

---

**From:** Switzer, Barbara <Barbara.Switzer@york.ca> **On Behalf Of** Regional Clerk  
**Sent:** March 24, 2021 1:45 PM  
**To:** Aurora Clerks General Inbox <Clerks@aurora.ca>; Aguila-Wong, Christine <caguila-wong@markham.ca>; clerks@newmarket.ca; EG Clerks General Inbox <clerks@eastgwillimbury.ca>; King Clerks General Inbox <clerks@king.ca>; Rachel Dillabough <rdillabough@georgina.ca>; Richmond Hill Clerks General Inbox <clerks@richmondhill.ca>; Vaughan Clerks General Inbox <clerks@vaughan.ca>; WS Clerks General Inbox <clerks@townofws.ca>  
**Subject:** Regional Council Decision - Regional Official Plan Update - Policy Directions Report

**CAUTION: This email originated from a source outside the City of Markham. DO NOT CLICK on any links or attachments, or reply unless you recognize the sender and know the content is safe.**

On March 18, 2021 Regional Council made the following decision:

1. Council receive the preliminary policy directions summarized in this report and further described in Attachment 1 to support development of draft policies regarding: Aligning Growth and Infrastructure, Agriculture and Rural Areas, Diversity and Inclusion and Mapping Updates that will be presented to Council as part of the Regional Official Plan Update.
2. Council receive the preliminary agricultural mapping illustrated in Attachment 2 for continued consultation to support development of draft mapping that will be presented to Council as part of the Regional Official Plan Update.
3. The Regional Clerk forward this report and attachments to the Clerks of the local municipalities, and the Ministry of Municipal Affairs and Housing.

The original staff report is attached for your information.

Please contact Sandra Malcic, Director, Long Range Planning at 1-877-464-9675 ext. 75724 if you have any questions with respect to this matter.

Regards,

**Christopher Raynor** | Regional Clerk, Regional Clerk's Office, Corporate Services

---

The Regional Municipality of York | 17250 Yonge Street | Newmarket, ON L3Y 6Z1  
**O:** 1-877-464-9675 ext. 71300 | [christopher.raynor@york.ca](mailto:christopher.raynor@york.ca) | [york.ca](http://york.ca)

Our Mission: **Working together to serve our thriving communities – today and tomorrow**

# **The Regional Municipality of York**

Regional Council  
Planning and Economic Development  
March 18, 2021

Report of the Commissioner of Corporate Services and Chief Planner

## **Regional Official Plan Update Policy Directions Report**

### **1. Recommendations**

1. Council endorse the preliminary policy directions summarized in this report and further described in Attachment 1 to support development of draft policies regarding: Aligning Growth and Infrastructure, Agriculture and Rural Areas, Diversity and Inclusion and Mapping Updates that will be presented to Council as part of the Regional Official Plan Update.
2. Council endorse the preliminary agricultural mapping illustrated in Attachment 2 for continued consultation to support development of draft mapping that will be presented to Council as part of the Regional Official Plan Update.
3. The Regional Clerk forward this report and attachments to the Clerks of the local municipalities, and the Ministry of Municipal Affairs and Housing.

### **2. Summary**

This report summarizes preliminary policy directions for several topic areas as part of the Regional Official Plan (ROP) update being undertaken through the Municipal Comprehensive Review (MCR). This is the second general Policy Directions Report presented to Council to inform development of an updated ROP, to be presented to Council in 2021. Attachment 1 and 2 provide further details summarizing Provincial planning updates and proposed policy directions on policy areas not previously reported to Council.

Key Points:

- This report focuses on policy directions in the following four thematic areas:
  1. Aligning Growth and Infrastructure
  2. Agriculture and Rural Areas

### 3. Diversity and Inclusion

### 4. Mapping Updates

- These are preliminary policy directions not previously presented to Council in past MCR background reports
- The ROP is being assessed to identify required policy and mapping updates to implement new Provincial policies, including direction to plan for a York Region population of 2.02 million and 990,000 jobs by 2051
- The content outlined in the aligning growth and infrastructure section of this report reflects the growth management principles outlined in the Proposed 2051 Forecast and Land Needs Assessment report also on the March 18, 2021 Special Council agenda
- Following ongoing stakeholder consultation and public engagement on the preliminary directions presented in this report, a draft ROP containing updated policies will be presented to Council

