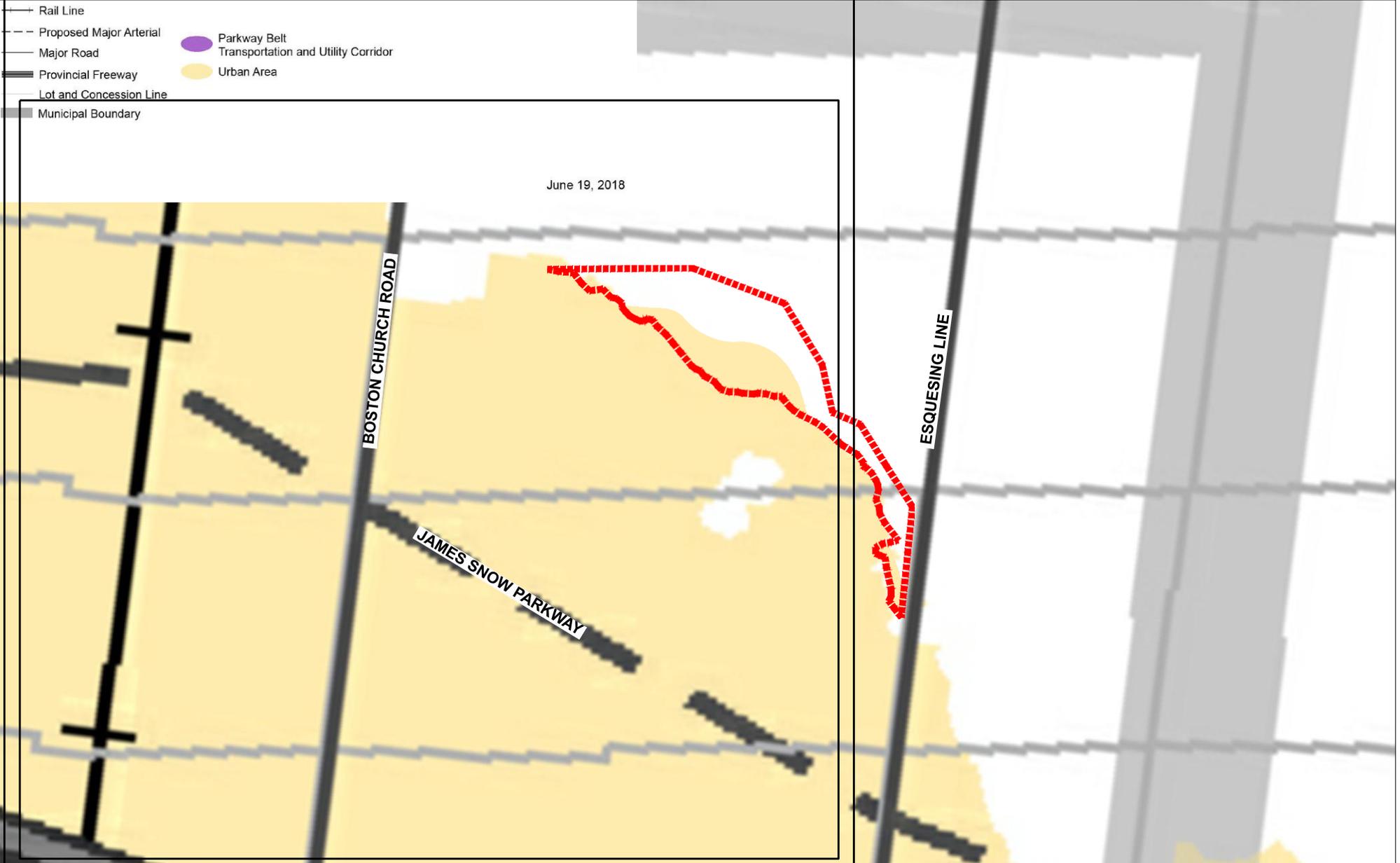
 Draft Amendment Area

 Waterfront Park (See Map 2)	 Urban Area	 Greenbelt Plan Protected Countryside Boundary
 Rail Line	 Hamlet	 Niagara Escarpment Plan Boundary
 Proposed Major Arterial	 Agricultural Area	 Parkway Belt West Plan Boundary
 Major Road	 Regional Natural Heritage System*	 Area Eligible for Urban Servicing
 Provincial Freeway	 Mineral Resource Extraction Area	 Halton Waste Management Site
 Lot and Concession Line	 North Aldershot Policy Area	
 Municipal Boundary	 Greenbelt Natural Heritage System (Overlay)	

