

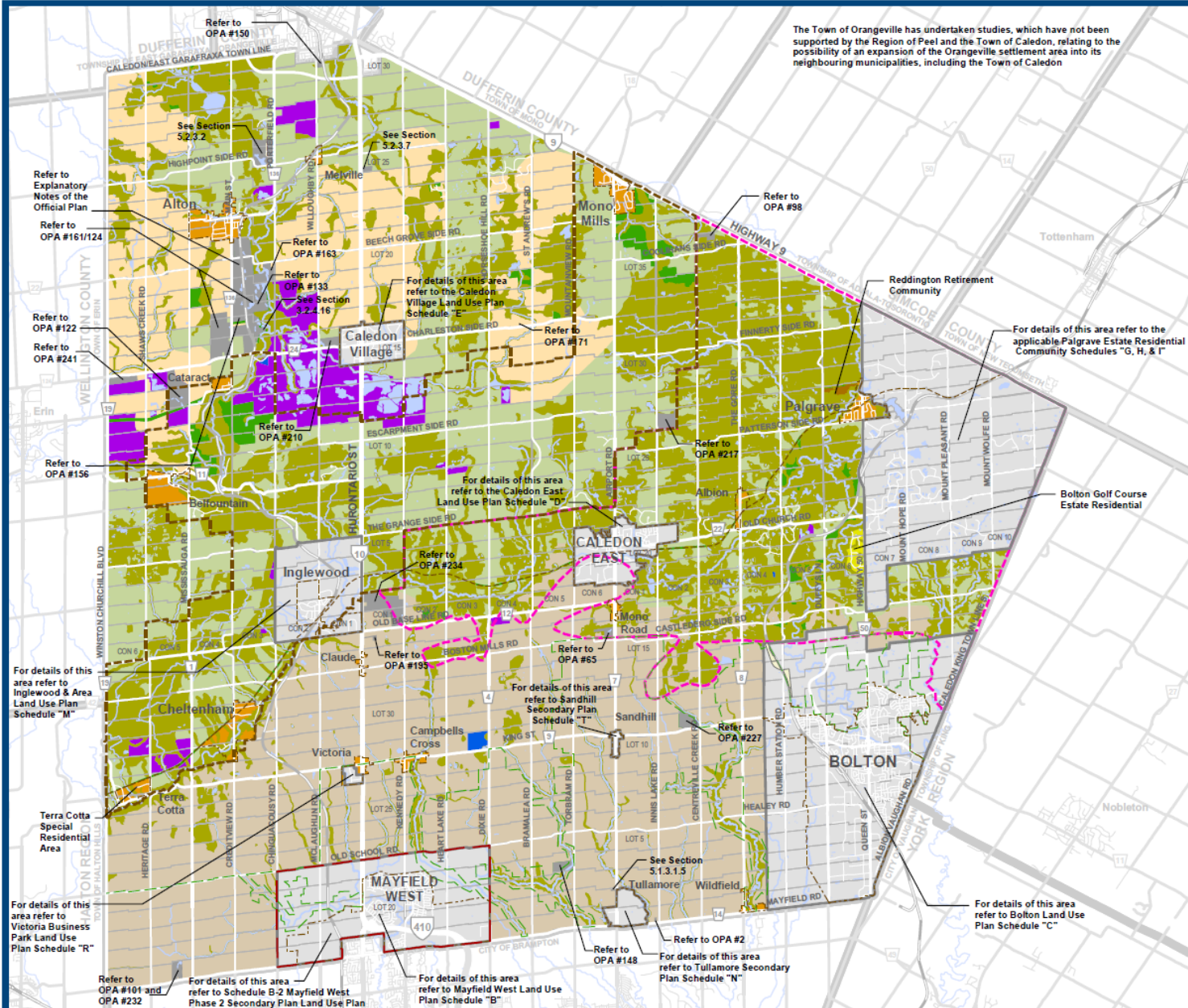
# Town of Caledon

Council Workshop  
April 26, 2021  
Future Caledon - Our Official Plan  
Progress Update

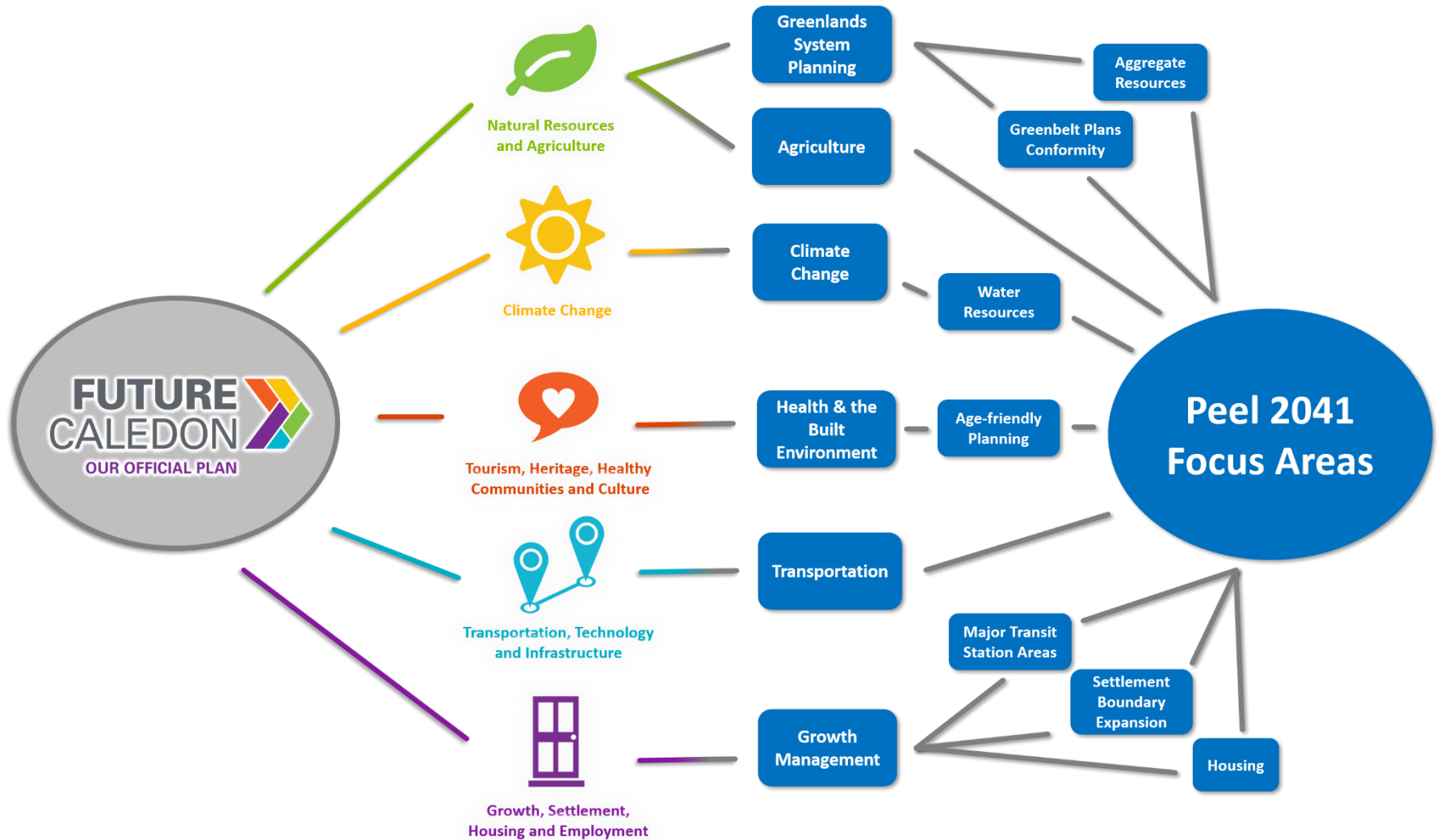


# Agenda

- **Future Caledon - Official Plan Overview**  
Sylvia Kirkwood/Marisa Williams
- **Region of Peel 2041+ Update**  
Adrian Smith, Region of Peel
- **Employment Strategy Update**  
Jamie Cook, Watson & Assoc. Economists Ltd/Bailey Loverock
- **Multi Modal Transportation Plan**  
Ray Bacquie, RJ Burnside & Assoc. Ltd/Kant Chawla
- **Official Plan Coordination**  
Bobby Gauthier, WSP Canada
- **Next Steps**  
Marisa Williams



