

April 20, 2018

Ms. Kimberley Kitteringham
City Clerk
City of Markham
101 Town Centre Boulevard
Markham, ON L3R 9W3

Dear Ms. Kitteringham:

Re: York Region Official Plan Monitoring Report

Regional Council, at its meeting held on April 19, 2018, adopted the following recommendation of Committee of the Whole regarding "York Region Official Plan Monitoring Report":

1. The York Region 2018 Regional Official Plan Monitoring Report be circulated by the Regional Clerk the local municipalities for information.

A copy of Clause 2 of Committee of the Whole Report No. 7 is enclosed for your information. The 2018 York Region Official Plan Monitoring Report (Attachment 1) can be found on york.ca.

Please contact Sandra Malcic, Manager, Policy and the Environment at 1-877-464-9675 ext. 75274 if you have any questions with respect to this matter.

Sincerely,



Christopher Raynor
Regional Clerk

/S. Dumont
Attachments

Clause 2 in Report No. 7 of Committee of the Whole was adopted, without amendment, by the Council of The Regional Municipality of York at its meeting held on April 19, 2018.

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York Region Official Plan Monitoring Report

Committee of the Whole recommends:

1. Receipt of the presentation by Sandra Malcic, Manager, Policy & Environment, Planning and Economic Development.
2. Adoption of the following recommendation contained in the report dated March 29, 2018 from the Commissioner of Corporate Services and Chief Planner:
 1. The York Region 2018 Regional Official Plan Monitoring Report be circulated by the Regional Clerk to the local municipalities for information.

Report dated March 29, 2018 from the Commissioner of Corporate Services and Chief Planner now follows:

1. Recommendation

It is recommended that:

1. The York Region 2018 Regional Official Plan Monitoring Report be circulated by the Regional Clerk the local municipalities for information.

2. Purpose

The Regional Official Plan Monitoring Report 2018 (Attachment 1) provides the results of an analysis of indicators that measure and track the progress of policy objectives in the Regional Official Plan. It provides evidence based input to further policy review and development.

3. Background

Regional Official Plan implementation requires regular monitoring to ensure progression towards policy targets and objectives

The York Region Official Plan was approved by the Province with modifications in September 2010. The plan is now in the implementation stage. A key part of implementation is monitoring progress towards meeting the Official Plan policy targets and objectives.

Council received the last monitoring report in 2014

Chapter 8 of the Official Plan addresses implementation and sets out requirements for monitoring and assessment of policies. Section 8.2 states that it is the policy of Council to:

- Develop indicators to measure the success of the Official Plan based on the three themes of the plan:
 - Sustainable Natural Environment
 - Healthy Communities
 - Economic Vitality
- Produce regular monitoring reports that measure the success of the plan
- Develop, in cooperation with local municipalities, common measuring and reporting tools to monitor progress towards targets established in the Official Plan

In [June 2014](#), the first Regional Official Plan Monitoring Report was presented to Council. This report presented 22 indicators to track progress in implementing a range of Official Plan policies. The results identified that the Region was on track to meet most of the policy objectives that were monitored.

Given the various data sources relied upon to track the progress of selected indicators, not all indicators have the same reference year (i.e. census year vs. annual). Where possible, annual indicators are reported on through York Region's annual Growth and Development Review report.

Monitoring Regional Official Plan implementation provides evidence based input to further policy review and development

The Official Plan provides growth management policies on city building, complete communities, agricultural and rural areas and on infrastructure and service

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provision. Together with Vision 2051, the Official Plan is one of the Region's key long range plans that guide the Strategic Plan and individual departmental business plans and budgets. The indicators are intended to monitor the effectiveness of the Official Plan policies in achieving a Sustainable Natural Environment and Healthy Communities while protecting for and promoting Economic Vitality.

Monitoring also helps identify emerging trends and related issues that could affect Official Plan policies and will inform the Regional Municipal Comprehensive Review (MCR).

An analysis of Official Plan indicators provides an evidence based approach to policy development through the review of the Official Plan.

Monitoring the effectiveness of Official Plan policies complements other Regional monitoring initiatives and reporting

Other existing monitoring initiatives include:

- Implementation and Monitoring Plan for the 2015 to 2019 Strategic Plan
- York Region Annual Report
- Greening Strategy Achievements Report
- Waste Diversion Report
- Growth and Development Review Report
- Employment and Industry Report

There are similarities with the data and indicators used in other current monitoring initiatives and those presented in this report. The Official Plan monitoring report is not intended to replace policy and program monitoring systems already in place at the Region, but rather complement other efforts.