November 10, 2021



Map 1B Draft Amendment Area Parkway Belt Transportation and Utility Corridors

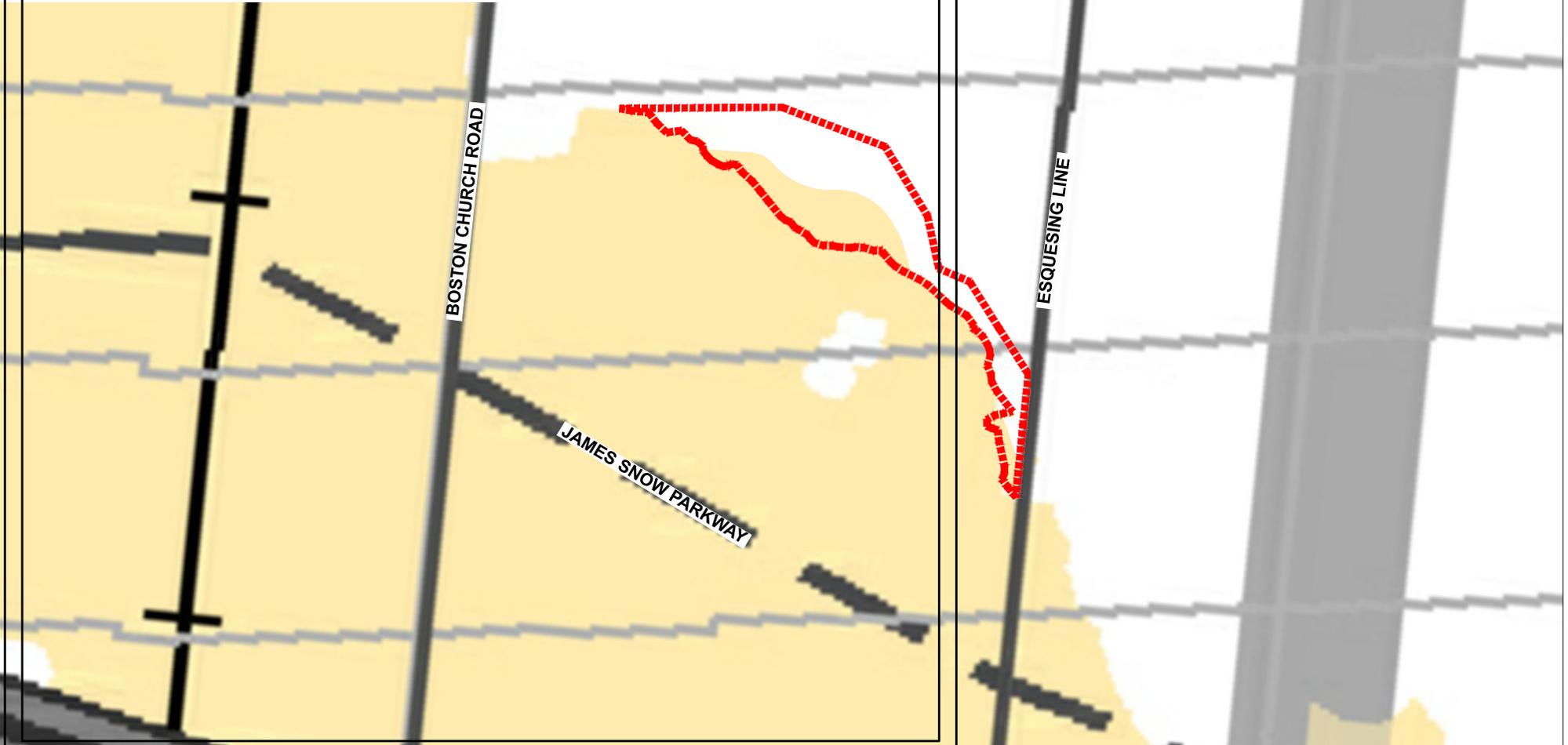