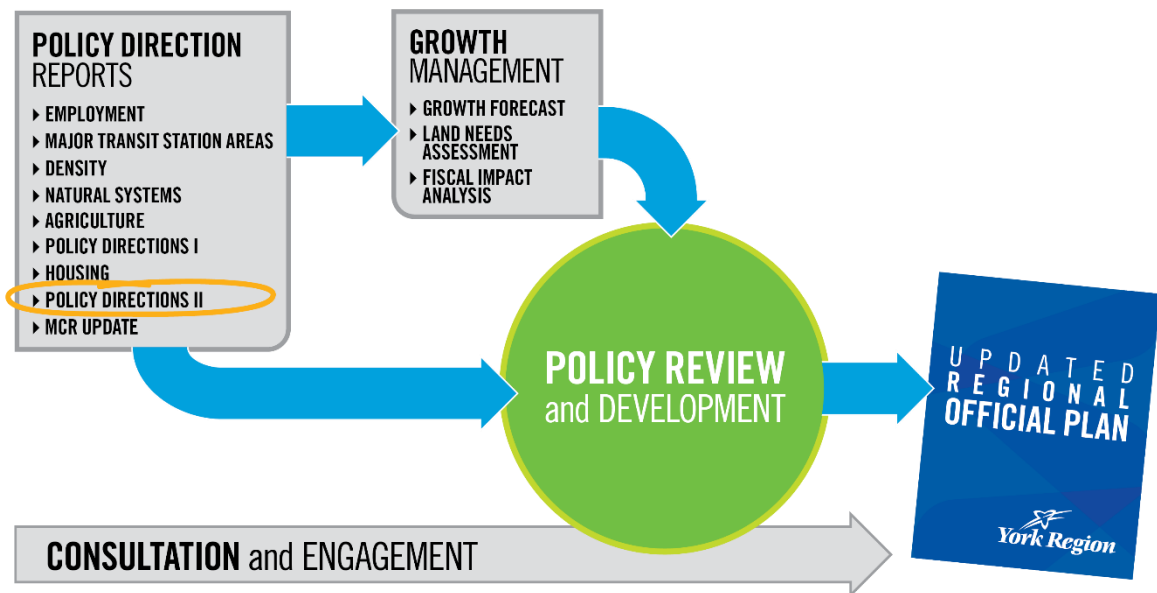
## 3. Background

### **Policy directions in this report support the development of a draft Regional Official Plan**

Since adoption of the 2010 ROP, there have been significant updates to Provincial plans and policies. York Region is required to update the ROP through an MCR process to conform with these updates and new Provincial direction by 2022. The Province introduced a new planning horizon year of 2051, with corresponding new population and employment forecasts. Between 2020 and 2051, York Region's population is forecasted to increase from 1.21 million to 2.02 million people, and between 2019 and 2051, employment in York Region is expected to increase from 655,000 to 990,000 jobs. The allocation of these forecast numbers is outlined in the Proposed 2051 Forecast and Land Needs Assessment report, which informs the policy directions outlined in the aligning growth and infrastructure section of Attachment 1. This report provides proposed policy directions and is one of the final reports that support development of a draft updated ROP (Figure 1). Draft policies will be developed in the coming months and an updated draft ROP is anticipated to be presented to Council in Q4 2021.

**Figure 1**

## **Municipal Comprehensive Review Components**



### **This report builds on directions presented through past direction reports to Council**

The MCR process involves a series of background and direction reports to support planning for growth and updating the ROP. Policy directions for a number of topic areas have previously been presented to Council, including:

- [Planning for Employment Background Report](#) (May 2019)
- [Planning for Agriculture Background Report](#) (June 2019)
- [Planning for Density in New Communities](#) (June 2020)
- [Natural Systems Planning Background Report](#) (June 2020)
- [Planning for Major Transit Station Areas](#) (September 2020)
- [Proposed Employment Area Mapping and Employment Conversions](#) (October 2020)
- [Regional Official Plan Update Policy Directions Report](#) (December 2020)
- [Regional Official Plan Update Housing Challenges and Opportunities](#) (January 2021)

Policy directions in this report and Attachment 1 are categorized under four thematic areas:

1. Aligning Growth and Infrastructure
2. Agriculture and Rural Areas
3. Diversity and Inclusion
4. Mapping Updates

Proposed policy directions summarized in this report build on, but do not reiterate, past directions previously presented to Council. Attachment 1 provides details of updates to Provincial plans and considerations for updated ROP policies to implement revised Provincial direction. In addition, Attachment 1 provides greater detail on preliminary policy directions than the body of this report and a number of policy topic areas not highlighted in this report, including excess soil, mineral aggregate resources and species at risk. Attachment 2 provides preliminary agricultural draft mapping to support proposed policy directions found in Attachment 1.

## **4. Analysis**

### **ALIGNING GROWTH AND INFRASTRUCTURE**

#### **Aligning growth, infrastructure and financial planning supports sustainable development**

The coordination and alignment of infrastructure and financial planning with land use planning is important for sustainable growth management in York Region. An agile approach to growth management is proposed to respond to the changing nature and pace of development in a manner that optimizes growth in areas with existing infrastructure capacity before investing in new major infrastructure. The Proposed 2051 Forecast and Land Needs Assessment report provides a preliminary distribution of growth to 2051 as a result of provincially mandated growth and provides considerations for integrated growth management that includes a fiscally sustainable approach to infrastructure investment.

To support fiscally sustainable investments in infrastructure, it is proposed that phasing policies be strengthened in the ROP. Phasing policies will optimize the timing of development to efficiently use existing and new Regional infrastructure. This will help maintain fiscal sustainability and provide for stronger alignment between population and employment growth, efficient operation of infrastructure and delivery of soft services that are essential for supporting population growth in new areas.

Another consideration for aligning growth and infrastructure is the potential to identify remaining agricultural/rural Whitebelt lands that are not required for growth to 2051 as future urban areas. This supports public knowledge and transparency about long-term development of those lands beyond the 2051 planning horizon. Ongoing coordination between Planning, Water and Wastewater Master Plan, Transportation Master Plan updates and Regional

capital budgets will be essential to effectively deliver on the policy directions outlined in Attachment 1.

## **AGRICULTURE AND RURAL AREAS**

### **Policies are proposed which limit and provide guidance for non-agricultural uses on Agricultural designated lands**

In the Region's Agricultural land use designation, there is pressure to allow new or redevelopment of existing non-agricultural uses that are often industrial, institutional, public, recreational or commercial uses. The current Provincial policy framework permits limited redevelopment opportunities of existing non-agricultural uses and strongly discourages new non-agricultural uses in the Agricultural area. Aligned with Provincial direction, it is preferred that non-agricultural uses be directed to settlement and Rural areas. The proposed policy directions permit modest opportunities for new or redevelopment of existing non-agricultural uses in line with Provincial direction to inform decision-making at the local municipal level.

Preliminary criteria have been developed for evaluating both new and redevelopment of existing non-agricultural uses in the agricultural designation that limit these opportunities. In particular, the following approaches are proposed for non-agricultural uses:

- New non-agricultural uses within the Greenbelt Plan area will be required to conform to the applicable Provincial policies in the Greenbelt Plan and Oak Ridges Moraine Conservation Plan
- For new non-agricultural uses outside of the Greenbelt Plan area, within Whitebelt lands not required to address growth to 2051, criteria will align with Provincial policy direction
- Existing non-agricultural uses within the Greenbelt Plan area will have limited redevelopment, with the goal of bringing uses into closer conformity to applicable Provincial plans

All criteria are in conformity with Provincial plans and policies and aligned with Regional priorities, further examined in Attachment 1.