4. Analysis and Implications

York Region continues to deliver on the objectives of the Regional Official Plan

The 2018 monitoring report uses the same indicators as developed for the 2014 monitoring report, and confirms that 17 of 22 (77%) of indicators are trending in the right direction. This shows that the Region is well on its way to meeting the

York Region Official Plan Monitoring Report

objectives of the Official Plan. The table in Attachment 2 summarizes indicators and provides key highlights and trends.

Two indicators have not trended in the right direction to support the intent of the related policies, loss of agricultural land and employment lands converted. Loss of agricultural land was a result of lands converted for urban uses through amendments (ROPAs 1, 2 and 3) to the Official Plan. The loss of employment lands was a result of the conversion several sites to non-employment uses including residential and major retail.

York Region is well underway to achieving a healthy and connected Greenlands System

Environmental land protection and tree plantings are an important tool for maintaining a healthy and functional Greenlands system. Protection of environmental lands through a system of environmental features and linkages provided by the Regional Greenlands System is essential to preserve the Region's key natural heritage and hydrologic features and adjacent lands necessary to maintain these features in a linked system. Public components of the System also provide opportunities for passive recreation.

Securing environmental lands contributes to strengthening the Region's Greenlands System. A healthy and connected system of features is essential to preserve the Region's natural heritage and biodiversity. Planting trees increases forest cover, wildlife habitat and improves connectivity.

Since 2009, York Region has protected and enhanced over 600 hectares of environmental lands through various methods including donations, purchases, and conservation easements. During this time, the annual area of land secured has ranged from 16 to 120 hectares with an annual average of 71 hectares.

In total, over 770,000 trees and shrubs have been planted in the Region since 2009. Annual plantings have ranged from approximately 46,000 to over 110,000, with an average of approximately 86,000 per year for the same time period.

York Region is achieving diversity of housing mix and is shifting towards higher density forms of housing

To accommodate the increasing diversification of York Region's households, meet intensification targets, and help address housing affordability issues, the housing mix in the Region needs to shift to higher density forms of housing. New construction of appropriate high density housing forms in planned locations will contribute to diversifying the Region's existing housing stock.

There has been a clear shift in the development of new housing in York Region. Between 2008 and 2012, medium and high density housing accounted for a 35

per cent share of the total units completed in the Region. During the most recent period from 2013 to 2017, medium and high density housing forms have risen to a 56 per cent share. As of 2017, 64 per cent of the Region's total housing stock were single detached units, a decrease of approximately 3 per cent since 2008.

York Region's live work ratio and activity rate have continued to increase

The live/work ratio measures the percent of York Region's labour force that both live and work in the Region. A strong live/work ratio has a number of positive advantages on transportation and the economy. Providing quality jobs in the Region strengthens the economy and makes the Region more attractive to existing and potential businesses and investors. Shorter commute times and less traffic congestion on roads will improve the quality of life increasing the ability to attract and retain the right workforce.

The Activity Rate measures the ratio of employment to population. A high activity rate has a number of positive results on quality of life for residents. Providing sufficient high quality employment opportunities in the Region contributes to reducing traffic congestion and shorter commute times. A strong activity rate can lead to increased live/work ratios in the future, provided the type of jobs being created match the skill sets of the Region's residents.

York Region's live/work ratio has increased from a 2011 estimate of 55.4 per cent to 57.6 per cent in 2016. However, in light of the activity rate, it is anticipated that this number will continue to increase over the coming years. This indicates that the jobs in the Region are continuing to provide a better match to the skills of its residents.

Since 2011 York Region's activity rate has been increasing steadily. In 2015, the Official Plan target of 50 per cent was reached. Subsequent years have progressively exceeded this target with 2017 showing an increase to 51.9 per cent. This indicates that the Region provides more than one job for every two residents in accordance with the Official Plan policy.

The Region's urban structure is continuously being strengthened through city building, intensification and infrastructure investment

Since 2006, the annual share of development within the Region's built-up area has averaged 48 per cent. The current Regional Official Plan intensification target is 40 per cent. The Growth Plan intensification targets changed in 2017 to 50 per cent from the time of the next Regional Municipal Comprehensive Review to 2031 and 60 per cent for growth between 2031 and 2041. The continuing

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development of the Regional Centres and Corridors and other intensification areas will contribute to achieving the intensification target.

To date, the majority of the development activity in the Regional Centres has been residential with major office and retail development occurring most notably in Markham Centre and Vaughan Metropolitan Centre.

