

A Simply Grand Plan

As the County of Brant continues to change and grow, the time has come to develop a new Official Plan. ***This plan belongs to all of us.***

Question and Answer Summary

A guide to the questions received during the New Official Plan project



Table of Contents

Introduction.....	2
Growth Management	3
Building Healthy and Complete Communities	18
Protecting What We Value.....	26
How We Green.....	33
Economic Development and Prosperity.....	42
Planning for Infrastructure	44
Transportation and Mobility	49

Introduction

This guide has been provided as a summary of questions and comments received during the County of Brant’s New Official Plan project. Questions include those that have been received during engagement sessions such as our Virtual Town Hall Meetings, Council and Committee meetings, as well as questions and comments that have been sent directly to staff. To avoid duplication, staff have combined questions that are similar in nature. This summary will be updated as we continue to engage with the public, County of Brant Council and interested stakeholders about the remaining topics of interest. This edition of the Q&A summary has been compiled based on the first three topics of interest, including questions that have been received up until November 2020.

Growth Management

Question	Answer
<p>How will the County address the needs of a growing population? What are the County's plans to address needed services such as sports facilities, parks, transportation, and bridges (both soft and hard infrastructure)? Why isn't infrastructure built prior to new growth and new residents moving to the community? When will infrastructure be put in place?</p>	<p>For the municipality to grow in a fiscally responsible manner, growth needs to pay for growth. Infrastructure is primarily funded by development charges. Every-time a house is built, a certain amount of money is collected by the municipality as a development charge which helps pay for specific services and infrastructure over-time.</p> <p>In terms of new communities, developers of large-scale subdivisions often invest upfront in services such as new parks, school sites, and sports facilities that are later taken over by the respective management. A municipality could pay for services in advance, but this could be a financial risk to the municipality. For example, if the subdivision took an extended period to develop and/or was not developed at all, the municipality would have paid for costly services that would not be used. With the new complete communities' framework from the Province, municipalities will be able to look at a more comprehensive approach to planning communities and having growth pay for growth.</p>
<p>Why can't the County say no to growth and keep things the way they are? When is enough, enough? What is the end goal in terms of growth? Will the County expand until there is no more room left to grow? What are the limits around growth?</p>	<p>When a municipality has no growth, it will inevitably see decline in both population and jobs. The growth and change of our area is impacted by factors far beyond just those within the bounds of the County of Brant. Changes on a world-wide scale all the way down to Provincial and regional changes impact who decides to make the County of Brant home. Growth is important to a viable economy and managing how and where we grow is the key to enhancing the things we love about the County of Brant. There are different ways of managing how and where growth occurs, many of which need to be encouraged by our Official Plan and other land-use planning tools. Solid growth management policies can encourage growth to happen in certain ways and will help support a</p>

Question	Answer
	<p>'made-in-Brant' policy solution if development appeals go to the Provincial level.</p> <p>We have several tools in our tool kit to adjust what our growth looks like. Examples include growing by increasing density (adding second units & small apartment buildings), expanding out onto undeveloped lands within an urban boundary (called greenfield development), growing in underutilized areas through infill development (splitting a lot to build a semi instead of a single detached home), and spreading that growth to other serviced areas. New houses also need to be supported by jobs, amenities, and infrastructure such as roads and water services. In terms of building housing, we have enough growth approved such that no expansions to settlement area boundaries may be needed. Determining whether the County should expand its settlement boundaries is part of managing how growth happens. The growth we see now, including the farmlands being converted to residential, was all planned 20 or more years ago. This is part of the reason why planning to 2051 and beyond is so important.</p>
<p>In terms of growth, we have approved enough growth to meet the targets until 2047 and infrastructure improvements are not keeping pace with current growth demands. The rest of the County has benefited from increased servicing, while Paris residents have paid the cost with increased infrastructure and social demand. What other parts of the County (e.g. St. George and Burford) can growth</p>	<p>The County's current Official Plan (2012) and the Municipal Comprehensive Review approved a growth management plan to the former 2041 planning horizon. Currently, the County is revising these forecasts to 2051 to update and study the amount of residential and employment anticipated.</p> <p>In the Province of Ontario, most growth is directed to areas with full municipal water and wastewater servicing. St. George is another County of Brant Settlement Area with servicing and is currently undergoing a Water/Wastewater Class EA to determine future servicing capacity. Burford is a rural settlement area with private servicing (well/ septic), which limits large-scale residential development. In terms of Paris, the Paris Master Servicing Plan was recently</p>

Question	Answer
occur in the next 5-10 years to significantly limit new construction in Paris ? What servicing capacity improvements do these other settlements need to accommodate growth?	completed, indicating that the County has capacity remaining for 10 years (to 2031) to accommodate those approved residential developments, due to wastewater constraints.
How far out does this Official Plan look into the future?	<p>The new Official Plan will cover a planning horizon to 2051, which is a 30-year plan. To better co-ordinate planning for growth across the entire Greater Golden Horseshoe (GGH) region, this Plan provides population and employment forecasts for all upper- and single-tier municipalities in the GGH. These growth forecasts will form a foundational component of the new Official Plan.</p> <p>To ensure the Official Plan incorporates up-to-date forecasting, recent changes to Provincial policies, and any unanticipated land-use matters, it is important for the County to re-visit and update its Official Plan every 10 years.</p>
Will the new Official Plan allow for phasing of growth within the County of Brant to prevent a potential shortage of housing?	Yes. As part of the Official Plan, the County is undertaking a Growth Management Strategy and Phasing of Development Plan to the year 2051. The Province outlines requirement for municipalities to maintain at all times the ability to accommodate residential growth for a minimum of 15 years; and Sufficient land shall be made available to accommodate an appropriate range and mix of land uses to meet projected needs for a time horizon of up to 25 years.
How does the County propose to "control growth" when developers can go through the OMB/LPAT and potentially obtain approvals?	The County's Growth Management Strategy, which will be part of the New Official Plan, will align other plans, policies, and strategies for the orderly and appropriate growth of the County of Brant. As part of the New Official Plan, the Growth Management Strategy and forecasting along with the Phasing of