### **Proposed agricultural mapping refinements would add approximately 2,200 hectares of lands to the Agricultural designation**

In 2017, the Province released draft agricultural mapping to implement the Agricultural System policies in the updated Provincial plans. Through the MCR, York Region has the opportunity to refine this Provincial mapping to better reflect the Regional and local municipal context in accordance with Provincial implementation procedures.

An agricultural consultant was retained to compare and assess differences between Provincial mapping and the Region's current agricultural mapping. The consultant

recommendations were presented to Council in [June 2019](#), identifying 19 study areas to be considered for inclusion in the Agricultural designation.

Consultation with local municipalities, stakeholders, members of the public and impacted landowners to discuss potential agricultural mapping changes has been ongoing. In October 2020, the Region undertook an online public engagement campaign and direct outreach to potentially impacted landowners on proposed changes.

In addition to the consultant recommendations, the following were considered in the analysis of agricultural refinement areas:

- Local municipal, landowner, stakeholder and public input
- Current and future Regional and local municipal planning contexts including potential re-designation of Whitebelt lands required for urban uses to meet the Provincial Land Needs Assessment Methodology
- Continuity of the agricultural system across municipal boundaries

Recommendations are summarized in Table 1 and shown on Attachment 2. The proposed mapping will also be available for viewing on [York.ca/HaveYourSay](http://York.ca/HaveYourSay).

**Table 1**  
**Refinement Study Areas Considered for Re-designation**

Study Area (see Attachment 2)	Preliminary Recommendation	Municipality
4, 17, 24 and 31	No new Agricultural designation in areas currently identified as Whitebelt	Georgina, Whitchurch-Stouffville, Vaughan
1, 11 and 16	Scoped portion of area identified for re-designation to Agriculture	Georgina, East Gwillimbury, Whitchurch-Stouffville
35	Local Municipal request to include Candidate lands	King
2, 3, 9, 10, 13, 14, 15, 21, 27, 39 and 41	Re-designation to Agriculture	East Gwillimbury, Georgina, King, Richmond Hill, Whitchurch-Stouffville

## **Local Agricultural and Rural Lands within Regionally identified Towns and Villages where servicing capacity does not exist will be further reviewed in consultation with local municipalities**

In some limited instances, there are lands designated as agriculture or rural in local municipal official plans that are identified as Town and Villages in the ROP. These communities include Sutton, Pefferlaw and Nobleton with unserved areas identified in Attachment 2. Further consultation is required to determine an appropriate designation and/or means of identifying these lands in the ROP in the event they are not forecasted to accommodate growth to 2051 given their limited opportunity to be serviced and/or developed.

## **Specialty crop areas are essential for food-related agriculture**

Specialty crop areas play an important role in growing food-related agricultural crops and should be protected to support York Region's Agriculture and Agri-food sector. The proposed policy directions discourage the use of lands in the Holland Marsh specialty crop area for uses that do not require its muck soils for food production, including the growing of cannabis and other non-food related crops. With finite muck soils, a unique soil type found in the Holland Marsh, the protection of this area for food sources that utilize muck soils is important to support this agricultural sector.

## **DIVERSITY AND INCLUSION**

### **The Municipal Comprehensive Review recognizes diversity and inclusion as a core principle to updating the Regional Official Plan**

Council has continued to demonstrate a commitment for creating communities that are welcoming and inclusive, places where diverse communities can live with respect and dignity. Inclusive communities is a core principle of planning for complete communities. Planning for complete communities support people of all ages, stages and abilities to live, work, play and thrive in their communities, an integral part for the long-term success of York Region.

Provincial policy has maintained that municipalities must approach managing growth in a manner that recognizes the diversity of communities, while working to improve accessibility and reduce land use barriers for full participation in society by all residents. To build on this direction and continue to create strong, caring and safe communities, it is proposed that inclusion be highlighted as a core principle of planning for communities in York Region. This will be expanded upon in the updated ROP by identifying diversity and inclusion as a key component to interpreting and implementing ROP policies, engaging communities in planning related matters and in planning for communities.

Public consultation focused on policy directions presented to Council in the [December Policy Directions Report](#) and outlined in this report will continue into Spring 2021. As previously outlined in the October 2019 report [An Update on Public Consultations for the Municipal](#)



[Comprehensive Review](#), targeted consultations of under-represented communities through traditional engagement methods and focused engagement with Indigenous Communities is underway. New methods for engaging under-represented communities will continue to be explored to promote inclusive and representative engagement through the MCR process.

## **MAPPING UPDATES**

### **Updated mapping will support readers to understand the Regional Official Plan in a visually accessible manner**

Mapping is important for implementation of the policies of the Official Plan. It also supports visualization of the Regional structure and key themes of the ROP. Updates to Provincial plans require new mapping including delineation of built up areas and mapping of greenfield areas, settlement areas, major transit station areas (MTSAs) and employment areas. In addition to the Agricultural mapping, Provincial policy direction requires updates to natural heritage and water resource system mapping. Proposed directions for mapping include general updates, adding new mapping to meet Provincial conformity and simplify content. To simplify the presentation of mapping in the updated ROP, an assessment of mapping options and formats will be undertaken to avoid duplication and provide easier interpretation through accessible and easy to view formats. Additional analysis on mapping directions, including information on how mapping updates will support regional designations and refinements at the local municipal level, will be provided in subsequent reporting to Council.

## **5. Financial**

To support the amount of growth to 2051, an integrated growth management approach to land use planning and infrastructure delivery will be required to manage the capital plan in line with objectives of the Council approved Fiscal Strategy. To meet population and employment forecasts, timely delivery of growth-related servicing is required. Implications are explored in the separate forecast and land budget report. Developing policies which manage growth in a fiscally sustainable way, including aligning growth with investment in infrastructure, is of paramount importance to maintain the long-term fiscal health of York Region.