## Regional and Town Alignment





# FUTURE CALEDON

## OUR OFFICIAL PLAN

### Project Timeline

- Engagement Strategy and Marketing/Branding
- Online Engagement Platform: Bang the Table
- Commenced 2019 Satellite locations and Pop-up events
- Palgrave Estates Residential Community Policy Review
- Queen Street Corridor Study
- Preservation of Rural Community Character & Infill Study
- Climate Change Action Plan Update/ Land Use Discussion Paper (2020)
- Aggregate Rehabilitation Masterplan (2020)
- Archaeological Masterplan (2020)
- IT Strategy
- Economic Development Strategy (2020)

**2019**

Project Workplan

**2020**

Data Collection

**2021**

Policy Formulation

**2022**

Policy Recommendation  
And Council Approval

**2023**

Implementation

- Results of completed projects of 2019/2020 to be incorporated into an OPA
- Commence Comprehensive Zoning By-law update

- Comprehensive Zoning By-law Update – Town Approval

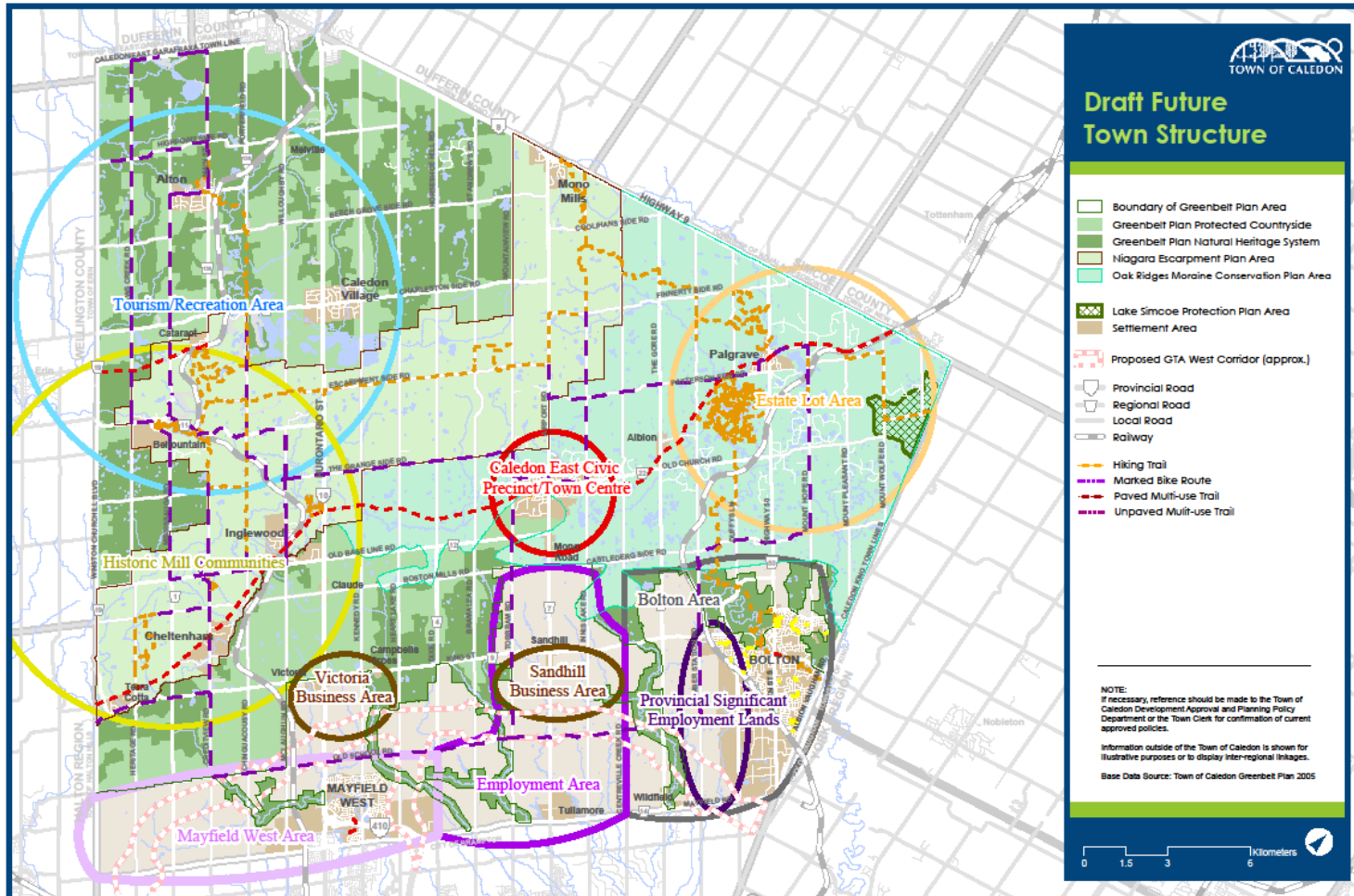
- Multi-Modal Transportation Plan Update (2021)
- Climate Change Land Use Discussion Paper (2020)
- Institutional, Commercial and Industrial Study (2020)
- Urban Design and Heritage Policy Review (2021)
- Affordable Housing Study (2021)
- Agri-Tourism Strategy (2021)
- Secondary Plan Reviews (2022)
- Aggregate and Excess Soil Policy Review (2021)
- OP Format and Conformity Review (2022)
- Intensification Study Update (2020)
- Duty to Consult Protocol (2020)
- Settlement Area Mapping Review (2020)
- Continued Engagement/Outreach (Satellite, Speaker Series, Events, etc.)
- LOPA for Mayfield West Stage 2 (2020)

- Provincial approval of ROPA
- Regional approval of Town's LOPA

\*\* Expected completion date noted in the brackets

# Future Caledon – Conceptual/Vision Plan

## September 12, 2020



# Questions



# **Region of Peel – Official Plan 2041+**

**Presentation by Adrian Smith, Region of Peel**



# Official Plan Reviews in Peel

## Regional Strategic Plan

### Community for Life



**Vision:**  
Community for life

**Mission:**  
Working with you to create a healthy, safe and connected community.

**Values:**  
Our Regional Values define how we work together and drive our daily interactions and decisions.



**Policy Updates  
by Focus Area**

Conformity  
by  
July 1, 2022

**Local Municipal  
Official Plans**

**BRAMPTON  
PLAN**



**FUTURE  
CALEDON**  
OUR OFFICIAL PLAN

**Official Plan**  
Our Future City

Conformity one year  
after Regional Official  
Plan comes into  
effect (2023)

## Provincial Plans & Legislation

Planning Act  
Policy Statements  
Growth Plan  
Metrolinx Regional  
Transportation Plan  
Provincial Greenbelt  
Plans & Others