Question	Answer
	Development will not be appealable to the LPAT. This policy foundation will support our 'case' if a future development decision is appealed to the LPAT.
What do statistics show about home ownership trends , specifically with baby boomers and mortality? Will there not be 1000's of home available in the near future?	<p>Even though a large portion of the County's demographic may be looking to other housing options in the future, which may result in existing inventory becoming available, it will also result in the increased need for different types of housing stock for the senior demographic and those with accessibility needs. We also need to think in terms beyond simply birth and death rates in the County of Brant. Population migration is also increasing, whether it be through immigration or migration from other locations to the County of Brant.</p> <p>Issues the County may face in coming years will be examined through the new Official Plan project. Policies that work to address these issues will be developed for our new Official Plan using statistical growth information, community input, Provincial framework, and Council's decisions for our future growth.</p>
Are we currently seeing a false housing market driven by GTA developers and builders? What about real-estate bringing in people from the GTA? The bubble could burst causing a large drop in value.	<p>In the long-run, the housing market and demand is fundamentally driven by economic forces, but in the short-run, sentiment can drive prices beyond economically sustainable levels. Market demand of housing is based on population growth, financing and economic drivers. The County of Brant does expect inward migration or emigration from other municipalities and even Provinces to the area in the next 10 years.</p> <p>Currently, the County has a shortage of resale homes and even new homes being built. There are also limited vacant lots available. As of November 2020, the current Paris MLS® stats indicate an average house price of \$693,511 and 34</p>

Question	Answer
	<p>new listings in the last 56 days. The County does not expect a false housing market in the next 3 years but anticipates slower growth within 10 years.</p>
<p>What is the difference between a population target and forecast? Are they flexible? Are these limits that you cannot go beyond or is it a requirement that you must reach? How likely is the County of Brant to reach the 59, 000 population forecast given it is 30 years out?</p>	<p>The Growth Plan uses the terms targets and forecasts. A target is meant to be met or exceeded. A forecast is an assessment of future performance and what is predicted to happen.</p> <p>There are two targets set in the Growth Plan, one on intensification and one on density. The County has an intensification target of 15% of new growth to be located in built-up areas. The target on density establishes a minimum density target for new growth in greenfield areas, which is 40 people and jobs per hectare. Greenfield lands are vacant lands on which large-scale subdivisions are typically built. These targets within the Growth Plan are integrated into the forecasting and policy framework for a municipality as it plans for its growth.</p> <p>The population of 59,000 is the minimum forecast established by the Province. This means that we need to plan for this forecast at a minimum, but do not need to exceed it. How we reach that number is up to us. Details on forecasting and growth scenarios will be presented to Council for consideration.</p>
<p>What is the maximum population we are trying to reach for the County of Brant?</p>	<p>The Province's Growth Plan Residential and Employment Forecasting now provides information to the year 2051. The new horizon is consistent with the long-range planning approach of previous growth plans and better aligns with the land supply requirements of the Provincial Policy Statement, 2020. This means we must have a certain amount of land available to support population growth on an incremental basis.</p>

Question	Answer
	<p>The Province provides us with forecasting, including a ‘reference forecast’ that will help us plan for growth. The ‘reference forecast’ is considered the most likely to occur if recent trends continue. For residential land needs, the reference forecast predicts a population of 59,000 for the County of Brant in 2051. The current County of Brant population in 2020 is approximately 41,000.</p>
<p>Will urban or rural settlement areas need to be expanded further to accommodate growth? If so, where are expansions anticipated?</p>	<p>The County has a large amount of settlement land designated for future growth. To manage our growth, there may be no need for the expansion of a settlement boundary to happen soon.</p> <p>Council will make decisions regarding these expansions. We must make sure we have a land supply for up to 15 years at any given time for housing. The County has a variety of growth options (denser growth, seniors housing, etc.) and must consider how much land is vacant for development during this process.</p>
<p>How does the Province review and potentially approve any requests that have been received or potential Settlement Area Boundary Expansions? Do they Sign off on the MCR as part of the New Official Plan? Or do they sign off on these requests individually?</p>	<p>Settlement Area Boundary Expansion Requests form part of the MCR. The Province will review these requests and any proposals put forward in a comprehensive manner, reviewing the County of Brant and MCR/New OP as a whole.</p> <p>In terms of the conversion requests, these are based on the Land Needs Analysis and whether these can be supported based on the findings of these analysis.</p> <p>The Province will also review these requests and provide feedback or modifications to any amendments to the County of Brant which are proposed through these requests and New Official Plan.</p>

