

Attachment 4 – Growth Plan for the GGH Planning Analysis:

Growth Plan for the Greater Golden Horseshoe 2017

Policy #	Policy	Response
2.2.1.2	<p>c) within settlement areas, growth will be focused in:</p> <ul style="list-style-type: none"> <li>i. delineated built up areas</li> <li>ii. strategic growth areas</li> <li>iii. locations with existing or planned transit, with a priority on higher order transit where it exists or is planned</li> <li>iv. areas with existing or planned public service facilities</li> </ul>	The proposal conforms to these policies due to the location within the Settlement Area.
2.2.1.2	e) development will be generally directed away from hazardous lands	Conforms
2.2.1.3	c) provide direction for an urban form that will optimize infrastructure, particularly along transit and transportation corridors, to support the achievement of complete communities through a more compact built form	Conforms
2.2.1.4	<p>Applying the policies of this Plan will support the achievement of complete communities that:</p> <ul style="list-style-type: none"> <li>a) feature a diverse mix of land uses, including residential and employment uses, and convenient access to local stores, services, and public service facilities</li> <li>f) mitigate and adapt to climate change impacts, build resilience, reduce greenhouse gas emissions, and contribute towards the achievement of low-carbon communities;</li> </ul>	Conforms
2.2.2.4	All municipalities will develop a strategy to achieve the minimum intensification target and intensification throughout delineated built-up areas, which will:	Conforms

	<p>a) encourage intensification generally to achieve the desired urban structure</p> <p>c) identify strategic growth areas to support achievement of the intensification target and recognize them as a key focus for development</p> <p>d) ensure lands are zoned and development is designed in a manner that supports the achievement of complete communities</p>	
2.2.4.9	<p>Within all major transit station areas, development will be supported, where appropriate, by:</p> <p>a) planning for a diverse mix of uses, including second units and affordable housing, to support existing and planned transit service levels</p> <p>c) providing alternative development standards, such as reduced parking standards</p>	<p>Conforms – the proposal offers a mix of uses within the building, and includes a request for reduced parking standards.</p>
4.1	<p>The <i>GGH</i> contains a broad array of important hydrologic and <i>natural heritage features and areas</i>, a vibrant and diverse agricultural land base, irreplaceable <i>cultural heritage resources</i>, and valuable renewable and non-renewable resources. ... These valuable assets must be wisely protected and managed as part of planning for future growth.</p>	<p>The proposal conforms to the policies of this Section of the Growth Plan.</p>
4.2.10.1	<p>Upper and single-tier municipalities will develop policies in their official plans to identify actions that will reduce greenhouse gas emissions and address climate change adaptation goals, aligned with the Ontario Climate Change Strategy, 2015 and the Climate Change Action Plan, 2016 that will include:</p> <p>5) supporting the achievement of complete communities as well as the minimum intensification and density targets in this Plan</p>	<p>Conforms – the proposal is in support of complete communities.</p>
5.2.1.1	<p>The policies and schedules of this Plan should be read in a manner that recognizes this Plan as an integrated policy framework.</p>	<p>The proposal conforms to the policies of this Section of the Growth Plan.</p>