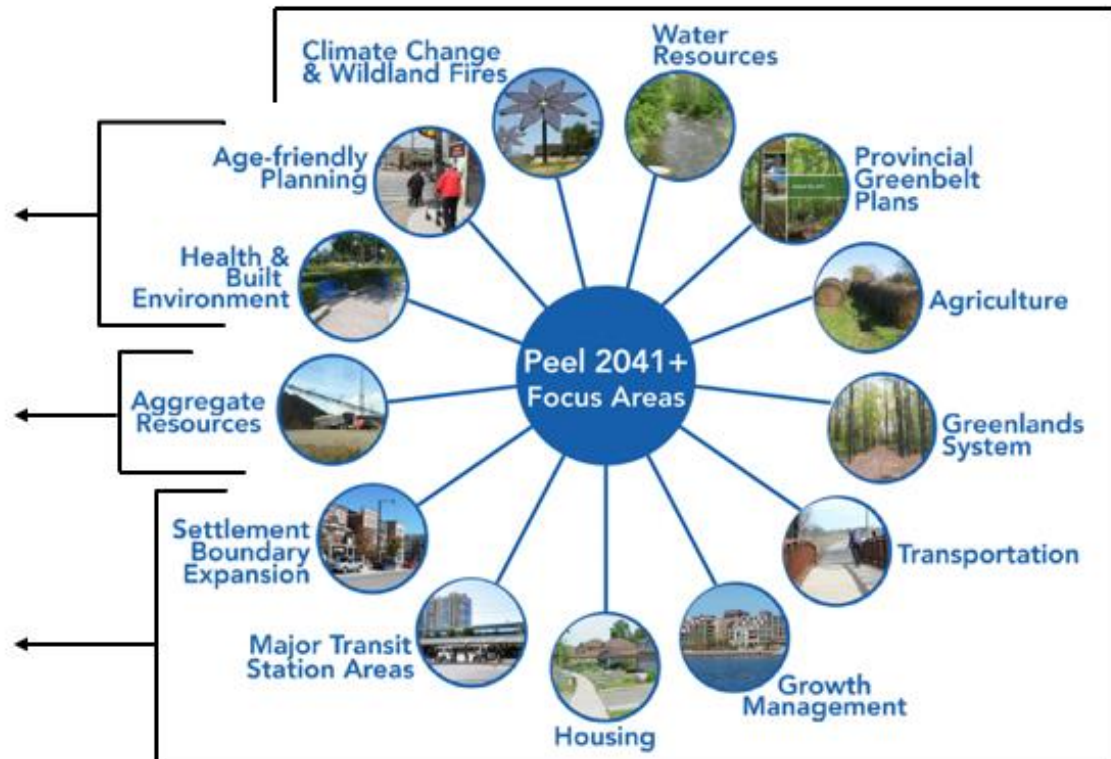
**Peel2041+**  
Regional Official Plan Review

# Peel 2041+: Regional Official Plan Review & Municipal Comprehensive Review

**ROPA 27** was the first amendment in this process, approved and came into effect in 2017.

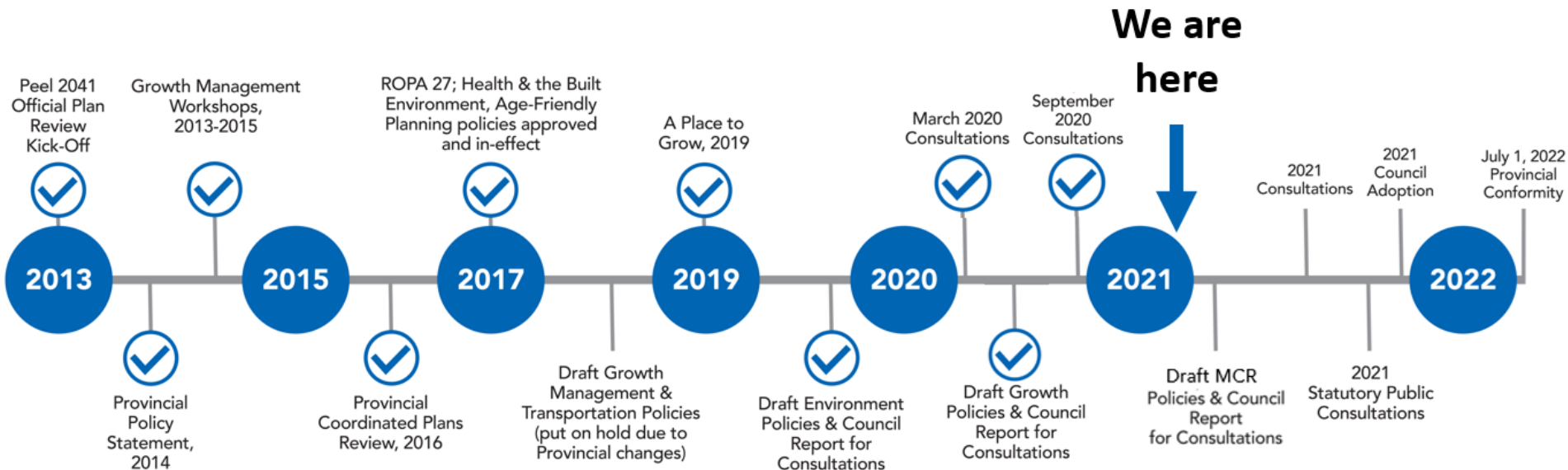
**Aggregate Resources** will be brought forward in future.\*