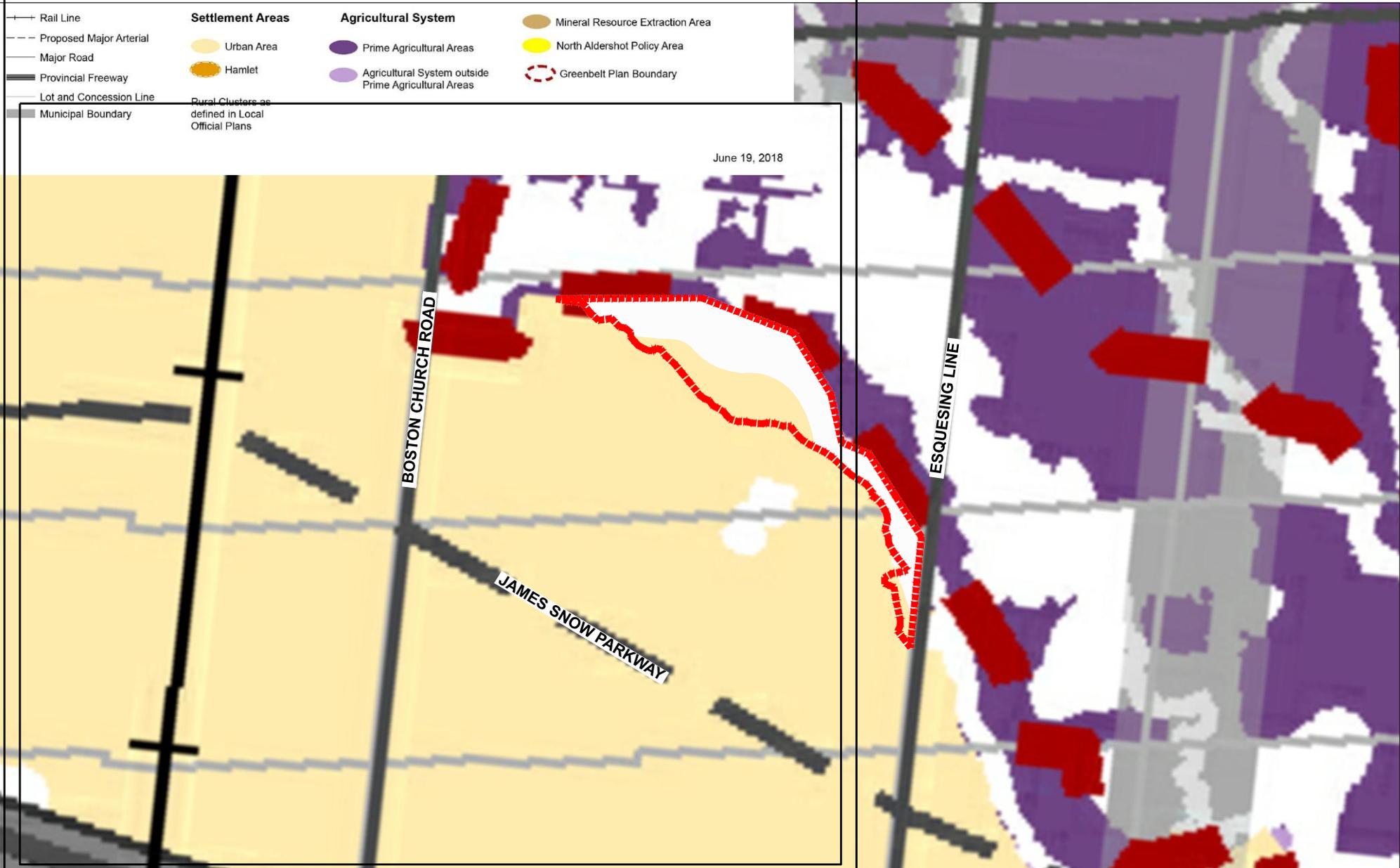
Map 1D Draft Amendment Area Municipal Wellhead Protection Zones

