

Caledon Green Development Standards

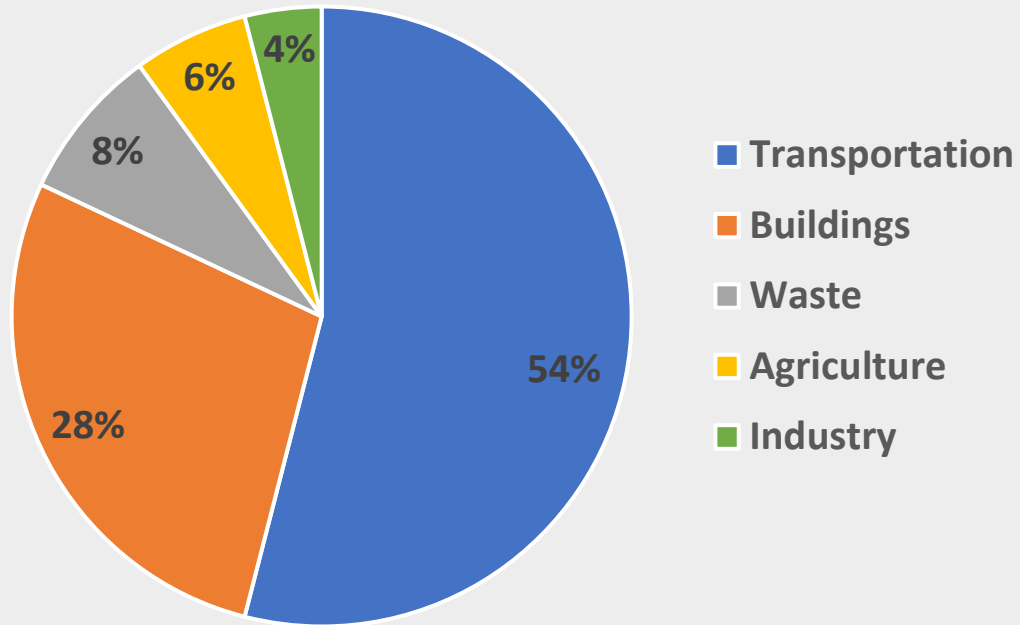
Planning and Development Committee

May 14, 2024



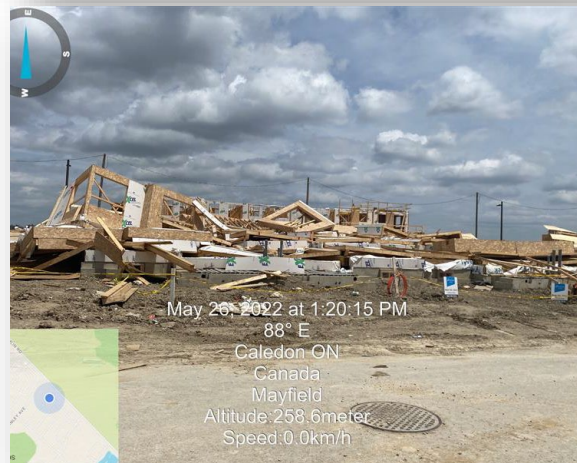
Where We Are Now

Caledon GHG Emissions, 2021



Emissions expected to more than double if no action is taken...