**Remaining Focus Areas** will be part of the Region's MCR Amendment in 2021.



\*Aggregates policies are not required as part of the MCR

# Peel 2041+ Process & Timeline



Note: Timeline subject to change

**Peel2041+**  
Regional Official Plan Review



# Preliminary Draft Growth Forecasts

Population and Employment Forecasts to 2051

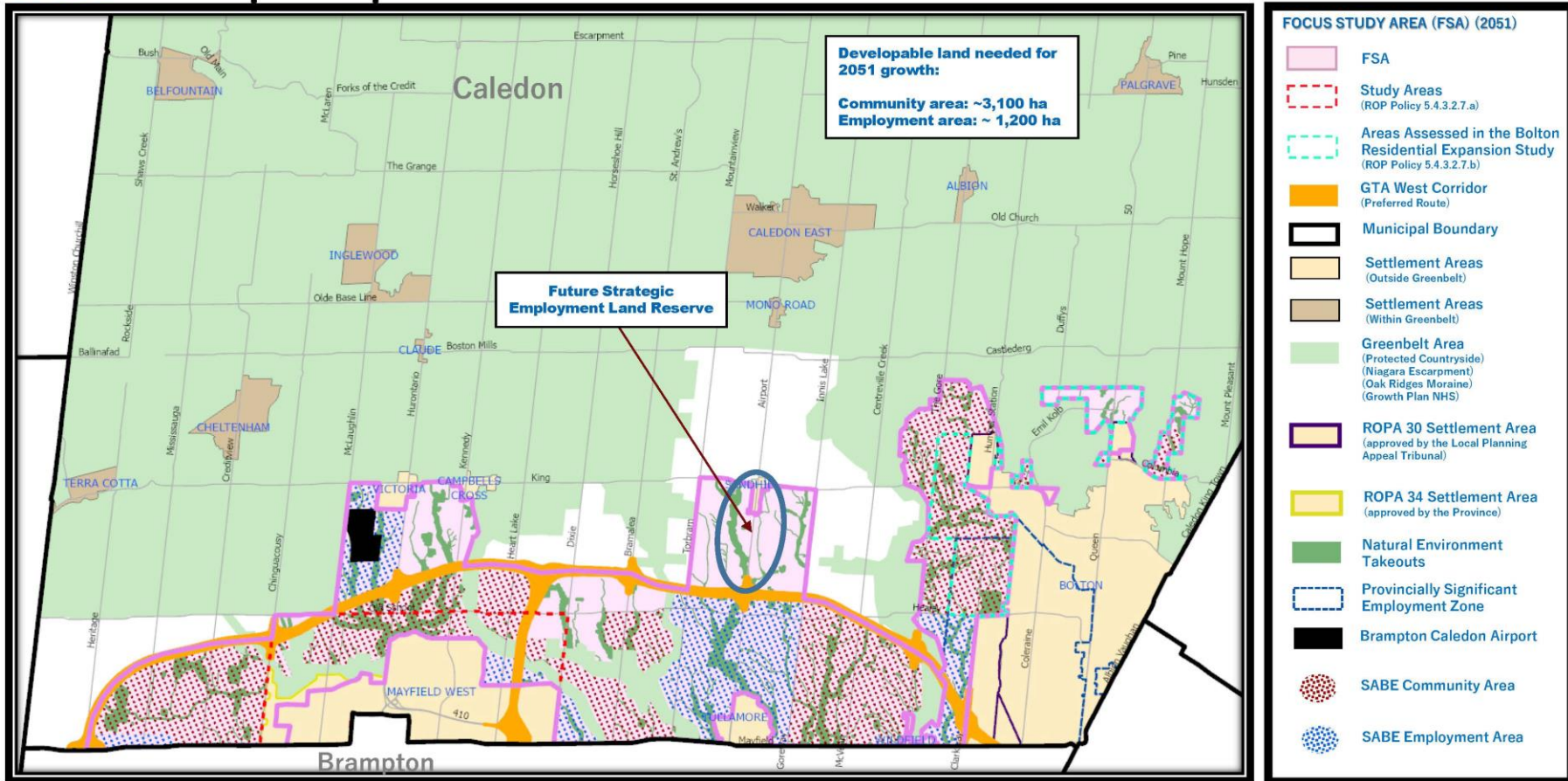
**Draft** Municipal Distribution

	2021 Estimate		2051	
Municipality	Population	Employment	Population	Employment
Caledon	81,000	26,700	300,000	125,000
Brampton	698,000	208,500	985,000	355,000
Mississauga	799,000	500,400	995,000	590,000
Peel	1,578,000	735,600	2,280,000	1,070,000

**The Region of Peel is forecasted to achieve a total population of about 2.3 million people and 1.1 million jobs by the year 2051.**



# SABE Concept Map (December 2020 version updated with ROPA 30 LPAT Settlement & Approved ROPA 34)



**WARNING TO USERS:** This map represents a conceptual area for the Settlement Area Boundary Expansion and is being provided for information purposes only. Users are advised that this mapping is currently in draft and may change. The Region of Peel does not certify the accuracy of the information provided nor does it provide any assurance that the mapping will remain unchanged. Any reliance placed by the user on the information provided herein is strictly at the risk of the user, and the Region of Peel does not assume responsibility for any loss or damages resulting to the user or any third party by reliance on this information.

## Notes:

- Other natural environmental constraints not identified on this map, including potential restoration lands, will be identified through further analysis and may further limit development.
- The ~4,300 ha SABE is based on a draft land needs assessment which is under review.

**DISCLAIMER**  
**Mapping is DRAFT**  
**only for further study**  
**and discussion.**



1 cm = 1 km



## Next Steps



**2021** and beyond

**Spring 2021** Update and complete remaining technical work and draft policies

**Summer 2021** Updated draft MCR policies for ongoing consultation

**Summer 2021** Ongoing public engagement

**Fall 2021** Request statutory consultation and hold Open Houses and Public Meeting

**Winter 2021/2022** Council adoption of Final MCR ROPA

**July 1, 2022** Provincial conformity required by this date

Target dates subject to change

# Questions



# Employment Strategy & Employment Area Vision

**Presentation by Jamie Cook, Watson & Assoc. Economists Ltd**

# Purpose

Region of Peel MCR

Town of Caledon Employment Strategy



- Employment growth by broad Employment Type.
- Location of settlement expansion Areas; and
- Land area of expansion employment lands.
- Overall Employment Area Density.

- Employment Sectoral Analysis – anticipated types of employment sectors.
- Local Target Sectors and Site Requirements – to inform OP policies to attract key target sectors.
- Based on anticipated employment growth by sector/built-form, as well as key target sectors – variation of Employment Area density and absorption.
- What policies does the Town need to consider in attracting target sectors and the amount of employment growth allocated to the Town?

# Employment Sectoral Analysis

Region of Peel MCR

## *Employment Type Categories:*

- *Employment Lands Employment (ELE)*
- *Population-Related Employment (PRE)*
- *Major Office Employment (MOE)*

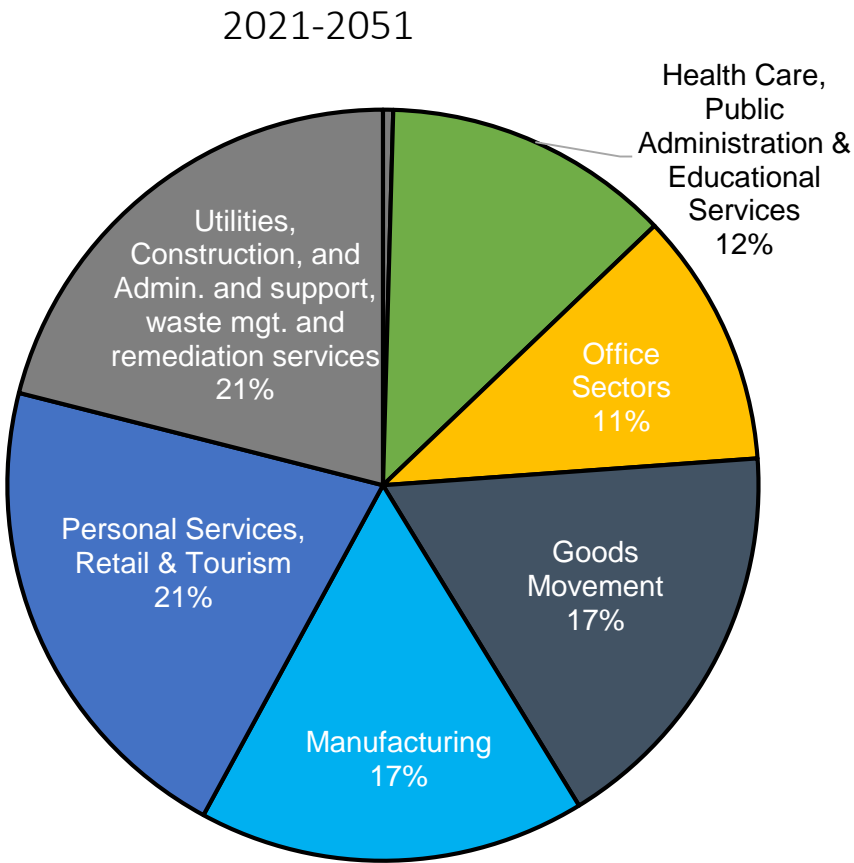
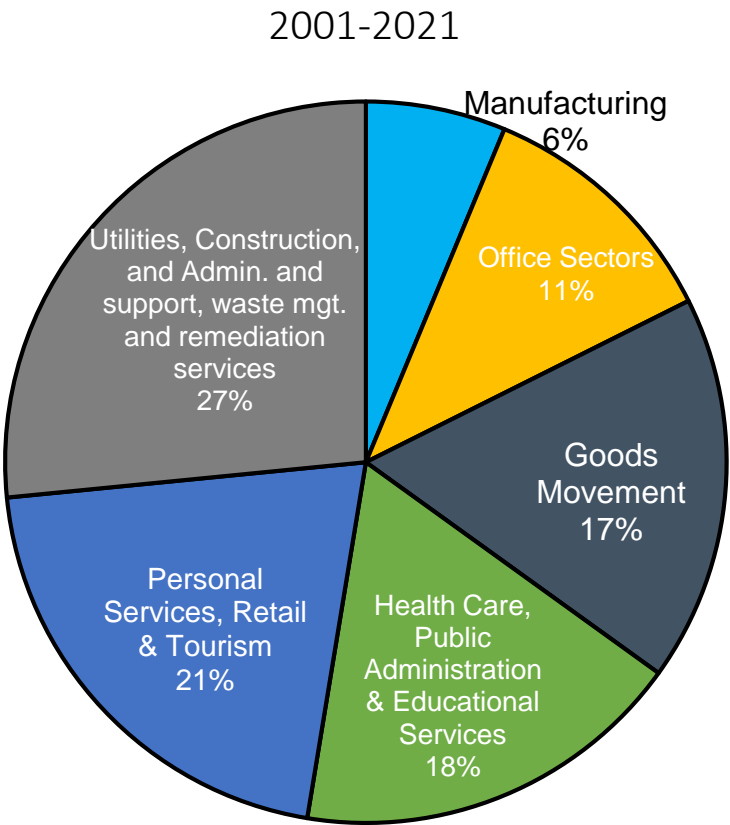
Town of Caledon  
Employment Strategy