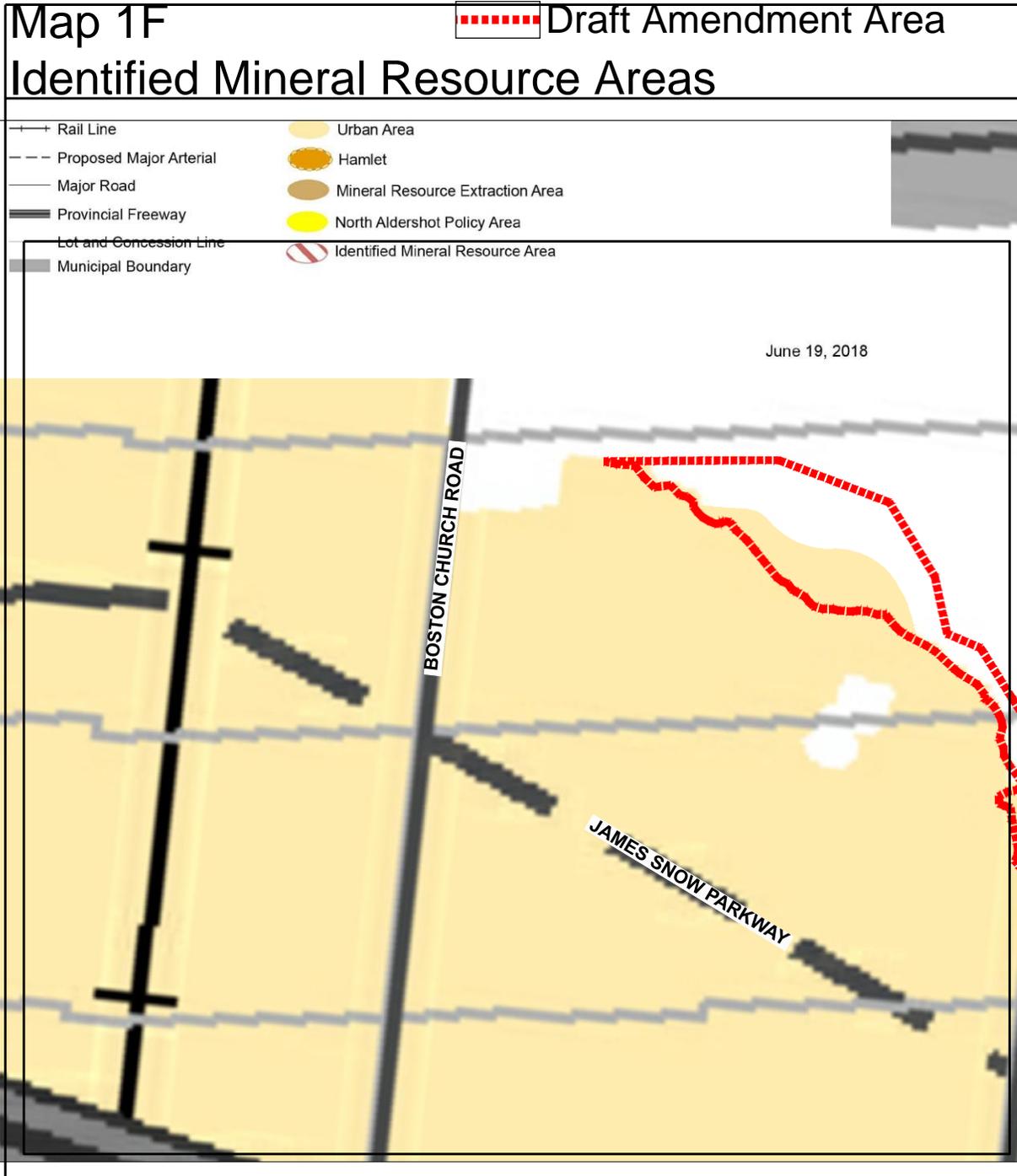
- Municipal Well
- ++ Rail Line
- - - Proposed Major Arterial
- Major Road
- ▬ Provincial Freeway
- Lot and Concession Lines
- ▬ Municipal Boundary
- Urban Area
- Hamlet
- Mineral Resource Extraction Area
- North Aldershot Policy Area
- Zone 1 (100 Day Travel Time)
- Zone 2 (100 Day to 2 Year Travel Time)
- Zone 3 (2 Year to 10 Year Travel Time)