## **6. Local Impact**

Local municipalities are key partners in updating and implementing the ROP, particularly as local staff provide expertise and experiential knowledge from implementing ROP policies in their local municipal contexts. Regional and local municipal staff work closely throughout the MCR process through regularly scheduled local municipal working group sessions where there is an opportunity for ongoing input and feedback into the policy review and development process. Local staff have been engaged on the topic areas presented in this report and Regional staff will continue to work with local municipal staff throughout the MCR process. Local municipal staff input has informed the proposed agricultural refinements

outlined in Attachment 2. These and previous policy directions are informing the policy development process. Local municipal staff have planning knowledge of their local municipal context which will help inform draft policies to be presented to Council in Fall 2021.

## 7. Conclusion

To meet Provincial conformity requirements set through Provincial planning documents, ROP policies and mapping updates are required. This is the second omnibus report summarizing preliminary policy directions, further described through Attachment 1, which will be the basis for continued consultation as work continues on development of a draft ROP. The policy directions in this report support effective land use planning across the Region's local municipalities. Continued reporting to Council on policy directions, culminating in a draft ROP, will guide efficient growth and development across York Region.

---

For more information on this report, please contact Sandra Malcic, Director, Long Range Planning at 1-877-464-9675 ext. 75724. Accessible formats or communication supports are available upon request.

Recommended by:



**Paul Freeman, MCIP, RPP**  
Chief Planner



**Dino Basso**  
Commissioner of Corporate Services

Approved for Submission:



**Bruce Macgregor**  
Chief Administrative Officer

March 5, 2021  
Attachments (2)  
12212751

## ATTACHMENT 1

### Provincial Policy Updates and Potential Direction for York Region Official Plan Update

The Provincial planning policy framework has been updated including the following: Provincial Policy Statement (2020), A Place to Grow, the Growth Plan for the Greater Golden Horseshoe (2020) (The Provincial Growth Plan), Greenbelt Plan (2017) and Oak Ridges Moraine Conservation Plan (2017).

This Attachment, on a topic-specific basis, provides a summary of Provincial updates and considerations for updating the York Region Official Plan (ROP).

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
Aligning Growth and Infrastructure		
Aligning Growth and Infrastructure	<p>Updates to the Provincial Growth Plan reinforce and strengthen the need for an integrated approach to managing growth by requiring that:</p> <ul style="list-style-type: none"><li>• Infrastructure planning, land use planning, and infrastructure investment be coordinated</li><li>• Direction be provided for an urban form that optimizes infrastructure</li><li>• Infrastructure investment and other implementations tools be used to facilitate intensification and higher density development</li><li>• Transit investments in high density areas be prioritized to optimize return on investment and the efficiency and viability of transit services</li></ul>	<p>Policy considerations include strengthening messaging throughout the ROP to highlight the importance of integrated land use, infrastructure, and financial planning, including:</p> <ul style="list-style-type: none"><li>• Clearly articulating the need for a more agile and adaptive approach to growth management in response to the changing nature and pace of growth, market demand, and/or other factors</li><li>• Enhancing the objective of optimizing growth in areas serviced with existing infrastructure capacity before making new investments</li><li>• Strengthening phasing policies at the Regional scale such that the delivery and operation of infrastructure is phased in a fiscally sustainable manner</li><li>• Strengthening connections between the timing and scale of growth in intensification areas and the existing and/or planned infrastructure and water wastewater capacity in infrastructure Master Plans</li><li>• Identifying remaining Agricultural or Rural Whitebelt lands not required by the Provincial land needs assessment by 2051 as future urban</li></ul>

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
Agriculture and Rural Area Policy Directions		
New Non-Agriculture uses in Agricultural designated areas	<p>Updates to the Provincial Policy Statement allow limited non-agricultural uses in the Agricultural Designation, subject to criteria</p> <p>Updates to the Provincial Growth Plan require:</p> <ul style="list-style-type: none"> <li>• Land use compatibility to be achieved where agricultural and non-agricultural uses interface</li> <li>• New non-agricultural uses: <ul style="list-style-type: none"> <li>○ Lands will not be removed from the Agricultural area</li> <li>○ Achieve land use compatibility</li> <li>○ Subject to an Agricultural Impact Assessment to minimize and mitigate any adverse impacts</li> </ul> </li> </ul> <p>The Greenbelt Plan is more limited than the Growth Plan in terms of agricultural uses:</p> <ul style="list-style-type: none"> <li>• Non-agricultural uses are permitted in the Agricultural areas, subject to criteria</li> <li>• Non-agricultural uses are subject to an Agricultural Impact Assessment</li> </ul>	<p>Policy considerations for new non-agriculture uses in agricultural designated areas include:</p> <ul style="list-style-type: none"> <li>• Compliance with applicable Provincial plans and policies</li> <li>• Limiting new non-agricultural uses in the Agricultural Designation outside the Greenbelt Plan Area include that they be subject, but not limited to, the following criteria: <ul style="list-style-type: none"> <li>○ Demonstrate a need within the planning horizon for additional land to accommodate the proposed use</li> <li>○ Alternative locations be evaluated, with confirmation that no reasonable alternative locations are available</li> <li>○ Preference that non-agricultural uses be located in the following areas: Urban Areas, Rural Areas, Towns and Villages and Hamlets</li> <li>○ Lands remain in the Agricultural designation</li> <li>○ Submission of an Agricultural Impact Assessment</li> <li>○ Comply with the minimum distance separation formulae</li> </ul> </li> <li>• Non-agricultural uses within the Greenbelt Plan and Oak Ridges Moraine Conservation Plan areas continue to be limited in accordance with the applicable Provincial plan policy</li> <li>• Requiring an Agricultural Impact Assessment</li> </ul>