...and climate impacts are becoming more frequent

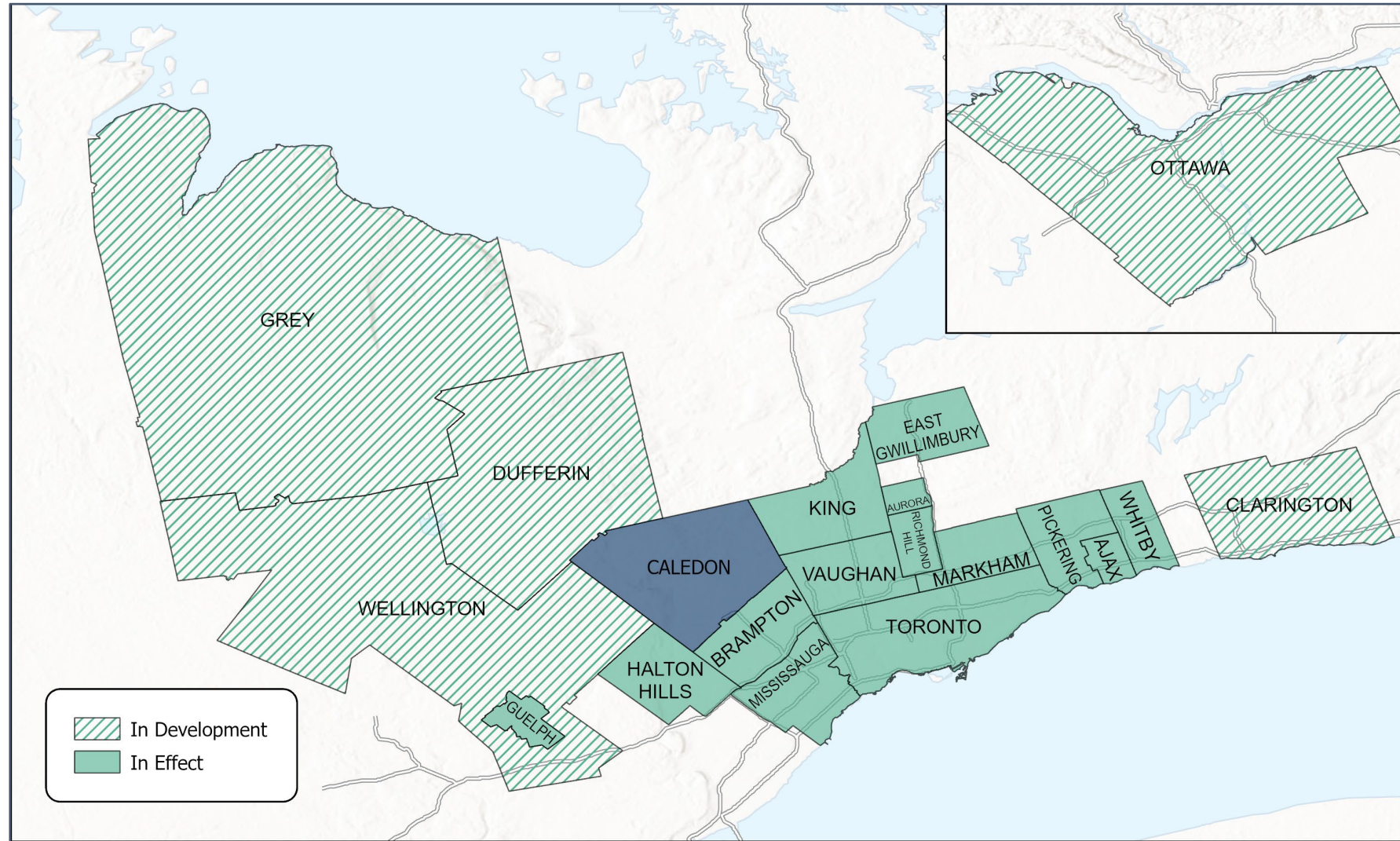


Why Green Standards?

- Meet Caledon's Council-endorsed climate targets and address the climate emergency
- Implement policies and direction from the Town's Official Plan and Strategic Plan
- Align with Brampton, Mississauga and other Ontario municipalities, and with national direction on building energy
- Unique opportunity to get development right from the start and avoid costly retrofits after construction
- Support healthy, complete, sustainable communities



Green Standards Across the GTA



Community Benefits of Green Standards



Reduce energy and GHG emissions



Improve health and well-being



Increase preparedness to climate impacts like extreme heat



Improve the quality and quantity of urban green space



Cost savings for residents and businesses



Support local economic opportunities and innovation

Public Engagement

Key Stakeholders:

Town Staff
Residents
First Nations
Community Organizations
Development Industry
Conservation Authorities
Agriculture
Peel Region
Utilities
Energy Providers
Expert Associations

Pre-Engagement Winter 2023

- Pre-engagement interviews
- 5 stakeholder workshops
- Interviews with housing groups

Formal Feedback Summer 2023

- 56 survey responses from residents
- 11 survey responses from industry and other stakeholders
- 18 comment letters received

Targeted Meetings Fall 2023

- 2 BILD Forum meetings
- 1 technical workshop for builders
- One-on-one meetings with stakeholders