Question	Answer
<p>There is no way that our small town can withstand the amount of development currently going on, never mind trying to keep water and land safe while we tear up all the natural surroundings around town to get more Toronto houses built. Have we considered trying to slow that down before we become a city with no nature at all?</p>	<p>Part of the New Official Plan project includes the creation of a Growth Management Plan to help manage and direct growth over the coming years.</p> <p>This includes specific tools which can be used to help manage growth, such as phasing of development. These types of tools also ensure that growth occurs in sequence with planned servicing and infrastructure.</p>
<p>A lot of information for Council and the Community to receive and digest.</p> <p>What is the response going to be to the development community who wants to add more units now?</p> <p>How can we spread these numbers and growth out? (residential land needs analysis)</p>	<p>We have received an over whelming response from the Development Stakeholder Group. Staff have been taking a personal approach to meeting with interested stakeholders through a one-on-one approach via telephone and virtual meetings. This will continue through May and June phase 3 engagement schedule.</p> <p>We will be looking to engage with the community & developer stakeholder group based on these residential land needs findings within the upcoming months of May and June 2021.</p>
<p>We know that the Province requires the County of Brant to grow. We have 30 years to grow (2051) and a population target of 18, 500 people which equates to 5,000 dwellings, roughly 145 units per year.</p> <p>We know that over the last five years the annual growth worked out to be roughly 69 new units.</p>	<p>We will be developing a Growth Management Strategy through the Municipal Comprehensive Review. This will also consist of a compendium document which will look to detail address phasing of development within the areas which are designated for growth. This tool will allow for staging of development to create a detailed list of which areas and development are permitted to go forward at which times. This tool will be extremely helpful with managing growth, as well as providing a detailed report to the Province each year to demonstrate how we are meeting our growth targets. These numbers are being actively tracked at this time by the Development Planning Team and provided to the Province at this time.</p>

Question	Answer
<p>How can our new official plan provide us with a tool (teeth) to phase growth?</p> <p>How can we effectively work to develop a managed system for growth given this target and schedule?</p> <p>Specifically, when looking at the two growth centres of the County within both Paris and St. George? (residential lands needs analysis)</p>	<p>Tools to manage growth will be set out within the County's Growth Management Plan which is a compendium document developed in tandem with the New Draft Official Plan to help allocate, phase, and manage growth.</p>
<p>Based on other municipalities and their current situations wherein they are having to consider a deficit of residential lands and still determine how growth targets will be met are we then in a position to effectively deny requests to further develop?</p> <p>Similar to the previous approach we had taken with "tap the brakes". (Residential Lands Needs Analysis)</p>	<p>The County of Brant is on track to meet the growth forecast which the Province has approved.</p> <p>With regards to growth throughout the County we need to work towards creating better tools through policies which work to phase and manage growth appropriately and according to infrastructure availability.</p> <p>This approach will also include better communication between all groups involved (development stakeholders, community, staff, etc.) as well as focusing on planned complete community development, with clear design guidelines to maintain charm and character.</p>
<p>If we have excess land within our Designated Greenfield Areas (DGA's) will this allow for larger lot sizes to create more green space between dwellings on separate lots and private off-street parking?</p> <p>We as Councillors continue to hear that parking continues to be an issue,</p>	<p>The challenge with this approach is meeting the density targets which the Province has set when looking at lower density forms of development on larger lots. We suggest that the approach look to include different forms of housing which also reflect good urban design guidelines. Density is achievable and can be designed well with strong urban design guidelines. These guidelines will help address parking as well looking at items such as driveway placement, parking allocation within private development, and assist in providing space. These guidelines can also assist in addressing the concerns related to the overall look and feel of our communities,</p>

Question	Answer
especially if they have more than 1 or two cars. (Residential Lands Needs Analysis)	integrating the small-town charm and look and feel with the new. We have heard these comments and we are aware of the concerns throughout our community.
Will there be more Townhalls or engagement sessions for people to comment on this information and have their questions answered? How will this, occur as we move forward, as some people may not fully understand this information delivered this evening or be able to have their questions answered. (residential lands needs analysis)	<p>Further engagement is planned as part of Phase 3 of the New Official Plan Project.</p> <p>Moving into May and June 2021 we will look to host more virtual townhalls, stakeholder, and Council workshops to gain further feedback on this information.</p>
So, the province has said that we need to meet an intensification target of 15% and we are recommending that the County of Brant increase this number to 20% is that correct? (residential lands needs analysis)	<p>Yes, this is correct.</p> <p>When it comes to intensification & development within the County of Brant an increase of 5% from 15 to 20 is being recommended.</p>
<p>The growth target from the Province is just a minimum, not a maximum, correct?</p> <p>So, we can technically grow more than the targeted 15-20% if landowners come forward with an application or through redevelopment if the zoning by-law allows for a denser housing typology correct? (residential lands needs analysis)</p>	<p>Yes, this is correct.</p> <p>This target is a forecasted growth target minimum. We will need to use the new phasing policies and land designations developed through the policy framework to manage and phase growth while ensuring lands are appropriately serviced.</p>

Question	Answer
<p>Since this growth forecast for population to the year 2051 is a floor or minimum, can we then impose a cap? A limit on the number? (residential lands needs analysis)</p>	<p>No, unfortunately, the targeted growth number is just a floor or minimum, but municipalities are not able to develop a maximum or cap in response to this.</p> <p>The forecasting has changed to a flexible floor methodology which brings other challenges when looking at growth throughout the County of Brant.</p> <p>With that said, the new policies will include tools to assist with staging of development, phasing of development which has been given approvals, and comprehensive servicing policies which speak to the Designated Greenfield Areas (DGA's) and allocation of growth back to the settlement areas (in accordance with servicing). These new policies and tools will allow for better management of growth throughout the County of Brant.</p>
<p>Are we able to provide residents who would like to try to reach out to the higher levels of government such as the Province to appeal these growth forecasts? (residential lands needs analysis)</p>	<p>It really comes down to citizens contacting our MPP to discuss these local matters of interest or Council writing to the Provincial Government on these matters.</p>
<p>If we were short of land, higher intensification and density targets would be an obvious method to address this. As we are not short on residential land, please explain why we should increase our intensification target and P&J/HA? (residential lands needs analysis)</p>	<p>The intention of this project is not to simply look at how much land we have to date. While this form a critical part of the equation, it does not consider the fulsome circumstance of the County of Brant, either currently or in future.</p> <p>We are also trying to assess needs, demands, and accommodation through a market lens as well. Taking into consideration different growth drivers</p>
<p>Would it be possible to see alternatives to the 20% intensification rate and 50 P&J/HA proposed?</p>	<p>Other scenarios or options could have been presented, however what we have brought forward through the findings of this analysis is the preferred scenario or approach.</p>