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
Existing Non-Agriculture uses on Agriculture lands in the Greenbelt Plan area	Updates to the Greenbelt Plan allow for modest redevelopment of existing non-agricultural uses as long as they are in conformity with the Plan	<p>Policy consideration for redevelopment of existing non-agricultural uses in the Agricultural Designation within the Greenbelt Plan area include:</p> <ul style="list-style-type: none"> <li>• Redevelopment of non-agricultural uses be subject to, but not limited to the following criteria: <ul style="list-style-type: none"> <li>○ Proposed redevelopment is more in conformity with the applicable Provincial plan</li> <li>○ Lands remain in the Agricultural designation</li> <li>○ No new parcels created or urban boundary expansions would be permitted</li> <li>○ Demonstration that the site has been legally in continual use since before the Provincial plan was approved</li> <li>○ Redevelopment does not hinder surrounding agricultural operations, complies with the minimum distance separation formulae and is supported by an Agricultural Impact Assessment addressing the following elements: <ul style="list-style-type: none"> <li>▪ Proposed use would be of the appropriate size and scale to the area including to the existing and/or planned infrastructure</li> <li>▪ Demonstration that there is a need for the proposed use in terms of demand for the product or service</li> </ul> </li> <li>○ The proposed use shall not adversely affect the ecological integrity of the Regional Greenlands System</li> </ul> </li> </ul>

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
<p>Local Agricultural and Rural Lands within Regionally identified Towns and Villages where servicing capacity does not exist</p>	<p>In some Towns and Villages (e.g. Nobleton, and Sutton) there are locally designated Agricultural and Rural lands within these communities that, although currently identified as Town and Village in the Regional Official Plan, have limited growth potential given Provincial policy servicing constraints</p> <p>The Greenbelt Plan servicing policies, which are serviced either by groundwater or lakes, are not permitted to extend water or wastewater services from a Great Lakes source unless a set of criteria are met</p> <p>The Lake Simcoe Protection Plan impacts Pefferlaw and Sutton where there are strict sewage treatment policies that apply in this watershed and limit servicing capacity</p>	<p>Policy consideration for unserviced agricultural and rural lands within identified Towns and Villages include:</p> <ul style="list-style-type: none"> <li>Determining the appropriate designation and/or means of identifying these lands within the Official Plan which is consistent with the local municipal official plan designation in the event they are not forecasted to accommodate growth to 2051 given their limited opportunity to be serviced and/or developed</li> </ul> <p>These lands are identified as DGA (designated greenfield area) Agriculture and Rural unserviced areas on Attachment 2</p>
<p>Implementation of the Provincial Agricultural Land Base Mapping</p>	<p>Updates to the Province's Agricultural System land base mapping in 2017 is a part of the updates to the Provincial plans on Agricultural Systems</p> <p>York Region has the opportunity to refine the draft Provincial agricultural mapping utilizing Provincial refinement criteria (found in the Implementation Procedures for the Agricultural System in Ontario's Greater Golden Horseshoe)</p>	<p>Mapping considerations to refine the Provincial Agricultural System mapping include:</p> <ul style="list-style-type: none"> <li>Reviewing the technical assessment completed by Agricultural consultant</li> <li>Consideration for maintaining a Rural designation for any lands in the Whitebelt where the Province is proposing an Agricultural designation, including lands ultimately required for urban uses</li> <li>Considering the local municipal planning context</li> <li>Supporting the continuity of the agricultural system across municipal boundaries</li> <li>Supporting lands that meet the Provincial refinement criteria to be re-designated to Agriculture or remain Rural</li> </ul>

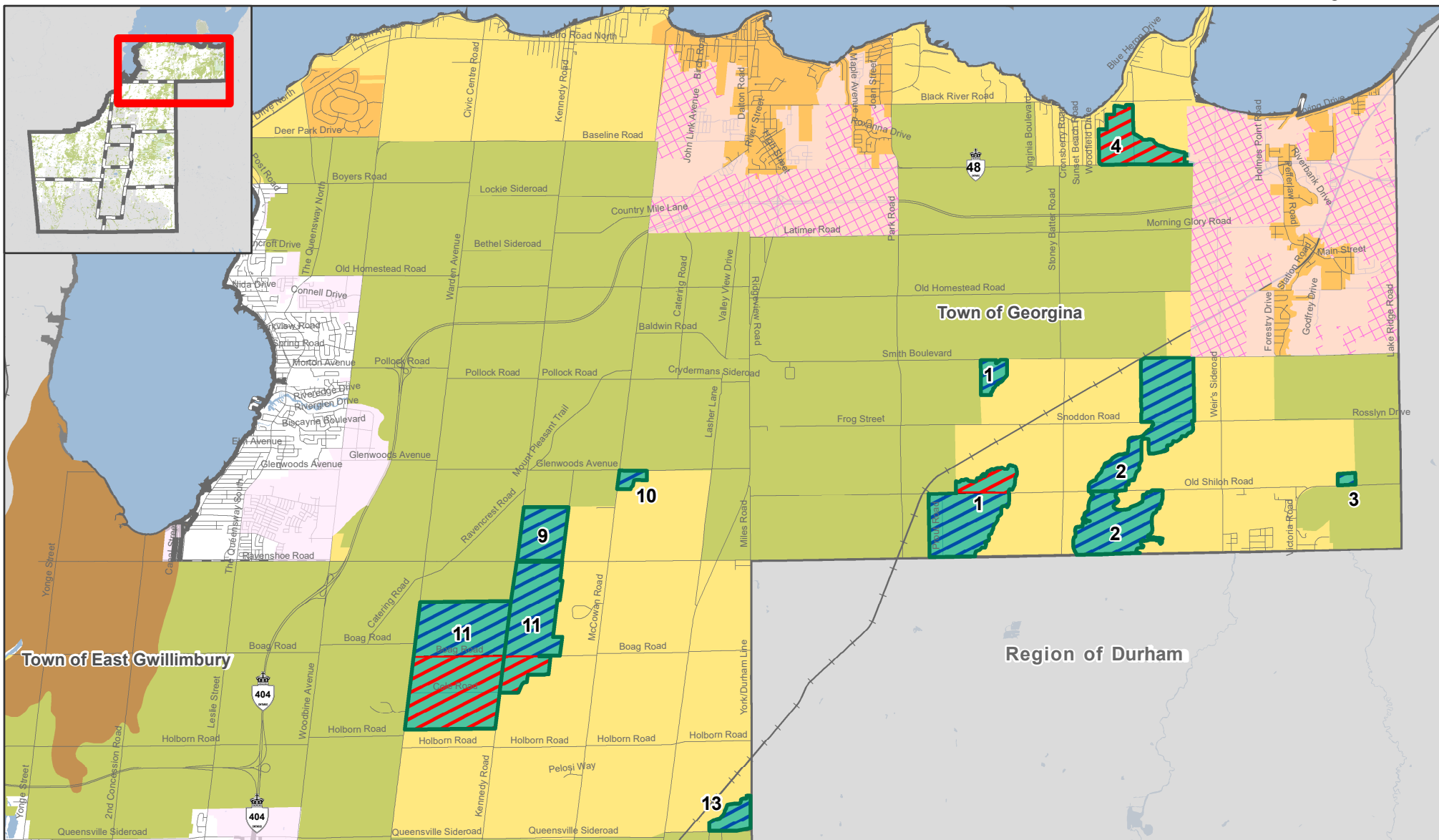
Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
		<ul style="list-style-type: none"> <li>• Incorporating landowner, stakeholder and public input</li> </ul> <p>Preliminary staff recommendations are shown on Attachment 2</p> <p>The Province assessed two areas when they created the agricultural land base map, proposed and Candidate Lands and a Land Evaluation and Area Review (LEAR). This includes proposed areas that met the tests of a LEAR as prime agriculture, where these proposed areas are to be assessed by municipalities using the Provincial Implementation Procedures for the Agricultural System. The Region assessed these areas for consideration to potentially change from Rural to Agriculture designations. Provincially recommended 'Candidate lands' are optional lands to be assessed if they should be added to the Agriculture designation. It was determined by staff not to assess these candidate lands for consideration due to York Region's significantly limited rural lands, unless an assessment was requested by the local municipality. These lands are defined as areas of larger than 250 hectares, with medium LEAR scores and in active agriculture production.</p> <p>Where required, further refinement will occur with the final draft mapping presented in subsequent reporting to Council later in 2021</p>