## *Sectors:*

1. *Agriculture & Resource*
2. *Office*
3. *Health Care, Public Administration & Education*
4. *Personal Services, Retail & Tourism*
5. *Manufacturing*
6. *Utilities, Construction and Admin. Support & Waste Mgt.*
7. *Goods Movement*



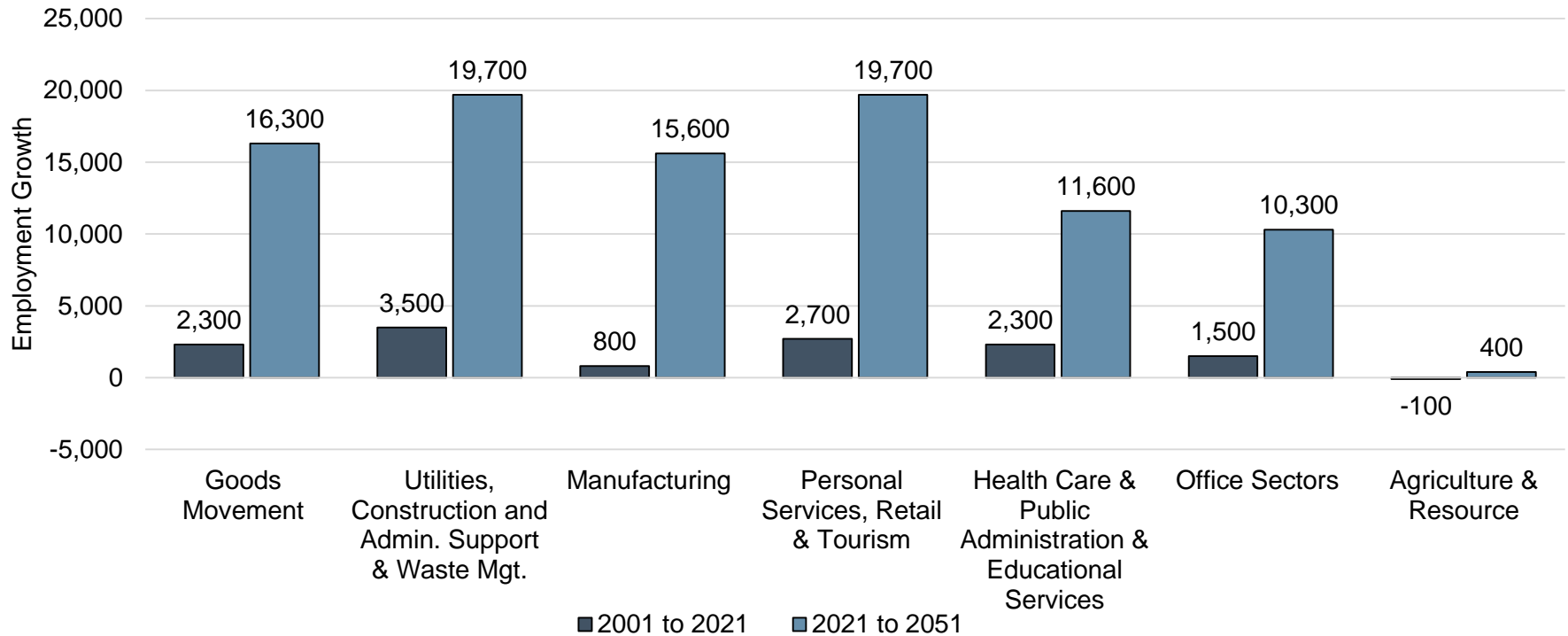
# Town of Caledon – Employment Growth by Sector



Source: Historical 2001 to 2016 data from Statistics Canada Place of Work data. 2021 to 2051 employment figures derived from Region of Peel, Official Plan and Municipal Comprehensive Review, Peel 2041+ Official Plan Review Forecasts by SGU, January 29, 2021. presented by Watson & Associates Economists Ltd., 2021.

Note: Figures have been rounded and include work at home and no fixed place of work.