Question	Answer
<p>Based on the surplus of residential lands why can't we just simply stay at 15% intensification rate and 40 P&J/HA?</p> <p>Why was this approach presented as the preferred approach? (residential lands needs analysis)</p>	<p>We can bring forward other scenarios however this will not necessarily impact or change the detailed breakdowns which have been forecasted for the overall County of Brant.</p>
<p>Can we not see what alternatives there are for a 15% or even somewhere in between 15% and suggested 20% intensification rate? (residential lands needs analysis)</p>	<p>We will be aging, and we will need other market options for housing than what we are currently seeing throughout the County of Brant.</p> <p>These will include items such as townhomes, walk up apartments, etc.</p> <p>Also, it should be noted that that the person per hectare numbers presented through this analysis include persons per jobs as well. These go hand in hand and are not mutually exclusive. One cannot exist without the other. They are dependent but also influence and impact one another.</p> <p>So, when we look at residential numbers, we need to keep in mind the employment land needs as well. Labor force attraction based on housing market is inextricably linked.</p>
<p>Can someone explain how we have already overcommitted beyond what we have even preliminary considered through the new official plan and growth forecasts? If we commit to these numbers, it seems we will be growing beyond 59,000. (residential lands needs analysis)</p>	<p>The main answer is to look at how we have gotten here.</p> <p>There is more in the pipeline than what we have anticipated at this time and with respects to the growth forecast. It is really the numbers between years which relate to our available supply which look at what has been approved, what is draft approved, and what is yet to come based on recent requests and interest we have received. These numbers could be built out over the next few years, but it really comes down to the phasing of development and managing growth through tools which will be developed within the New Official Plan.</p>

Question	Answer
	<p>These tools can assist in spacing out numbers that are yet to come. These tools however will not have bearing on the developments which have received approval and are in the pipeline forecasted to be built over the next 10 years.</p> <p>How we got here is based on many LPAT appeals and approvals which has contributed to the amount of growth and excess of growth that we have seen and are continuing to see.</p>
<p>We need to be thorough and thoughtful in the way in which we approach the growth and intensification targets for this plan. There are areas and municipalities which are having issues in meeting these intensification and growth forecasts. How do we know that the Province will not want to rethink growth allocation and direct further growth to Brant if we can further accommodate more?</p> <p>We need to be very careful on how we approach this going forward.</p> <p>If the County of Brant had an excess of residential lands will the Province then recalculate the growth targets and direct further growth to the County of Brant as opposed to other municipalities within the Greater Golden Horseshoe which are unable to accommodate growth? (residential lands needs analysis)</p>	<p>This is a great question with respects to the Provincial growth targets relative to other Municipalities who may not find themselves in a surplus position.</p> <p>The Province will not recalculate these numbers to allocate further growth to the County of Brant based on a surplus of Residential Lands. To do this would require an Amendment to the Growth Plan for the Greater Golden Horseshoe and corresponding policies. Past practice has not supported this approach.</p>

Question	Answer
<p>So, there are 395 hectares of designated greenfield area. In the new official plan will this remain as designated greenfield area or will this change? (residential lands needs analysis)</p>	<p>The total excess for the County of Brant residential land needs is in the amount of 395 hectares.</p> <p>We would leave this, or we do have an option to declare that we have excess lands. Council does have the ability to make this declaration and state that growth will not be permitted within these areas. This is a political decision and does concern removal of rights from landowners and should also be given careful thought and consideration.</p> <p>Approach to the excess lands and what this means for future designations within the New Official Plan will form part of Phase 4 of the Project which will focus on drafting the policy framework and schedules which will compose the New Official Plan.</p>
<p>We need teeth within the new document and policy. What are the teeth we can put in place? (residential lands needs analysis)</p>	<p>This is a great question. There are several different tools which can be utilized through the development of the New official Plan. Some of these include Official Plan Policies, Urban Design Guidelines, and Zoning.</p> <p>Our main goal is to complete the New Official Plan project in line with the timelines consistent with the Province's mandate to ensure that our Plan is not subject to any appeals.</p>
<p>Are we able to down designate surplus lands, or use them for parklands until after 2051? (residential lands needs analysis)</p>	<p>Yes, the County of Brant can declare a Surplus of DGA Lands as "Excess Lands", and down designate these lands.</p>

Question	Answer
<p>Has there been other groups have been consulted with through the New Official Plan Project?</p> <p>We understand that the ongoing Pandemic has posed challenges with respects to public engagement. However, we still need to ensure that all voices within our community are heard. (residential land needs analysis)</p>	<p>The ongoing Pandemic has challenged the Policy Team concerning engagement throughout this process.</p> <p>We have continued to host Virtual Townhalls, posted interactive surveys, detailed discussion papers, short graphic summaries, and topic videos on dedicated landing pages to provide all necessary information to the community regarding this project.</p> <p>We have been able to meet with Stakeholder groups, virtually, typically in the form of a short presentation at a scheduled meeting. The feedback, questions, and concerns received through these sessions have been very helpful.</p> <p>We hope to continue to meet virtually with other Stakeholder groups through ongoing engagement sessions this spring and summer.</p> <p>We have also been able to meet with an Anthropology, Psychology, and Sociology class at the Paris District Highschool prior to the Spring Break to discuss this project, topics, concerns, and questions. This virtual meeting hosted a short presentation by Staff followed by most of the open two-way dialogue and constructive discussion on communities throughout the County of Brant and their perspectives on where we should go in future.</p>
<p>Can we ask the Province for an extension to the timeline for final approval of the New Official Plan? (residential land needs analysis)</p>	<p>The Province has mandated that all Municipalities conform and comply with the Provincial Policy Statement (PPS), Growth Plan and Places to Grow by July 1, 2022.</p> <p>This compliance date ensures that all municipal planning policies are up to date and reflect the overall Provincial direction.</p>

