

Final Draft Official Plan

Committee of the Whole Planning—April 14, 2026

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Agenda

- Purpose
- Background
- Key Milestones
- Official Plan Review Process
- Summary of Engagement
- Theme Areas
- Final Draft Official Plan Summary
- Recommendation
- Next Steps & Transition



Purpose

- To introduce the proposed final Draft Official Plan
- To outline key changes and outcomes
- To seek Council direction on next steps

Background: What is an Official Plan?

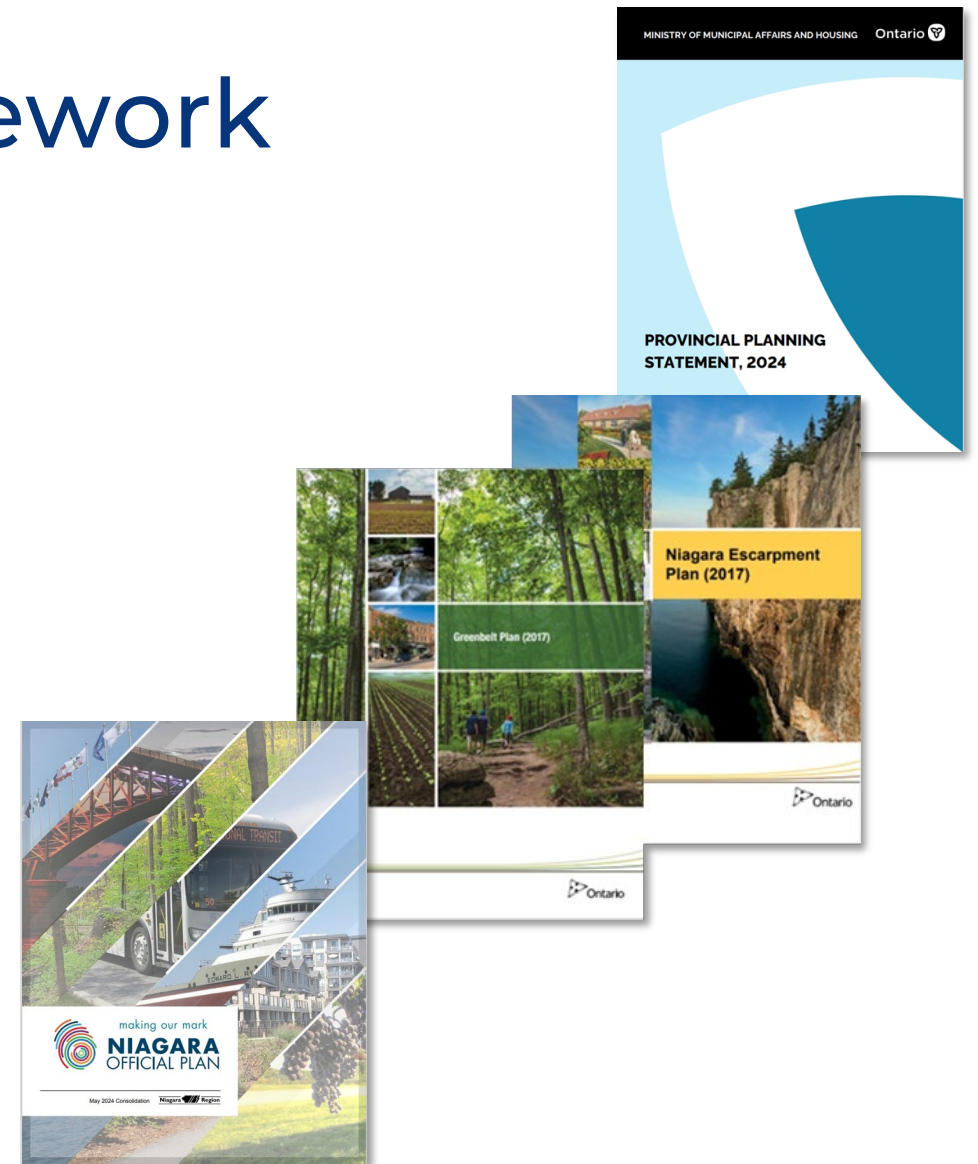
- An Official Plan explains the Town's long-term vision for how land should be used and how the community should grow and change over time
- It guides decisions related to the location of housing, employment, infrastructure, parks, and environmental protection, while supporting the overall well-being of the community.
- The Official Plan also provides the policy framework for zoning by laws and other planning tools and must be consistent with Provincial policy and conform to applicable Provincial plans.