# Town of Caledon – Employment Growth

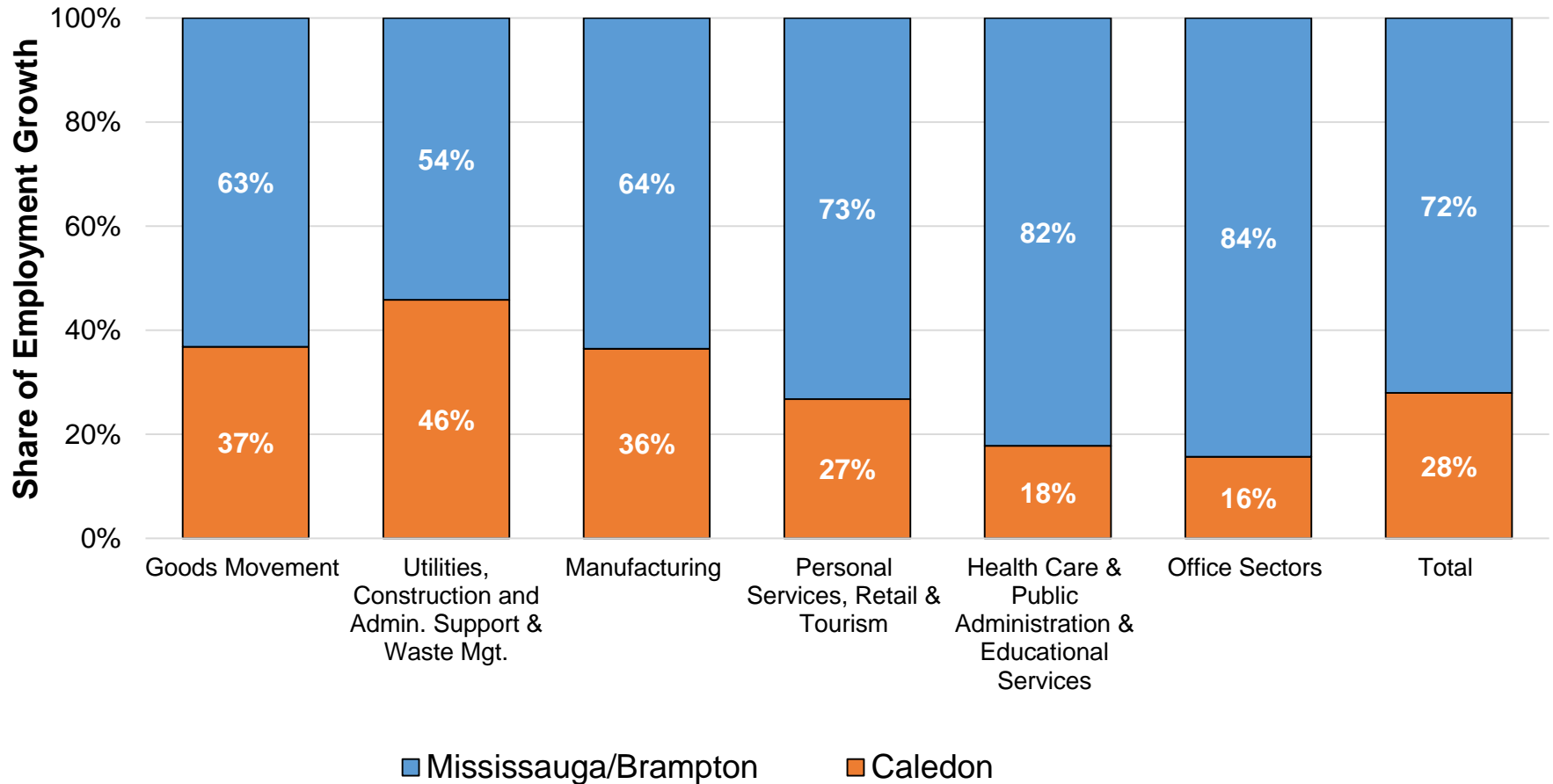


Historical 2001 to 2016 data from Statistics Canada Place of Work data. 2021 to 2051 employment figures by sectors prepared by Watson & Associates Economists based on forecast Region of Peel, Official Plan and Municipal Comprehensive Review, Peel 2041+ Official Plan Review Forecasts by SGU, January 29, 2021. presented by Watson & Associates Economists Ltd., 2021.

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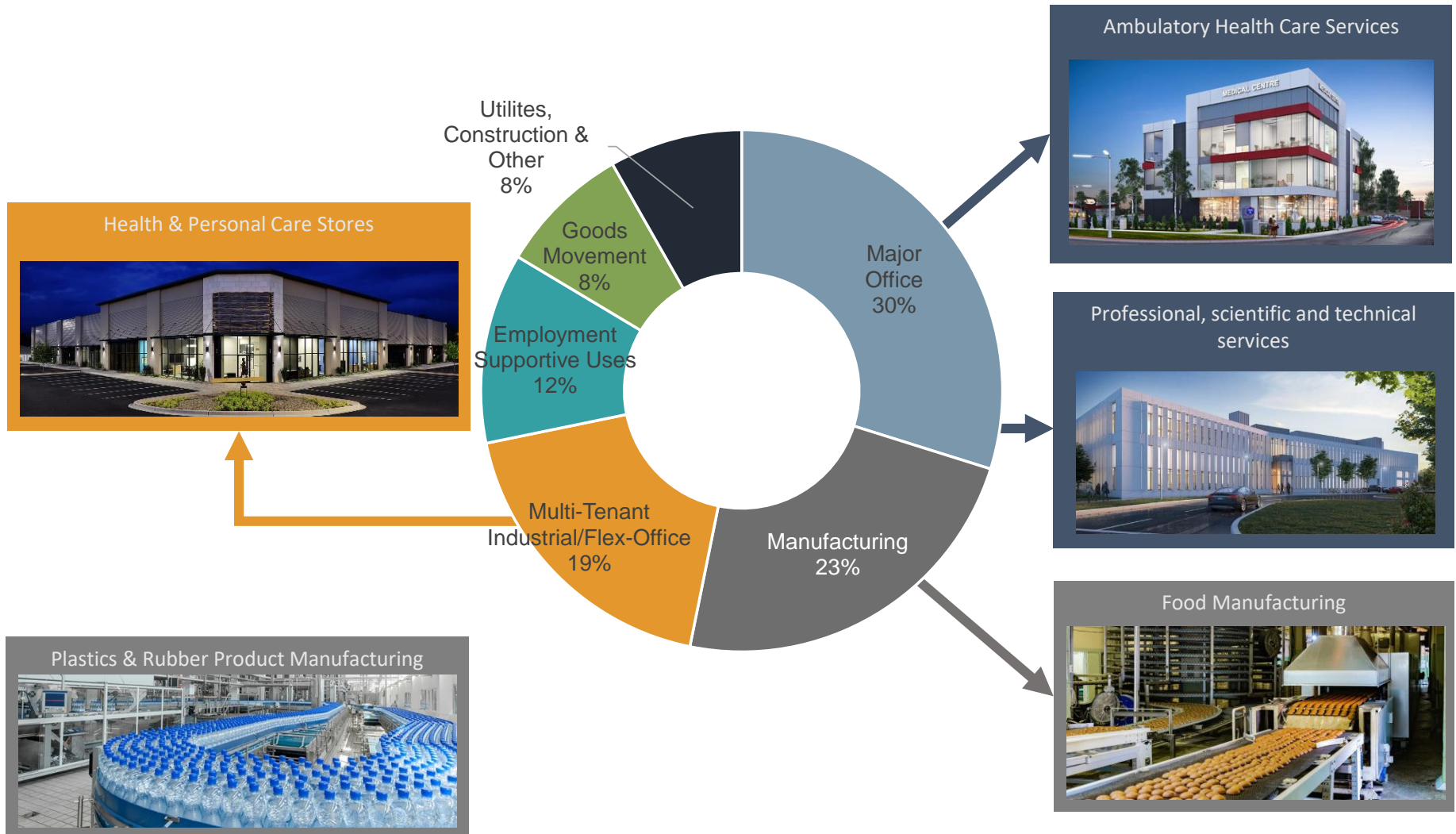
# Region of Peel – Employment Growth, 2021-2051

## Share of Employment Growth



# Bolton Employment Area (DRAFT)

## Forecast Employment Growth by Sector, 2021-2051



# Next Steps



**Town of Caledon  
Interviews**  
December 2020/  
January 2021



**Stakeholder  
Consultations**  
Spring 2021



**Workshop**  
Fall 2021



**Report**  
December 2021



# Questions



# **Multi-Modal Transportation Master Plan**

**Presentation by Ray Bacquie, R.J Burnside & Associates Ltd.**

# Study Objectives

- Identify the transportation needs and solutions for the year 2041/2051 to accommodate for the planned population and employment growth

	2021 (est.)	2041*	2051**
<b>Population</b>	81,000	160,000	300,000
<b>Employment</b>	26,700	80,000	125,000

\*Targets under review

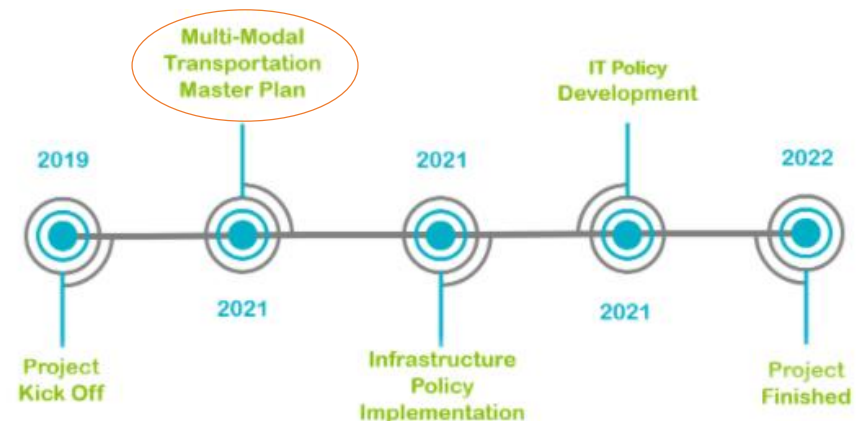
\*\* Region of Peel proposed

- Integrate the Caledon Transit Strategy and improve active transportation to support the Town's broader objectives such as climate change and healthy communities



- Plan for the Peel Region Settlement Area Boundary (SABE) strategies
- Provide policy and infrastructure input to the Town Official Plan Update (Future Caledon)