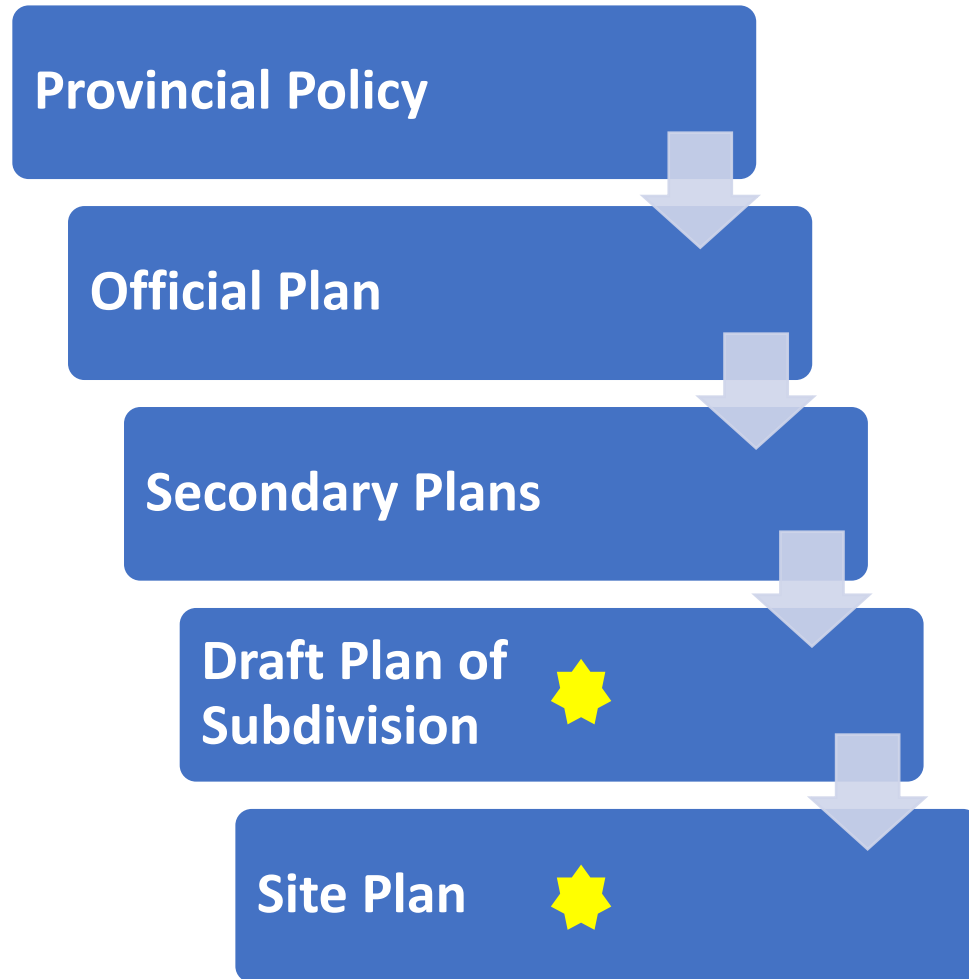
April/May 2024

- 140 letters received from residents advocating for green standards

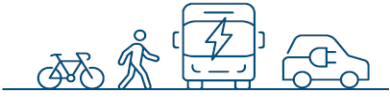
What We Heard

From Residents	From Industry
<ul style="list-style-type: none">➤ 95% support for green standards➤ Make standards mandatory to ensure uptake➤ Prioritize space for nature and wildlife in new development➤ Address social and economic goals alongside environmental ones	<ul style="list-style-type: none">➤ Keep process clear and simple➤ Allow for flexibility in how metrics can be achieved➤ Streamline GDS with other Town standards and guidelines➤ Ensure standards are implementable➤ Consistency with other municipalities

Caledon's GDS Structure



- Direct municipalities to plan for energy conservation, emissions reduction and climate resiliency
- GDS policies included in updated Official Plan
- Climate studies required for Secondary Plan applications
- GDS required for Draft Plan of Subdivision and Site Plan applications
 - Applies to residential (10+ units), commercial, industrial and institutional
 - Single set of mandatory standards with flexibility in how they can be achieved



Community Design and Mobility

Goal: reduce emissions from vehicles and enhance opportunities for active transportation and transit

- Housing Diversity
- Connections to Parks and Open Space
- Mixed-use Neighbourhoods
- Light Pollution Reduction
- Public Spaces
- Active Transportation
- Electric Vehicle Charging Infrastructure





Green Infrastructure

Goal: Mitigate urban heat, improve stormwater infiltration and enhance green space and habitat

- On-site Green Infrastructure
- Soil Volume
- Plant Species
- Urban Heat Island
- Stormwater Quantity and Quality
- Bird-Friendly Design





Buildings and Energy


Goal: Reduce energy and GHG emissions and improve resiliency of buildings

- Energy Efficiency and GHG Emissions
- Climate Resiliency
- Solar Readiness
- Embodied Carbon
- Water Conservation
- Construction Waste
- Owner Education



GDS Rollout and Implementation

Pending approval, GDS in effect as of July 1, 2024 for new applications



One-year pilot phase



Prepare industry and staff for implementation



Review and update every 3 years

Thank you