June 19, 2018

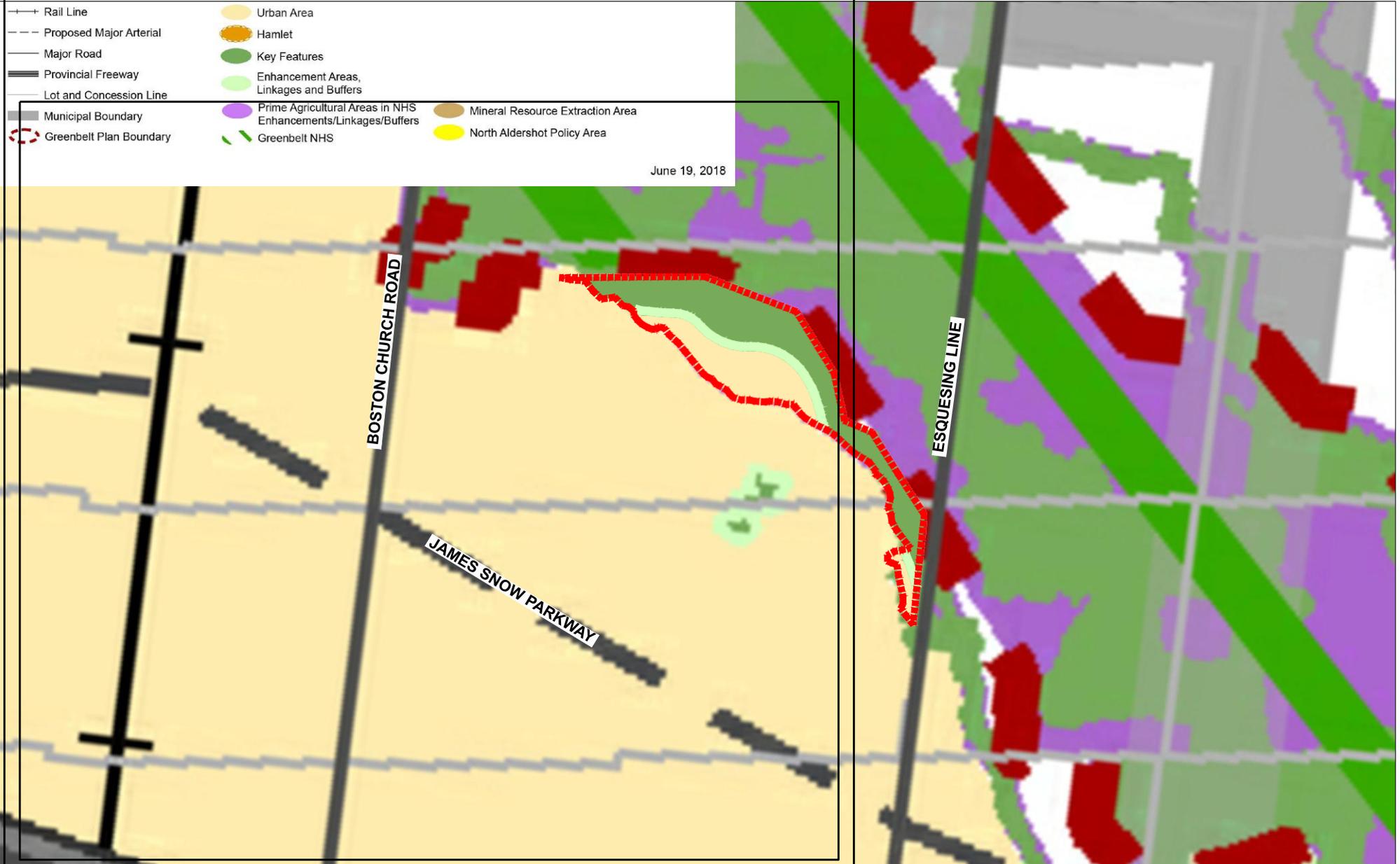


Map 1E Draft Amendment Area Agricultural System and Settlement Areas

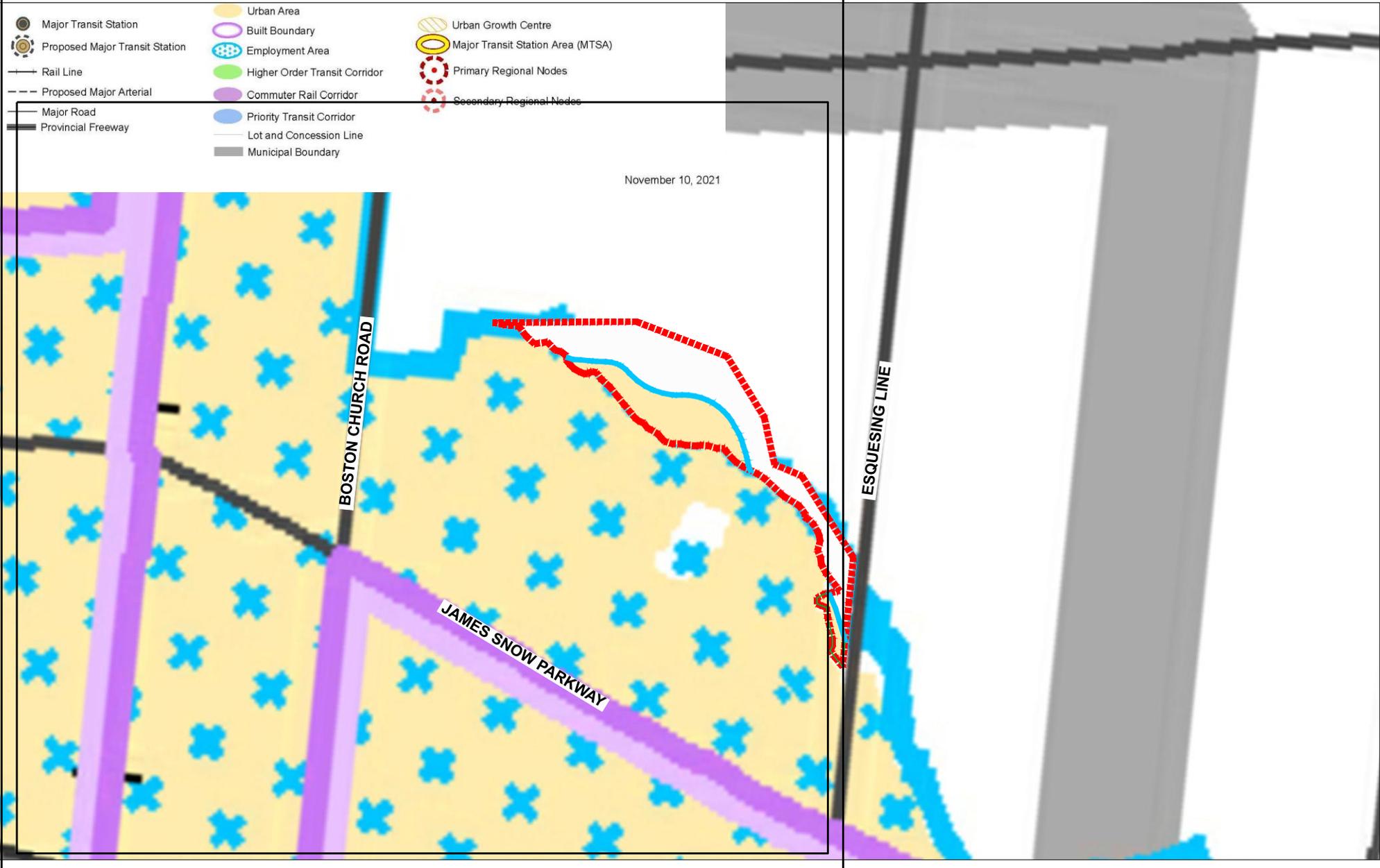