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
Highest and best use of Non-Food Related Agricultural Crops in the Holland Marsh Specialty Crop Area	<p>Non-Food related agricultural crops are identified as agricultural, employment or commercial retail uses under the Provincial Policy Statement and may include such crops as cannabis and flowers</p> <p>Agricultural uses, agriculture-related uses and on-farm diversified uses are permitted in the Holland Marsh Specialty Crop Area and do not specify if the crops grown are to be food-related</p>	<p>Policy considerations include:</p> <ul style="list-style-type: none"> <li>Discouraging the use of the Holland Marsh Specialty Crop Area for uses that do not require its muck soils for food production, such as cannabis and floriculture</li> </ul> <p>The policy change would promote the protection of the Holland Marsh for food-related crops</p>
Excess Soil	<p>Updates to the Growth Plan and Greenbelt Plan identify that municipalities should develop excess soil reuse strategies</p> <p>Updates to the Provincial Policy Statement, Growth Plan, Greenbelt Plan and Oak Ridges Moraine Conservation Plan identify that municipalities shall incorporate best practices for the management of excess soils into their planning policies and development applications</p>	<p>Policy considerations include:</p> <ul style="list-style-type: none"> <li>Integrating new excess soil policies in the Official Plan that align with Provincial plans by identifying that: <ul style="list-style-type: none"> <li>Municipalities should develop excess soil reuse strategies</li> <li>Municipalities shall incorporate best practices for the management of excess soils into their planning policies and development applications</li> </ul> </li> </ul>
Mineral Aggregate Resources	<p>Updates to Provincial plans and the Provincial Policy Statement regarding mineral aggregate resources have been made to align wording across Provincial plans for site development and rehabilitation, which includes:</p> <ul style="list-style-type: none"> <li>New direction on progressive and final rehabilitation of aggregate sites</li> </ul>	<p>Policy considerations include:</p> <ul style="list-style-type: none"> <li>Updates to meet new Provincial direction outlined through updated Plans, including: <ul style="list-style-type: none"> <li>Integrating additional rehabilitation policies for future reuse of lands</li> <li>Identifying mineral aggregate resource conservation efforts, including recovering and recycling materials for continued use</li> </ul> </li> </ul>



Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
	<ul style="list-style-type: none"> <li>• Provide aggregates as close to market as possible</li> </ul>	<ul style="list-style-type: none"> <li>○ Requiring an agricultural impact assessment if mineral aggregate extraction is to occur in Agricultural areas</li> <li>○ Supporting aggregates as close to market as possible</li> </ul>
<b>Environment Policy Directions</b>		
Species at Risk	Updates to Provincial plans include: <ul style="list-style-type: none"> <li>• Updated definitions for habitat of endangered and threatened species</li> <li>• The protection of endangered and threatened species is deferred to established Federal and Provincial procedures</li> <li>• Exempt new development or site alteration from some environmental studies where the only identified key natural heritage feature is the habitat of endangered or threatened species</li> </ul>	Policy considerations include: <ul style="list-style-type: none"> <li>• Focusing updates to reflect new Provincial direction including:               <ul style="list-style-type: none"> <li>○ Updating definitions for the habitat of endangered and threatened species</li> <li>○ Referencing Provincial and Federal species at risk procedures for development and site alteration</li> <li>○ Updating requirements for natural heritage evaluations and hydrological evaluations where the only feature is the habitat of endangered or threatened species, in accordance with Provincial plans</li> </ul> </li> </ul>
<b>Diversity and Inclusion</b>		
Diversity and Inclusion	N/A	Policy considerations to focus on: <ul style="list-style-type: none"> <li>• Integrating inclusionary language throughout the Plan and identifying inclusion as a core principle of planning in York Region</li> <li>• Enhancing partnership and engagement policies to support inclusive engagement throughout the planning process</li> </ul>