Question	Answer
	Meeting this deadline also ensures that the New Official Plan cannot be appealed.
Is there an ability to have the developments which have already received approval and are within the pipeline for the next 10 years to meet the 50 P&J/HA? (Residential Lands Needs Analysis)	<p>The developments which have already received some form of approval and have been included in the growth forecast to be built out over the next 10 years cannot be held to the 50 P&J/HA as they have already been approved under the current Official Plan.</p> <p>The policies developed and proposed as part of the New Official Plan will look to allocate, manage, and phase future growth through proposals received once the plan has received provincial approval.</p> <p>This is another important reason to meet the Provincial deadline of approval of July 1, 2022.</p>
How can we ensure that the excess or surplus residential lands identified through the MCR process are not developed?	Through the New Official Plan Project there are tools which can be utilized to effectively phase growth throughout the areas which are designated for residential uses.
Is there a mechanism or way to place a hold on these lands to further slow the pace of growth? (residential land needs analysis)	Framework for these policies and tools will form part of the Draft Policy Framework which Staff will be working on through the next phase of this project.

Building Healthy and Complete Communities

Question	Answer
Why is the topic of building a healthy and complete community important and why should we be so concerned with this topic through the New OP project?	<p>Healthy and complete communities are essential components for sustainability and ensuring the County has a balance of jobs, services, and amenities. There are elements that make our communities sustainable such as agricultural, access to green space, our diverse economy, and other things that the County would like to protect and enhance in the future. We know these important value and elements, among many, will assist our communities in becoming complete communities.</p> <p>It is important to ensure that elements in the community (agriculture, natural heritage, cultural heritage etc.) are incorporated back into the communities to suit the needs and values of all our residents.</p> <p>Each of the communities in the County are unique and require great ideas, feedback and creativity from all residents to ensure they are built sustainably, have viability, and have the capacity to support future growth in a way that works for the community.</p>
What is a healthy and complete community really? What does this mean?	<p>A complete community is part of the policy framework within the Province's Growth Plan. All growth must be in the form of healthy and complete communities.</p> <p>When a community is built to facilitate healthy lifestyles and meet the day-to-day needs of individuals throughout all stages of their life, while maintaining public safety and ensuring that the actions and use of land and resources are sustainable to support future generations, then this is a great example of a complete and healthy community. How we obtain those objectives might look</p>

Question	Answer
	different from community to community but will help us use the Province's framework to create a County of Brant solution.
Can you point to local examples of complete communities that we might model our community on?	<p>Many local communities have good indicators of what works and what doesn't work to create a complete community. We can use our experiences with development as well as information from our neighbours to determine what might work in the County to make sure every development and settlement is 'complete'.</p> <p>Many municipalities in Ontario (and beyond) have now included healthy and complete community policies and framework into their planning processes. This includes larger Greater Golden Horseshoe cities like Toronto, Markham and Kitchener, and municipalities outside the GGH like the District of Muskoka which includes towns like Gravenhurst, Bracebridge and Huntsville.</p> <p>The County also continues to look beyond our own Province for design considerations, specifically for density and intensification styles (for example, The Netherlands, where they do not have a lot of land but provide a good mix of rural and urban landscapes).</p> <p>Many development projects have complete community aspects that may work if applied to the County of Brant, while many others may not be suitable for us. We will create a framework that will meet the Province's objectives and suit the County of Brant as we continue to grow.</p>
My son recently graduated and would like to stay in the community, but housing prices are too costly . Even small units in the new condominium(s) being built are way too expensive. Are any new condominiums	Developing a new Official Plan allows for consideration of policies and initiatives which seek to strengthen attainable housing within the County of Brant. Most recently, staff have undertaken a policy project to implement additional residential units (ARUs) throughout the County of Brant. A key goal through the implementation of these new policies is the creation of housing options such as

Question	Answer
planned? What is being done to address this issue?	basement apartments, coach homes, garage lofts, etc. These forms of housing will provide more options for County residents, both as homeowners and those seeking a place to call home. Re-evaluating policies on a regular basis will build flexibility into the existing housing market within the County, allowing a shift for more affordable options to be created, subsidiary housing opportunities for homeowners, and a larger rental and short-term accommodation base.
How is the gentrification of these communities being implemented into housing policies and affordability?	<p>The term ‘gentrification’ generally refers to an influx of more affluent residents and businesses moving into an area with the intent of shifting the neighbourhood’s composition. In many cases, this type of change can be very detrimental to the identity and wellbeing of an area and its residents. Gentrification can lead to more issues with things like affordable housing, displacement of long-time residents, and the loss of social and economic diversity.</p> <p>We must consider the intent and objectives of our new housing policies to ensure that they will provide more viable options for <u>any</u> person looking for housing in the County of Brant. By encouraging more viable housing options, the implementation of specific housing policies can work to provide equitable solutions on a County-wide basis to assist residents dealing with, aging parents, children in search of housing, hidden homelessness, racial inequality, and other forms of poverty. Forming a strong base of objectives for new housing policies will be a key factor in how well we can provide the safe and affordable housing options residents are looking for today and into the future.</p>
I don’t see age friendly or seniors in the mix of consideration.	Ensuring that there is housing available for seniors is essential to the future of Brant. This will include building retirement homes, community care facilities,