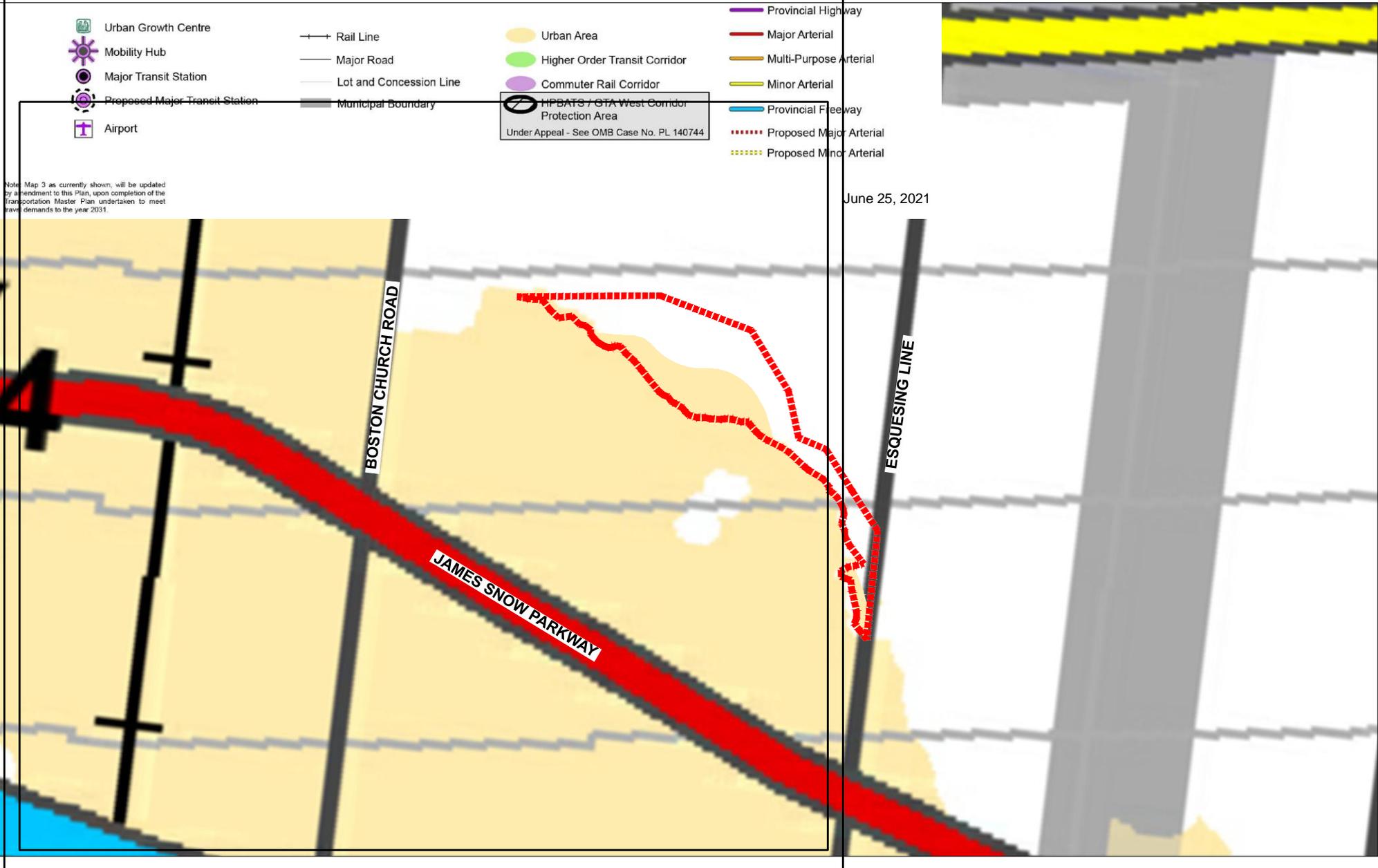
Map 1G Draft Amendment Area Key Features Within the Greenbelt and Regional Natural Heritage Systems