Markham Centre is the most advanced of the Regional Centres, having had a local municipal planning framework in place since the mid-1990s. Active development applications in all four Regional Centres are anticipated to result in new population and employment in the next few years. The 2017 completion of the Vaughan Metropolitan Centre multi-modal hub, including the York/Spadina subway extension and VIVA rapidways has resulted in increased levels of development interest and activity in the Vaughan Metropolitan Centre. In addition to the growth reported in Attachment 1 for Regional Centres, there is significant development activity in the Regional Corridors, further strengthening the Regional structure.

Water conservation efforts have had a considerable impact on reducing consumption

Water conservation contributes to creating more sustainable communities and leverages capacity available in existing infrastructure. The Long Term Water Conservation Strategy, endorsed by Regional Council in 2011, identifies programs to implement the Region's water conservation goals. The Official Plan makes reference to promoting water conservation and efficiency.

Residential water consumption per capita has declined from 220 litres per capita per day in 2010 to 190 litres per capita per day in 2016. Through York Region's Water for Tomorrow program, a number of initiatives are being undertaken to reduce water consumption. These include but are not limited to rebates and incentives, education and improved maintenance of water infrastructure systems.

On-going monitoring and the Municipal Comprehensive Review will inform updated policies that may require new monitoring indicators

The Municipal Comprehensive Review resumed in 2017 with a workplan presented to Council in [October 2017](#). Past monitoring will inform updated policies. Indicators may need to be updated to remain consistent with new Provincial plans. It is expected that an updated Official Plan will be adopted in 2020 with the first monitoring report to occur approximately four years after.

5. Financial Considerations

Monitoring of the York Region Official Plan policies was conducted within the current allocated budgets of various Regional departments that are involved in developing, tracking and reporting on performance indicators. It is not anticipated that there will be additional costs associated with data or other information that support indicator reporting.

6. Local Municipal Impact

Effective monitoring of the York Region Official Plan allows the Region to track progress towards policy objectives and targets and helps ensure that the Official Plan policies are having the desired impact on the Region's natural environment, economy, development of healthy communities, city building and infrastructure and service provision. Local municipalities will in turn benefit from the successful implementation of the Official Plan policies.

7. Conclusion

This report concludes that York Region is well on its way to meeting the objectives of the Regional Official Plan. The full monitoring report is included as Attachment 1 providing the indicator results.

Ongoing monitoring of the Regional Official Plan is needed to: assess the effectiveness of policies in the Plan, identify emerging trends and issues, and inform future reviews of the Plan to provide the basis for adjustments and updates where required.

For more information on this report, please contact Sandra Malcic, Manager, Policy and the Environment at 1-877-464-9675 ext. 75274.

York Region Official Plan Monitoring Report

The Senior Management Group has reviewed this report.

Recommended by:

Paul Freeman, MCIP, RPP
Acting Chief Planner




March 29, 2018

Attachments (2)

#8293086

Accessible formats or communication supports are available upon request

Table 1 - Regional Official Plan (ROP) Monitoring Indicators

 Trending in desired direction
  Progress Neutral
  Not trending in desired direction







Indicator by ROP Chapter	Description	Highlight/Trend	
Chapter 2 - Sustainable Natural Environment			
Tree and shrub plantings	Annual number of trees and shrubs planted through Greening Strategy initiatives (Planted on Public and Private lands)	Over 770,000 trees and shrubs have been planted since 2009 with an annual average of approximately 86,000.	
Environmental land protection and preservation	Area of environmental lands protected by the Region	Over 600 hectares have been protected since 2009, with an annual average of 71 hectares.	
Woodland cover	Percentage of woodland cover in the Region	Land area covered by woodland has increased from 22.5 per cent in 2009 to 23.2 per cent in 2015, moving closer to the Official Plan target of 25 per cent.	
Chapter 3 - Healthy Communities			
Housing mix	Housing mix of new housing completions in the Region in 2008-2012 and 2013 – 2017	The housing mix continues to shift towards a more balanced mix with a higher share of medium and high density housing being developed. In 2017, about 64 per cent of the Region's total housing stock were single detached units, reflecting a 3 per cent increase in higher density forms.	