Question	Answer
<p>Will you also be consulting with the GRCOA (Grand River Council on Aging)?</p> <p>How do you ensure complete communities are age-friendly and can accommodate seniors?</p>	<p>various types of units attached to the home where an elderly parent can live etc. The County of Brant's population is getting increasingly older.</p> <p>Ensuring there are local amenities available so that seniors have proper care facilities is also essential to our future planning. This also includes shopping, groceries, and the ability and mobility to allow access to these amenities.</p> <p>Age-friendly communities are part of the complete communities' framework that the County is looking at. The Grand River Council on Aging is part of the Official Plan Stakeholder consultation.</p>
<p>There is a very long wait list for seniors housing within Burford and throughout the County. Will this plan address housing for our ageing population and for vulnerable populations, will it allow for ageing in place?</p>	<p>The new Official Plan will look at aging in place options, what we can do for affordable and attainable housing options, and housing typologies that can help provide equitable housing solutions for vulnerable populations. The County recently completed an agreement with Habitat for Humanity for a single-detached dwelling in the Oakhill area and is actively pursuing other partnerships to create affordable housing.</p>
<p>How does this aspect of the OP align with / complement / duplicate the Community Safety and Well-being Plan for the County?</p>	<p>Through Official Plan project will be looking to incorporate and compliment previous objectives undertaken both by other departments (such as with the Community Safety and Well-being (CSWB) Plan being developed by our Community Services Department) and agencies that will impact the key policy framework for healthy and complete communities in the County of Brant. The new Official Plan will work towards similar goals as the CSWB Plan like enhanced collaboration, planning for efficient service delivery, addressing the housing needs of vulnerable groups, and planning to encourage healthy lifestyle opportunities.</p>
<p>I understand that currently as per provincial guidelines a change in zoning pursued by the</p>	<p>Circulation methods, timelines, and notice requirements are all regulated through provincial legislation under the Planning Act. The Province sets the</p>

Question	Answer
<p>county (not the specific land owner) for a PIN (through the official plan) simply requires a newspaper article as a notice of a zoning change to specific PINS. Is there a better way to inform the public and specifically the landowner stakeholders to changes to their historic zoning? More direct contact to the landowners may help increase the stakeholder input into these decisions.</p>	<p>minimum that we need to do, and we can use those standards to help improve our public engagement.</p> <p>Zoning changes, whether initiated by a private property owner or by the County of Brant, are all a public process under the Planning Act. When the review of the County's Comprehensive Zoning By-Law begins (after the New Official Plan is created, because we have to make sure our Zoning By-law is up to date), there will be public engagement involved with the process to ensure that each property owner's rights are taken into consideration and that education is available to property owners about their rights for land-use.</p> <p>With that said, feedback from the community on ways in which the County can improve upon notification, engagement, and public consultation is always helpful as we continue to review and update our processes. We are looking at ways to provide more transparency and education in the land-use planning process in the County of Brant, including through municipally initiated projects like the new Official Plan.</p>
<p>It's wonderful we have an environmental planner but what about a heritage planner? I thought that was in the budget. When will that person be hired?</p>	<p>The County of Brant Development Services Department has recently introduced a newly formed Policy Division team. This team, while also working on the new Official Plan, will be exploring specific policy-related topics that will include strengthening our heritage conservation policies. With several dedicated Planning staff now working on policy and implementation, this change in the organization of planning staff will provide more dedicated support to topics like heritage, environment, affordable housing and much more.</p>
<p>Does the County have plans to integrate ideas and collaborate with the Brant County Health Unit?</p>	<p>Yes, the County is working with The Brant County Health Unit who is part of the Official Plan consultation. The Health Unit is working on developing policies for Healthy Communities. Part of the discussion paper available online (sections</p>

Question	Answer
	regarding health, age friendly, and access to food, environmental concerns, and socio-economic concerns) was created with the Health Unit.
<p>We have noticed that the County of Brant is becoming extremely expensive to live. There are many people who are older than us and cannot afford to continue to live here which is really unfortunate and sad. We are also concerned about our ability to afford a place to live in the form that we would want to live within our own communities. We want to welcome new residents into the County but at the same time make sure that if people who have grown up here want to stay they can afford too.</p> <p>What is the County looking to do about this in the future? Will this project look to address this? What other housing opportunities can we look forward to without destroying the things that we love about our community? (Paris District Highschool Engagement)</p>	<p>Affordable and attainable housing will look to be addressed within the New Draft Official Plan through the policies relating to Complete Communities. To better address housing needs and the ongoing housing crisis a mix and range of housing will need to be provided in the years to come.</p> <p>More flexible policy approaches to housing will also be required through the County's Policy Planning documents such as the New Draft Official Plan and Zoning By-Law. Removal of cumbersome processes for new housing implementation will also be considered.</p> <p>Collaborative approached to housing through internal and external relationships are also very important in addressing the housing crisis and shortage.</p> <p>Inclusion of more flexible housing options throughout communities increase rental and housing stock, create complete equitable neighbourhoods, meet the resident needs, and allow for housing to meet all stages of life.</p>
<p>What steps are being taken to engage with the public throughout this process and project for the New Official Plan?</p> <p>What is the County doing differently due to the Pandemic? Have you found that</p>	<p>Throughout the New Official Plan project there have been many forms of engagement with the community and stakeholders, such as:</p> <ul style="list-style-type: none"> • Surveys; • Mailouts;