Background: *Planning Act* Requirements

- Section 14.7 – Municipalities to prepare and adopt an Official Plan, mainly through Sections 16 and 17, which set out what the Plan must include and how it is approved
- Section 2 – Identifies matters of Provincial interest that must be considered
- Subsection 3(5) – Requires that decisions of Council be consistent with the PPS and conform with Provincial plans in effect
- Section 17 – Draft Official Plan addresses all matters of Provincial interest and is consistent with the PPS and conforms with Provincial plans

Background: Policy Framework

- Adopted Town Official Plan, 2019
- Planning Act, R.S.O. 1990, c. P.13
- Provincial Planning Statement, 2024 (PPS)
- Greenbelt Plan, 2017
- Niagara Escarpment Plan, 2017
- Niagara Official Plan, 2022 (NOP)



Background: Strategic Alignment



Vibrant & Complete Community

Protect distinct community assets and sustain a high quality of life for our residents by planning for progress, fostering a thriving economy, collaborating with partners to deliver services, and developing long-term strategies and plans to prepare for the future.

Planning for Progress

- **Official Plan**
 - Adopt Official Plan



Indicators of Success

- Adopt new Official Plan
- Accomplish top priority action items in Planning for Progress document
- Sign Region/Town Service Agreement

Key Milestones



Official Plan Review Process

First Redlined Draft Official Plan

August 2025

- Updates to reflect Provincial Planning Statement, 2024
- Incorporate Niagara Official Plan
- Integrate updates based on the Official Plan theme areas
- Incorporate comments received from initial engagement opportunities and online survey

Second Draft Official Plan

October 2025

- Incorporate feedback from first Draft Official Plan with updated draft schedules
- Consider comments received from committees, Town staff, Councillors, residents, associations, etc.
- Integrate approved secondary plans into the Draft Plan

Official Plan Review Process

Third Draft Official Plan

November 2025

- Incorporate feedback received since the release of the second Draft Official Plan, including updated draft schedules
- Consider additional comments received from committees, Town staff, Councillors , residents, associations, etc.
- Addition of updated and new site -specific policies
- Integrate all secondary plans into the Draft Plan (removal from appendices)

Summary of Public Engagement

- 4 in -person Public Information Centre/Open House sessions
- 2 Council Workshops
- 1 Online survey
- First Redlined Draft Official Plan for comment and submission to the Province for the Provincial One Window Ministry Review
- Second and Third Draft Official Plan for comment and review
- Committee Presentations
- In -person/virtual meetings with community and business associations
- Town Staff and Councillor Meetings

Summary of Public Engagement

- Online comment box submissions
- Meetings with the Mississaugas of the Credit First Nation and Six Nations of the Grand River
- Written comment from the public, local organizations, and interest groups
- Statutory Public Meeting
- Circulation of Draft Official Plans to the required internal and external agencies (e.g., Niagara Region, Niagara Escarpment Commission, and Niagara Peninsula Conservation Authority)

Official Plan Update:

Theme Areas



Growth
Management



Housing



Employment/
Economy



Climate Change



Agriculture



Cultural
Heritage



Natural
Environment



Indigenous
Engagement



Transportation &
Infrastructure



Urban Design

Final Draft Official Plan Summary

- Establishes a long -term vision for growth and development
- Aligns with Provincial policy and legislative requirements
- Reflects community and stakeholder input
- Provides updated policy for land use and decision -making
- Supports implementation of Council's Strategic Plan

Recommendation

The final Draft Official Plan **BE APPROVED** and that the By-law be forwarded to Council for adoption; and,

Council **DIRECTS** Staff to forward the adopted Official Plan to the Ministry of Municipal Affairs and Housing for final approval.

Next Steps & Transition

- Council consideration and adoption of the Official Plan
- Submission of the Plan to the Ministry of Municipal Affairs and Housing (MMAH)
- Review and decision issued by the MMAH
- Implementation through:
 - Zoning By -law updates
 - Future studies and secondary plan reviews
- Transition to new policy framework



Thank you!

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