

File No: 22-OP-238596
Municipality: County of Dufferin
Subject Lands: All lands within the County of Dufferin

Date of Decision: October 09, 2024
Date of Notice: October 09, 2024

NOTICE OF DECISION
With respect to an Official Plan Amendment
Subsection 17(34) and 26 of the *Planning Act*

A decision was made on the date noted above to approve, with five (5) modifications, Official Plan Amendment 2 to the County of Dufferin Official Plan as adopted by By-law 2023-25.

Purpose and Effect of the Official Plan Amendment

Official Plan Amendment 2 proposes to implement the population and employment forecasts set out in Schedule 3 of A Place to Grow: Growth Plan for the Greater Golden Horseshoe to the year 2051. Official Plan Amendment No. 2 also sets intensification targets and allocates land for residential, commercial and employment needs of the County's lower tier municipalities in keeping with the County's Land Needs Assessment.

The five (5) modifications to Official Plan Amendment 2 have been made by the Minister to address provincial policy direction related to growth management. Official Plan Amendment 2 applies to all lands within the County of Dufferin.

Decision Final

Pursuant to subsections 17(36.5) and (38.1) of the *Planning Act*, this decision is final and not subject to appeal. Accordingly, Official Plan Amendment 2 for Dufferin County came into effect on October 10, 2024.

Other Related Applications

None.

Getting Additional Information

Additional information is available on the County of Dufferin website:
<https://joinindufferin.com/dufferin-county-municipal-comprehensive-review> or by contacting the Ministry of Municipal Affairs and Housing:

Ministry of Municipal Affairs and Housing
Municipal Services Office – West
659 Exeter Road, 2nd Floor
London ON N6E 1L3
519-873-4020

DECISION

**With respect to Official Plan Amendment 2
for the County of Dufferin
Subsection 17(34) and Section 26 of the *Planning Act***

I hereby approve, as modified, Official Plan Amendment 2 to the County of Dufferin Official Plan as adopted by By-law 2023-25, subject to the following modifications, with additions in **bold underline** and deletions in **~~bold strikethrough~~**:

- Section 3.2, subsection 3.2.1, the first paragraph is modified so that it reads:

The County’s population and employment growth forecasts guide planning decisions over the planning horizon. In accordance with the Growth Plan for the Greater Golden Horseshoe, the County and local municipalities should plan to accommodate a population of ~~400,600~~ **100,700** residents and 49,000 jobs to 2051.

- Section 3.2, subsection 3.2.1, the county’s population and employment projection table is modified so that it reads:

County Population Distribution

Distribution of Population and Employment for the Greater Golden Horseshoe County of Dufferin to 2051		
	Population	Employment
	2051	2051
County of Dufferin	400,600 <u>100,700</u>	40,900

- Section 3.2, subsection 3.2.2, Table 3.2a is modified so that it reads:

Population by Municipality (2021 estimate and forecasted allocations to 2051)

Municipality	Population (Nearest 100)		
	2021 Estimate	2051 Allocated	2021-2051 Growth
Amaranth	4,500	8,300	3,800
East Garafraxa	2,900	3,900	1,000
Grand Valley	4,000	16,500	12,500
Melancthon	3,200	4,300	1,100
Mono	9,700	9,600 <u>9,700</u>	-100 <u>0.00</u>
Mulmur	3,700	4,500	800
Orangeville	31,000	38,500	7,400
Shelburne	9,400	15,100	5,700

- Section 3.2, subsection 3.2.2, policy 3.2.2e is modified so that it reads:

To help achieve an appropriate mix of land uses, contributing to complete communities and employment needs, local municipalities **should shall** plan to accommodate Commercial, Institutional or Mixed-Use land uses equivalent to the land areas provided in the table below by 2051.

5. Section 3.4, subsection 3.4.3, paragraph b) is modified so that it reads:

- b) Local municipalities will develop and implement official plan policies, including phasing policies and other strategies for designated greenfield areas to achieve the density targets. To meet the minimum Designated Greenfield Density targets, the Towns of Grand Valley, Orangeville and Shelburne **should shall** plan to accommodate the following numbers of people and jobs within their greenfield areas by 2051:
- i. Grand Valley – At least 5,600 people and jobs to achieve a density target of 32 people and jobs per hectare.
 - ii. Orangeville – Approximately 7,038 people and jobs to achieve a density target of 46 people and jobs per hectare.
 - iii. Shelburne – Approximately 3,608 people and jobs to achieve a density target of 41 people and jobs per hectare.

Dated at Toronto this 9th day of OCTOBER, 2024


Sean Fraser, Assistant Deputy Minister
Municipal Services Division
Ministry of Municipal Affairs and Housing