Question	Answer
<p>this is working? What other methods or forms of engagement are you thinking of trying? What has the response been like so far?</p> <p>How do we get involved? What is the best way to make sure that our ideas and opinions are heard and included? What are the next steps in this project which we should be aware of? (Paris District H.S. Engagement)</p>	<ul style="list-style-type: none"> • Interactive polls; • Virtual townhall events; • One on one virtual and phone meetings; • Videos; • Graphic summaries; • Detailed discussion papers; and • Public meetings.
<p>Going back to affordable housing and employment lands, we hear constantly from the employment industry that one of stop gap issues in employment growth is the lack of affordable housing.</p> <p>We are hearing that there is a lack of employee base to support further employment growth.</p> <p>How are we going to address this issue? Is there something that we can do to assist with this? (employment land needs analysis)</p>	<p>There are defiantly other municipalities facing this issue as well, this is not specific to the County of Brant.</p> <p>The Complete Communities Framework works to assist in addressing these types of issues by ensuring that both affordable and attainable housing is incorporated back into the community. This ensures that there are different types of jobs, with different salaries, which can meet all the needs of community residents. This also helps eliminates the needs for commuting outside of the community for work.</p> <p>Assists in creating a more sustainable and healthier lifestyle for our residents.</p> <p>It is not just the employment industry who is facing this issue, we are also seeing this issue within the agricultural employment sector of the County of Brant. It is becoming increasing difficult to have a reliable employee base to draw from for many of these industries.</p> <p>This is a main focal component of the New Official Plan Project.</p>

Question	Answer
<p>So, are we as the County making a recommendation to amend our Official Plan to the Province? Of which they would then approve or make changes to these requests? (Employment Land Needs Analysis)</p>	<p>That is correct.</p> <p>Staff will be coming back to Council in early June to suggest draft policy directions for the New Official Plan which will be comprised of many different statements which we will look for feedback from Council on.</p> <p>This exercise will then direct Council to say to Staff yes, we agree with this, please go ahead, and write the New Official Plan. This forms the Section 26 Statutory Meeting under the Planning Act.</p> <p>With the OP Staff will need to provide a large package to Council explaining how we came up with our calculations and allow the Province to understand how these policies were developed and the analysis which the information is based upon.</p> <p>However, the Province has fallen a bit behind in providing some of the framework policies to allow for more detailed analysis to be undertaken. We are waiting for this information to undertake other pieces which we will also require Provincial approval on</p>

Protecting What We Value

Question	Answer
The visual appeal of our historic communities is extremely important. Are there plans to better protect the heritage look and feel of our many communities throughout the County of Brant? Specifically, when considering new development and the overall design? To what degree can the Official Plan address some of these issues?	<p>The County's Heritage Committee has a desire to push heritage to the forefront with new developments and existing built-up areas. There are a lot of tools related to heritage protection available to the County through the Ontario Heritage Act (using designations and conservation districts), and the Planning Act (design guidelines to enhance heritage, in certain areas or the entirety of the County). It will be important to set out the tools, priorities, and objectives related to heritage in the Official Plan. This will be the key to put the proper effective heritage conservation tools into action for our future..</p> <p>For example, if residents want to see a greater level of protection for our downtown buildings, a heritage conservation district protecting the County's downtowns from demolition is an option. Heritage granting and designations to encourage property owners to keep up the look of their heritage buildings are also options. There are many opportunities available, and this Official Plan will be a way to create a foundation to encourage heritage in the County.</p>
How does the County ensure there are parks, amenities, and recreation facilities in the new subdivisions as part of a complete and healthy community?	<p>As part of the Planning Act, all new developments are required to give the County land or provide cash-in-lieu of land that is then used to create parks. Currently, in the new subdivisions that are large enough, the County is taking land for parks. Within the last 5 years, the County has gained approximately 200 acres of land to develop either natural spaces for trails or to build new community parks.</p> <p>The County works collaboratively to ensure that all departments are involved with pre-consultation meetings for development, and through that process the County looks at where schools should be placed, where parks should go, what the street networks may look like, and all the engineering considerations</p>

Question	Answer
	underground as well. For example, in St. George, in five or ten years down the road, the County is planning what a community school will look like so that community recreation as well as trails and parks will be incorporated into this addition to the community.
<p>Will the Official Plan provide specific targets for enhanced heritage protections that include:</p> <ul style="list-style-type: none"> • A Legal Heritage Register; • An Archaeology Master Plan; • a Downtown Paris Heritage Conservation District (HCD); • HCDs in Mount Pleasant, Burford, St. George, Oakland/Scotland; and • Heritage Grants/Programs for improvements that enhance heritage attributes. 	<p>Heritage protection is a very important factor when talking about land-use planning, especially in communities where residents identify strongly with their history and heritage. Having specific targets in the new Official Plan will help provide transparency and positive cumulative impacts for several topics of interest, including heritage conservation.</p> <p>Many heritage projects are currently underway, as well as scheduled to get started soon, including the formal heritage register, heritage conservation districts, design guidelines, and consideration for other programs that will complement our rich cultural history. With the feedback from our community members, the County of Brant Heritage Committee, and our County Council, we will be able to create the framework for strong heritage conservation targets and policies to improve on the work being done in the County of Brant and protect our cultural heritage resources for the long term.</p>
<p>Why is our agri-food network a concern? When I drive through the County of Brant we seem to have tons of farms and places to grow and produce food.</p>	<p>A sustainable agri-food network provides fair living for growers and processors and promotes local self-reliance and environmental sustainability. If we do not work to preserve and protect this key component within the County of Brant issues like food shortages and ready access to locally grown produce could become a reality. Land use planning must consider the protection and conservation of local food production capacity for long-term sustainability. Policies that enhance the local agri-food system can help create a complete community that is self-sufficient and economically successful.</p>