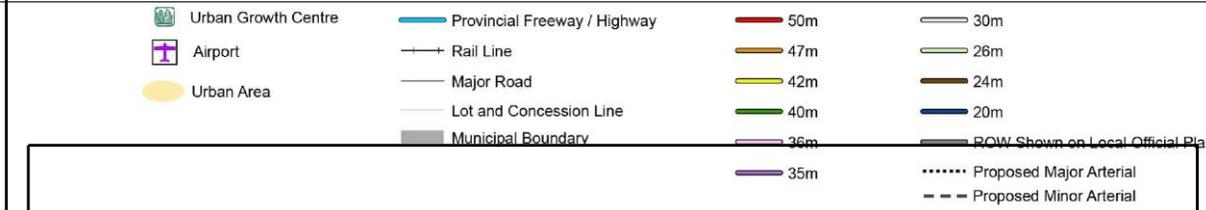
Map 1H Regional Urban Structure



Map 3 Draft Amendment Area Functional Plan of Major Transportation Facilities

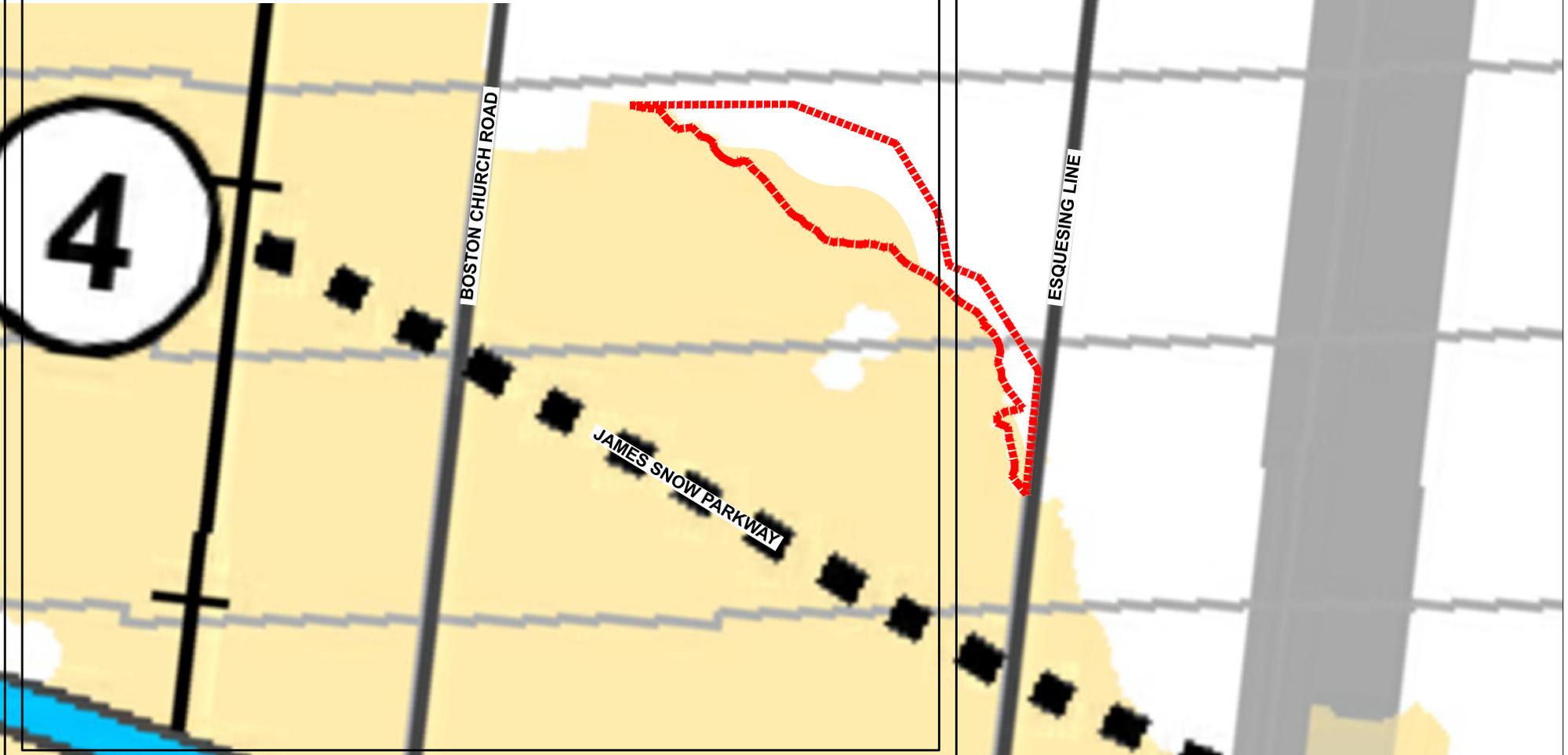


Map 4 Draft Amendment Area Right-of-Way requirements of Arterial Roads



Note: Map 4 as currently shown, will be updated by amendment to this Plan, upon completion of the Transportation Master Plan undertaken to meet travel demands to the year 2031.

June 19, 2018



PART C THE APPENDICES

The following Appendices do not constitute part of Amendment No. 52, but are included as information supporting the amendment.