Types of Policies/Topic Area	Brief Description of Provincial Policy Change	Considerations/Potential Direction for York Region Official Plan
<b>Mapping</b>		
Mapping (General Direction) 1-14, Figures 1-3	<p>Many of the maps will be updated to reflect current information. There are also several new Provincial requirements for Official Plan maps, which includes:</p> <ul style="list-style-type: none"> <li>• The Growth Plan requires delineation of built up areas, designated greenfield areas, settlement areas, major transit station areas (MTSA) and employment areas</li> <li>• The Greenbelt Plan requires the update of natural heritage systems (NHS) and agricultural areas. It also requires delineation of key natural heritage features and key hydrologic features plus their minimum vegetation protection zones</li> </ul>	<p>Policy considerations include:</p> <ul style="list-style-type: none"> <li>• Simplifying Map 1 and displaying land use designations and land use categories on separate sub-schedules</li> <li>• Grouping the water resource components on one or a series of maps</li> <li>• Incorporating Provincial layers on ROP maps (Natural Heritage System and Agriculture Areas)</li> <li>• Updating mapping containing Regional infrastructure to align with Transportation, Water and Wastewater Master Plans</li> </ul>



## Preliminary Additional Mapping Analysis

- Proposed to remain Rural
- Proposed to change to Agriculture

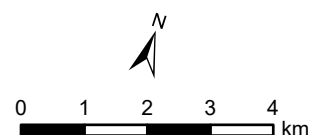
## Consultant Report Analysis

- Redesignate to Agriculture
- DGA**
- DGA Boundary
- DGA Ag and Rural Unserved Areas

## 2010 Agricultural and Rural Area

- Agriculture Policy Area
- Holland Marsh Area
- Rural Policy Area
- Towns and Villages
- Regional Boundary

- Municipal Boundary
- Freeway
- Provincial Highway
- Lake Simcoe
- Lake Ontario
- Surrounding Areas
- Railway
- Waterbody
- River

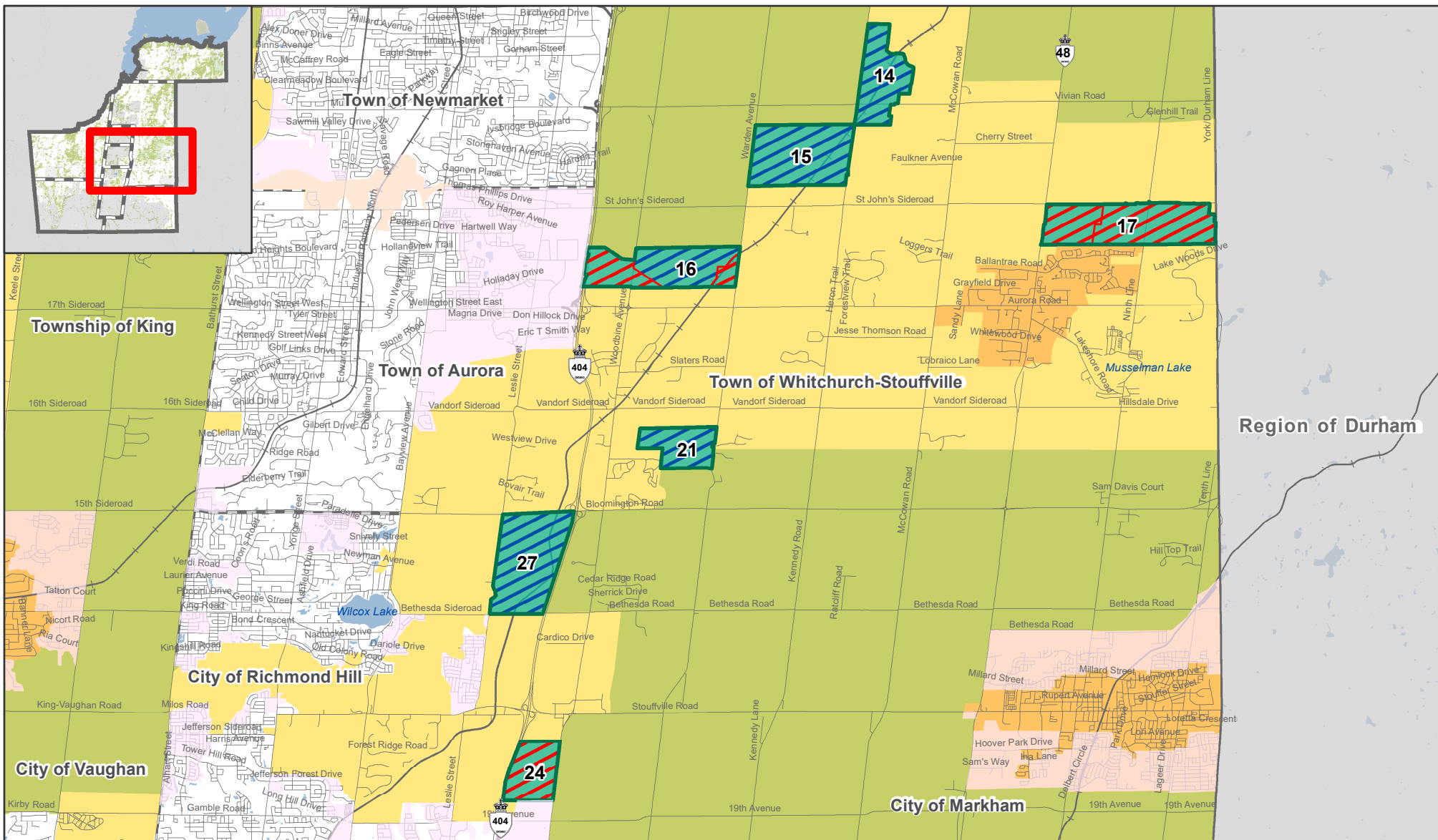


Produced by:  
The Regional Municipality of York  
{Branch Name}, {Department Name}  
February 2021

Data: Queen's Printer for Ontario 2003-2021

Imagery:  
See York.ca for disclaimer information.