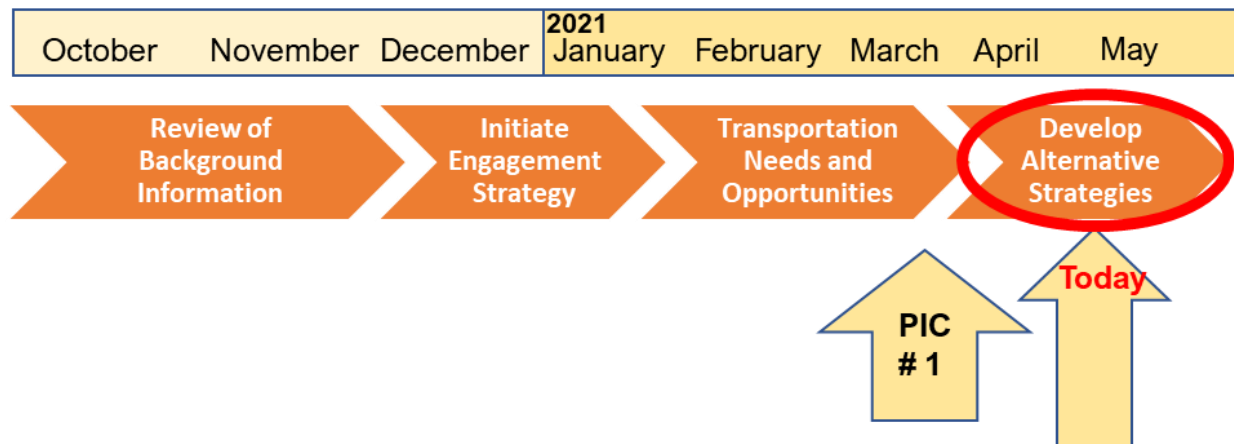
**Focus Area: Transportation, Technology, Infrastructure**



# Project Status

Completed or on-going tasks include:

- Reviewed background studies such as the last Caledon Transportation Master Plan, Bolton Residential Expansion Study, and Mayfield West Secondary Plan
- Conducted a detailed transportation needs and opportunities assessment
- Public Information Centre (PIC) #1 was held on March 24, 2021
- Currently developing alternative strategies and analyzing their impacts from a transportation, environmental, and natural heritage perspective

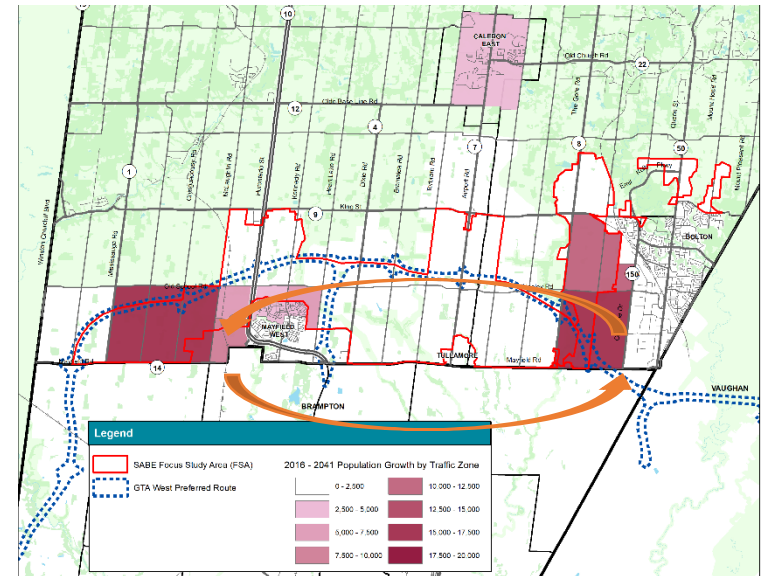


# Developing Alternative Scenarios

Development of the alternative scenarios includes:

- Developing road network strategies to provide connectivity, access and capacity to meet economic development goals
  - Robust transportation forecasting using the Regional travel demand model refined for this study to understand future capacity constraints
  - Understanding the relationship of high population and employment growth with available and planned road network to identify connectivity and capacity constraints.
  - The GTA West provides an important higher order east-west connection.
- Addressing connectivity gaps in the planned active transportation network
- Exploring Caledon-specific long-term transit solutions

**2016 – 2041 Population Growth by Traffic Zone**



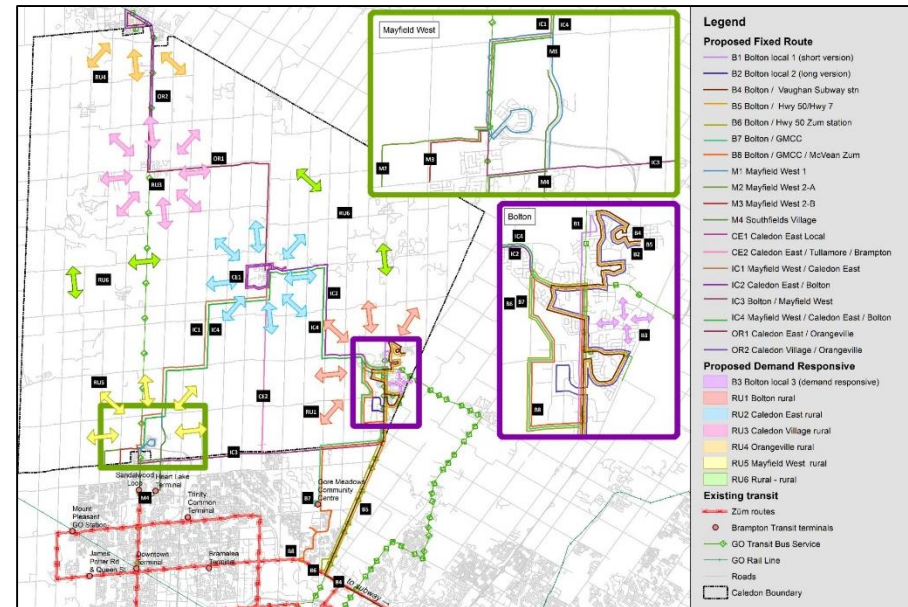
For presentation purposes only. Information is subject to change.



# Developing Alternative Scenarios

Transit solutions that have been explored include the following alternatives:

- **Expansion of transit services** as recommended by Caledon's *Transit Feasibility Study (2019)*
- **Major Transit Station Areas** include the proposed Bolton GO Rail Station and Mayfield West MTSA (Metrolinx FRTN #64)
- **On-Demand Transit** which offers a flexible, cost-efficient, and environmentally safe alternative
- **Mobility-as-a-Service/Ride-Hailing Services** which leverages existing and emerging technologies

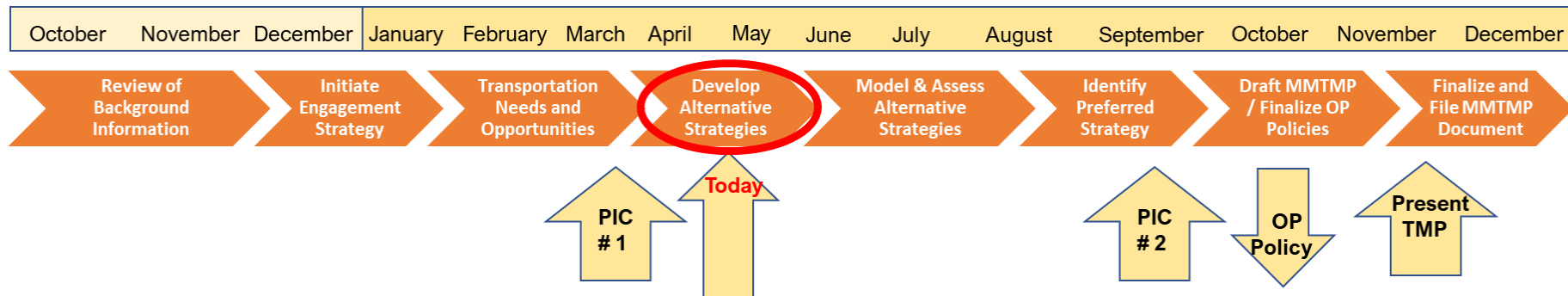


**Recommended expansion of transit services**  
Source: Caledon Feasibility Study (2019)

# Next Steps

Confirm, develop, and evaluate alternative strategies:

- Develop alternative strategies with specific improvement projects
- Preliminary evaluation and costing of alternative policies, strategies and related projects
- PIC #2 to receive public input on the preliminary preferred recommended strategy
- Provide policy input to the Future Caledon Official Plan
- Council / Committee Presentation(s)



# Questions

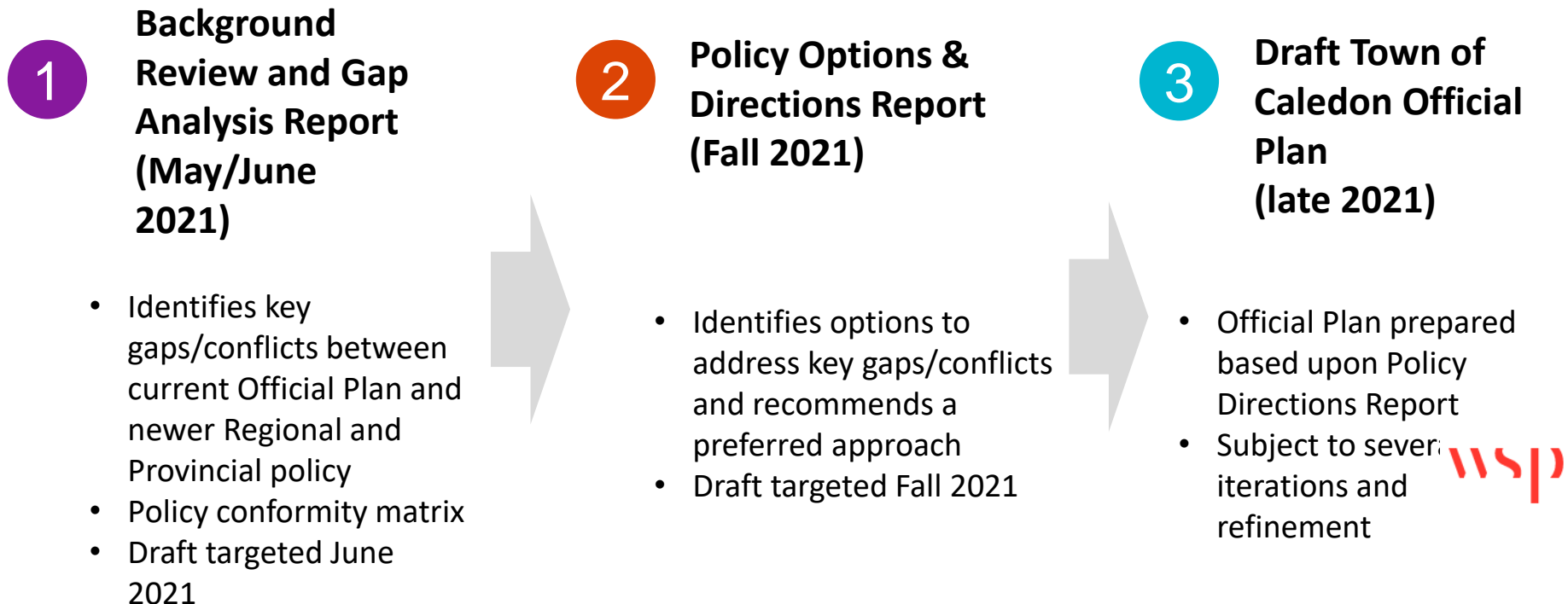


# **What is next ? Future Caledon – Our Official Plan**

**Presentation by Bobby Gauthier, WSP Canada  
& Marisa Williams**

## Developing the New Official Plan

Numerous Regional/Provincial inputs and Town studies will guide the new Official Plan: **How will these inputs come together?**



# Consulting the Community

Detailed Engagement plan to be presented to Council in **May 2021**

## Ongoing Consultation Tools

- Fulsome use of the Future Caledon site
  - Project documents and resources
  - Interactive tools, discussion forums, contact information and more
- Registration and sign-up
- Written input

## Anticipated Events

- Visioning workshop, surveys, guided tours
- Speaker series
- Community workshops
- Consultation summaries, topic sheets, comment matrices
- Open houses and similar events
- Statutory public open house and public meeting

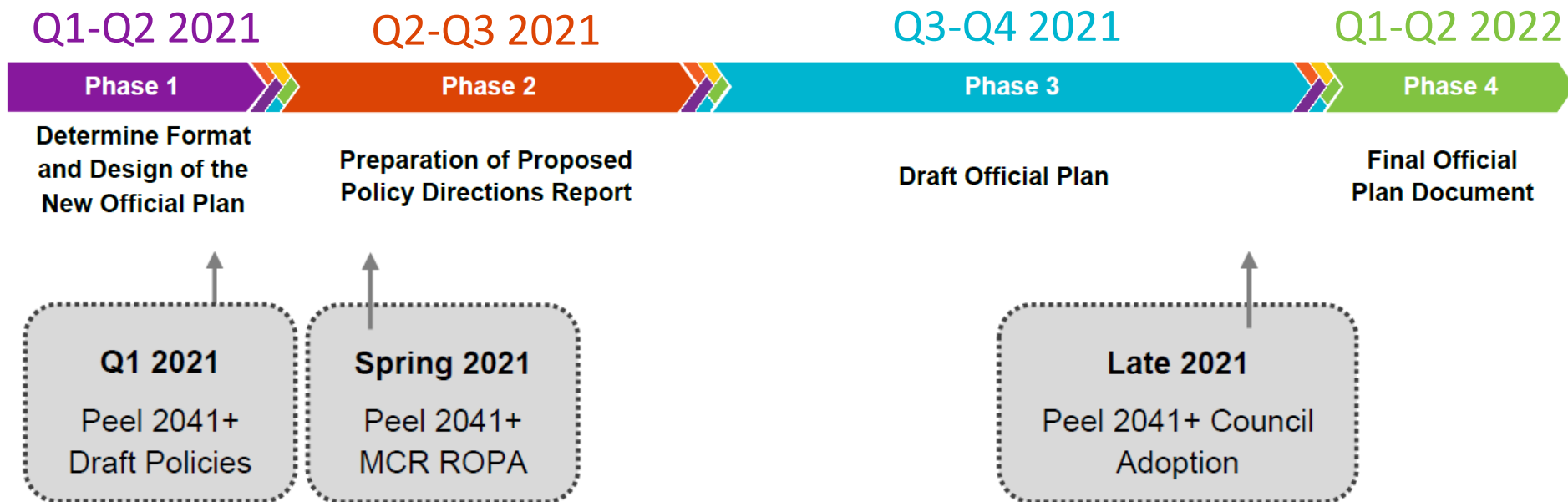
# Proposed Schedule of Upcoming Workshops & Public Meetings

• Affordable Housing	April 27, 2021
• Communications Update	May 18, 2021
• Agri-Trends Study	May 18, 2021
• Climate Change	June 15, 2021
• Rehabilitation Master Plan	June 15, 2021
• ROPA 2041+ Comments	July 6, 2021
• Intensification Study	July 6, 2021
• Urban Design Trends	July 6, 2021
• Employment	September 21, 2021
• Affordable Housing	September 21, 2021
• Archaeological Management Plan	October 19, 2021
• Indigenous Protocol	October 19, 2021
• Environmental Update	Fall 2021
• Multi Modal Transportation Plan	Fall PIC #2 -TBD
• Aggregate Policies	Summer 2021/ Complete 2022

**Engagement Series - 2021/2022 – TBD**



## Process and Timeline Overview



# Open Forum/Discussion