Appendix I Notice of Public Meeting

Milton Canadian Champion | Thursday, March 3, 2022 | 16



halton.ca 311



NOTICE OF STATUTORY PUBLIC MEETING

**Proposed Amendment to the Regional Official Plan
Applicant: Orlando Corporation | File Number: RQ64A**

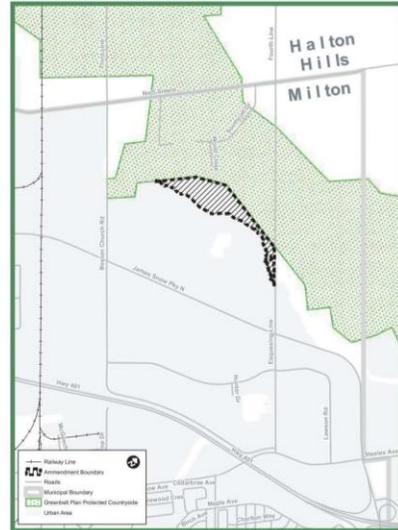
The Regional Municipality of Halton is holding a Statutory Public Meeting in connection with the Regional Official Plan Amendment application by the Orlando Corporation pursuant to Section 22 of the *Planning Act*, as amended.

Purpose and Effect of Application

The lands subject to the ROPA application are a part of the property known as 8350 Esquesing Line in the Town of Milton. In particular, the lands are located at the northern edge of the property and are bounded by the existing Urban Area designation delineated by an existing watercourse to the south and the Protected Countryside boundary of Greenbelt Plan to the north. The purpose of the proposed amendment is to add these lands to the Region's Urban Area to facilitate future employment development within the area of the Town of Milton known as the Milton 401 Industrial / Business Park Secondary Plan Area. The amendment will result in realignment of the existing watercourse and Urban Area boundary to incorporate the subject lands into the Urban Area to be planned and developed for employment uses.

Other Application

The lands subject to this application are also subject to applications under the *Planning Act*, filed at the Town of Milton for Local Official Plan and Zoning By-law Amendments, and draft plans of subdivision.



Statutory Public Meeting (Virtual)

When: Wednesday, March 23, 2022 at 9:00 a.m.

Description: The purpose of the Statutory Public Meeting is to provide the public with the opportunity to provide comments to Council on the proposed Amendment and for Council to consider the feedback prior to adopting the Amendment.

Meeting ID: 938 9481 0905

Passcode: 584731 (if requested)

To join:

- **Online:** On the date of the event, visit the Council Committee Documents page or the Opportunities to Participate page on halton.ca.
- **By phone:** Call **1-855-703-8985 (Toll Free)** or **1-647-374-4685** and use the Meeting ID and Passcode above.

How to Participate in the Statutory Public Meeting

Any person may attend the Statutory Public Meeting and make submissions concerning the proposed Amendment. If you wish to make a verbal submission at the Statutory Public Meeting, please email regionalclerk@halton.ca and Owen.McCabe@halton.ca by **12 p.m. on Tuesday, March 22, 2022**. Written submissions can be provided by lettermail and addressed to:

c/o Regional Clerk Graham Milne
1151 Bronte Road
Oakville ON L6M 3L1

Advance registration is strongly encouraged for those who wish to make a verbal presentation during the meeting. To preserve the integrity of the meeting, anonymous or offensive Zoom account names will not be allowed to speak. Halton Region is not responsible for unstable internet connections that may impact your ability to provide your comments. Participants who are disruptive or who speak on a subject other than the stated purpose of the meeting may be removed from the meeting without warning. All information including names, addresses, opinions, presentations, reports, documentation, etc. provided for or at any public meeting are considered public records. This information may be posted on Halton Region's website and/or made available to the public upon request. The Statutory Public Meeting will be streamed and a video of the meeting will be made available on Halton Region's website. If you wish to be notified of the decision of Halton Region on the proposed Amendment, you must make a written request to the Regional Clerk.

The Right to File an Appeal

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Regional Municipality of Halton before the proposed Regional Official Plan Amendment is adopted:

- The person or public body is not entitled to appeal the decision of Regional Council to the Ontario Land Tribunal.
- The person or public body may not be added as a part to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

For further information or to submit comments, please quote the above noted file number and contact: The Regional Municipality of Halton, Planning Services, Policy Planning Division at 905-825-6000 ext. 7391 or call 311.

Additional Information

For more information about this matter, including information about appeal rights, contact Planning Services by email at Owen.McCabe@halton.ca or call 905-825-6000 ext. 7391. Information and material relating to the proposed Amendment will be available for public inspection by appointment or by visiting halton.ca.

If you require an alternative format or need accessibility-related accommodation to access or comment on the application, please email accesshalton@halton.ca or call 311, 1-866-442-5866 or TTY 905-827-9833.

Meetings at Halton Region

Regional Council meetings are taking place through web conferencing until further notice. Videos will be posted to halton.ca.

Please contact us, as soon as possible, if you have any accessibility needs at Halton Region events or meetings.

insidehalton.com

03/03/22