Table 1 - Regional Official Plan (ROP) Monitoring Indicators (continued)

 Trending in desired direction  Progress neutral  Not trending in desired direction









Indicator by ROP Chapter	Description	Highlight/Trend	
Chapter 3 - Healthy Communities (continued)			
Housing supply	Ability of the Regional housing supply to meet the Official Plan policy requirements	The Region's designated housing supply (approximately 22 years) exceeds the minimum ten year requirement of the Official Plan and Provincial Policy Statement. The five year supply of registered and draft approved plans meets the required 3-7 year supply.	 
Affordable housing	Minimum 25 per cent of new housing units to be affordable Minimum 35 per cent of new housing units in Regional Centres and Key Development Areas to be affordable	The Official Plan affordability target was met each year from 2013 to 2016, ranging from 31 to 46 per cent, however, more diversity of built form is required.	
New non-profit housing	Construction of new non-profit housing	Since 2009, the number of units in the York Region Social Housing Portfolio has progressively increased reaching 6,774 units in 2017 up from 5,951 in 2009.	
Chapter 4 – Economic Vitality			
Live-work ratio	The per cent of the Region's labour force that both live and work in the Region	The live-work ratio increased from 55.4 per cent in 2011 to 57.6 per cent in 2016. York Region's activity rate indicates that this ratio should increase in the future.	

Table 1 - Regional Official Plan (ROP) Monitoring Indicators (continued)

 Trending in desired direction  Progress neutral  Not trending in desired direction









Indicator by ROP Chapter	Description	Highlight/Trend	
Chapter 4 – Economic Vitality (continued)			
Activity rate	Ratio of employment to population	Since 2011 the activity rate has increased steadily. In 2017, the ROP target of 50 per cent was exceeded with 51.8 per cent or more than one job for every two residents.	
Employment land conversion	Annual area of employment land converted to non-employment uses	Between 2012 and 2016, approximately 241 net hectares were converted from employment land to non-employment uses.	
Chapter 5 – An Urbanizing Region			
Population and employment forecasts	Comparison of actual and forecast population and employment	In 2016, the population was approximately 4 per cent lower than the Region's forecast while employment was almost 7 per cent below forecast. Despite this discrepancy, the Region is on target to meet its 2031 forecasts.	
Designated Greenfield Area (DGA) density.	Residents and jobs combined per hectare in selected Designated Greenfield Areas	Sample communities identify progress towards meeting the DGA density target.	
Sustainable buildings	Annual number of LEED® silver, gold and platinum certified projects in York Region	Since 2009, an average of 8 projects per year have been LEED® certified.	

Table 1 - Regional Official Plan (ROP) Monitoring Indicators (continued)

 Trending in desired direction  Progress neutral  Not trending in desired direction












Indicator by ROP Chapter	Description	Highlight/Trend	
Chapter 5 – An Urbanizing Region (continued)			
Residential Intensification	Annual share of residential building permits within the built-up area in the Region (ROP target 40 per cent)	Since 2006, the share of annual development within the Built-up area has averaged 48 per cent.	
Development activity in Regional Centres and Corridors	Existing, under construction and proposed development resulting in population and employment in the Regional Centres and Corridors	The Regional Centres and Corridors continue to move towards their population and employment targets. As of 2017, active applications and projects under construction account for approximately 51,000 people and 9,000 jobs.	
Density of development in Regional Centres	Floor Space Index (FSI) for buildings in the Regional Centres	The majority of new buildings in Regional Centres are meeting or exceeding ROP density targets.	
Chapter 6 – Agricultural and Rural Areas			
Area farmed	Change in land area being farmed in the Region	As can be expected, there has been a decline in agricultural land between 2001 and 2016 of 13,508 hectares or 19 per cent.	
Gross farm receipts	Annual gross farm receipts (revenue)	There has been an increase in Gross Farm Receipts between 2001 and 2016 from approximately \$183M to \$235M or 28 per cent.	

Table 1 - Regional Official Plan (ROP) Monitoring Indicators (continued)

 Trending in desired direction
  Progress neutral
  Not trending in desired direction

Indicator by ROP Chapter	Description	Highlight/Trend	
Chapter 7 – Servicing our Population			
Modal Split	Percentage of total daily trips using transit, cycling and walking	Between 2006 and 2016 transit usage has increased by 0.8 per cent. Active transportation modes (walking and cycling) have also increased from 4.4 to 5.2 per cent.	
Wastewater inflow and infiltration	Inflow and infiltration in Regional and local wastewater systems	Reductions in inflow and infiltration have continued each year between 2011 and 2016, with a total reduction of 11.6 million litres of flow per day over this period.	
Water conservation	Annual water consumption	Residential water consumption per capita has declined from 220 litres per capita per day in 2010 to 190 litres per capita per day in 2016.	
Waste diversion	Annual level of waste diversion from landfill	Solid waste diversion from landfill has increased from 75 per cent in 2009 to 91 per cent in 2016, achieving the ROP 2016 target of 90 per cent diversion.	