# | East | Preliminary Agricultural Land Base Analysis



## Preliminary Additional Mapping Analysis

- Proposed to remain Rural
- Proposed to change to Agriculture

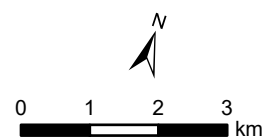
## Consultant Report Analysis

- Redesignate to Agriculture
- DGA
- DGA Boundary

## 2010 Agricultural and Rural Area

- Agriculture Policy Area
- Rural Policy Area
- Towns and Villages
- Regional Boundary

- Municipal Boundary
- Freeway
- Provincial Highway
- Railway
- Waterbody
- Lake Simcoe
- Lake Ontario
- Surrounding Areas

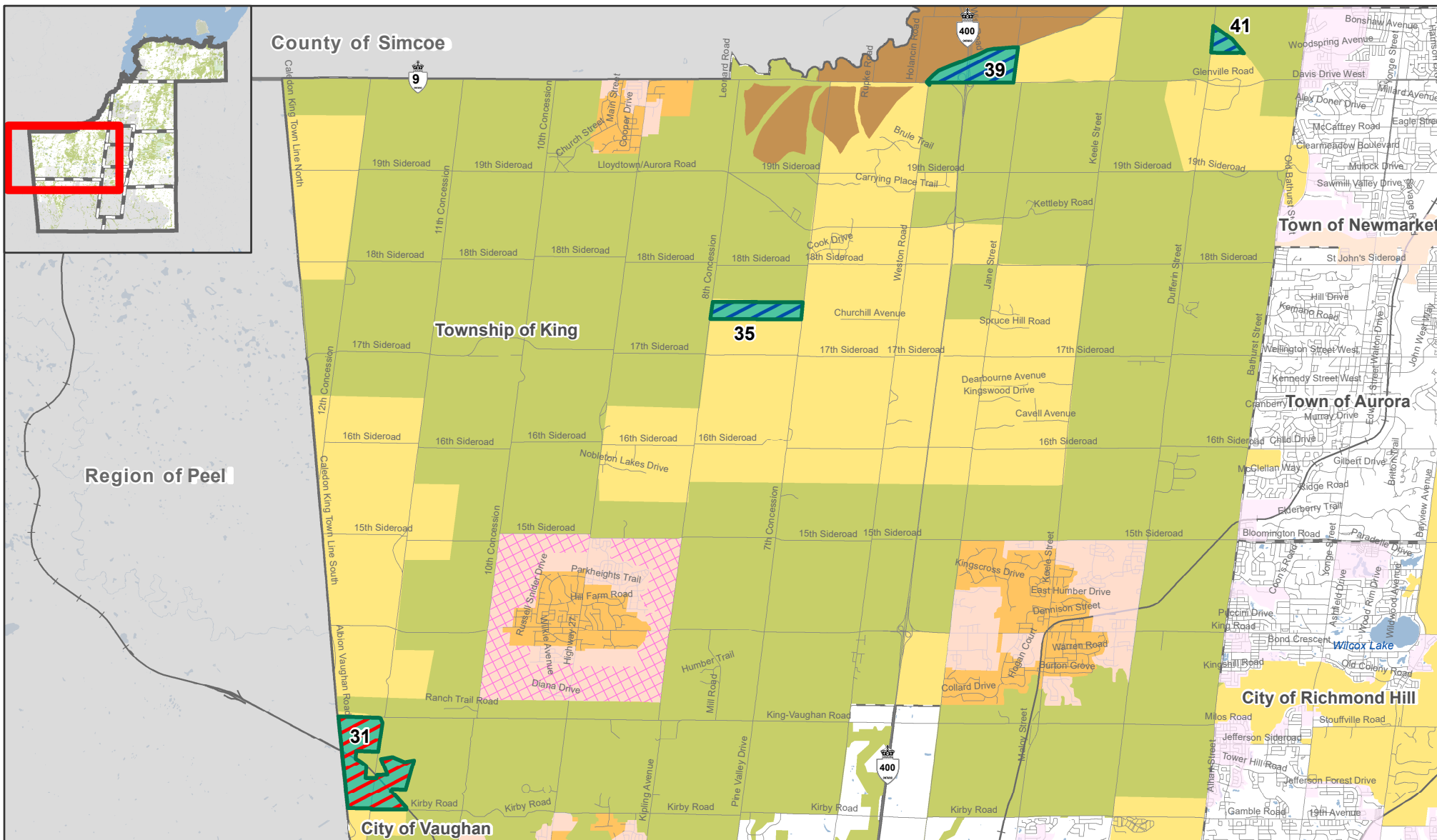


Produced by:  
The Regional Municipality of York  
{Branch Name}, {Department Name}  
February 2021

Data: Queen's Printer for Ontario 2003-2021

Imagery:  
See York.ca for disclaimer information.

# | West | Preliminary Agricultural Land Base Analysis



## Preliminary Additional Mapping Analysis

- Proposed to remain Rural
- Proposed to change to Agriculture

## Consultant Report Analysis

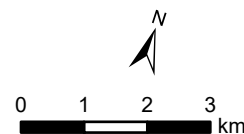
### DGA

- DGA Boundary
- DGA Ag and Rural Unserved Areas

## 2010 Agricultural and Rural Area

- Agriculture Policy Area
- Holland Marsh Area
- Rural Policy Area
- Towns and Villages
- Regional Boundary

- Municipal Boundary
- Freeway
- Provincial Highway
- Lake Simcoe
- Lake Ontario
- Surrounding Areas
- Railway
- Waterbody
- River



Produced by:  
The Regional Municipality of York  
{Branch Name}, {Department Name}  
February 2021

Data: Queen's Printer for Ontario 2003-2021

Imagery:  
See York.ca for disclaimer information.