Question	Answer
How is farmland being protected , as a place on the outskirts of the Greenbelt and subsequently, how will farmland be protected and affordable for future generations of farmers, and the current generation of young farmers?	<p>To ensure agricultural lands, agricultural lands systems and agri-food networks are protected, the Growth Plan is stipulating that growth is to be directed back to settlement areas, areas that are already built up and have the infrastructure in place to support the growth. A line has been drawn around our settlements, called a settlement boundary, that works to protect farmland beyond that boundary. This direction helps reduce the fragmentation of agricultural systems in general.</p> <p>The County will look to create policies and direction that do work to ensure the agricultural system in the County of Brant is protected and not fragmented. Conversion of these lands for development make it difficult for the farming community to practice the farming activities they need to carry out. These policies will help set objectives for protecting our farmland, and will work to assist our Economic Development staff with opportunities to assist our farming community and agricultural economy.</p>
How can you accommodate new/young farmers that want to provide local food by farming?	<p>As a remnant of past planning policies that allowed farmland to be divided, there are many under-sized agricultural parcels in the County. These smaller parcels could be an opportunity to provide education, research and on-farm diversified uses that can help our agricultural communities sustain themselves. Our Economic Development staff work directly with the agricultural community to find ways to best support farmers new and old.</p>
My wife and I live on a large farm and would like to retire in a few years but need income for retirement. We would like to sell most of the farm as we don't want to maintain the land. We would like to sever a small residential lot that we	<p>Protection of prime agricultural policies through the PPS would not permit the creation of new residential lots in agricultural areas. There is a need for continuous un-fragmented agricultural land base in order to properly support the County's agricultural systems which support our food network as well as the County's diverse economic structure. By creating policies which protect the division of the County's prime agricultural lands and divert growth back to</p>

Question	Answer
<p>can build a modest home on so we can stay in the area. Can policies be created to make it easier to create new non-farm residential lots in agricultural areas?</p>	<p>settlement areas, compatibility issues between land uses within our rural areas can be avoided.</p> <p>While severances may not be an option in our agriculture areas, staff are actively working on policy opportunities that can assist our residents with aging-in-place in rural areas. We've recently updated our housing policies to allow additional residential units in agricultural areas. We've included requirements in the policies to keep buildings clustered on farms, as well as ensure well and septic servicing is safe for our residents. This provides more options for folks who may want to down-size on their own property, or provide housing for other people who may want to live on the property. More information about this initiative can be found by visiting www.brant.ca/ARU.</p>
<p>Does the government mandate the amount of farmland that has to be preserved? When I drive into Paris I get sick seeing the amount of farm land and forest that has been converted into housing over the past few years.</p>	<p>Through provincial legislative framework set out within <i>A Place to Grow: Growth plan for the Greater Golden Horseshoe</i> municipalities within Ontario are obligated to direct growth back to established and existing settlement areas. This works to preserve and protect the agricultural areas, mainly the agricultural systems and agri-food network. In Paris, for example, the current settlement boundary was established as far back as 20 years ago, with the farmland in the boundary being slated for eventual development. The land-use planning process can take decades before we see development come to fruition, and that is why it is important to stay engaged with community land-use planning policies. We are seeing the current growth from development decisions made years ago, with the current economy, provincial policy, and population changes pushing our growth. It is important to have policies that manage and time growth appropriately, protecting the agricultural areas by encouraging density and intensification, and controlling the need to expand a settlement boundary further into agricultural land.</p>

Question	Answer
<p>As land keeps on being grabbed up for development, how will environmental and agriculturally important land be respected and be further incorporated into the towns of the County, (such as community gardens and increasing food sovereignty through the allowance of chickens)? How will communities be developed sustainably for integrated communities, including business and residential in the same area to reduce transportation issues in the future?</p>	<p>Inclusion of policies to protect what we consider valuable assets to our communities will be essential through the new Official Plan project. For example, this will be an important consideration when reviewing the existing settlement areas and boundaries and how we can accommodate a population of 59,000 residents by 2051.</p> <p>Focusing on mixed use policies will be a key component of building healthy, complete, and sustainable communities. These policies will help keep compatible uses together and encourage more options for housing that will help us accommodate our forecasted growth. Within these mixed use and residential policies will be opportunities to encourage community food production, home-based businesses, localised public spaces, and the like. These opportunities will be further explored when we implement the policies of the new Official Plan with things like the new zoning by-law, or economic development initiatives.</p>
<p>We had a survey earlier where many respondents on this call wanted single family homes or country estate properties. How will this be reconciled with the need to protect agricultural lands, natural areas and promote intensification?</p>	<p>By incorporating clear policy direction into our new Official Plan that will direct growth to existing settlement areas within the County of Brant we can preserve and protect both our agricultural and natural heritage systems. Planning for our future will always have trade-offs and our Official Plan will identify where development is most appropriate. It may be the case that the creation of new estate property developments becomes less common in an effort to save our rural lands. This will provide an opportunity to create policies to try and accommodate a wider range of housing types throughout the County that will appeal to more people but will also not develop land unnecessarily.</p> <p>Inclusions of policies which consider a range of different housing types and densities and encourage a mix of housing to be incorporated within both new</p>

Question	Answer
	and existing communities will ensure that there are housing options to meet our community needs in the years to come.
<p>What is the status of the Heritage Register? How do we protect heritage buildings in the rural areas?</p>	<p>The Heritage Register is an ongoing project of the Heritage Committee, building an inventory of heritage structures in the County. This is a tool under the Heritage Act available to us and is more of a management tool rather than an actual protection tool. The cultural value is flagged and gives more notice if there will be a demolition so that we can consider the value of the structure and its heritage attributes.</p> <p>For stronger heritage consideration, working towards heritage designation can enact protections for structures. It is important to inform the public about what this means as there are many incorrect notions about the implications of a heritage designation on a property owner.</p> <p>The County may grant incentives for heritage and work together on strategic initiatives such as working with the Economic Development Department on Community Improvement Plans. There are many tools that play into the protection aspects, and having the right ones in place will be important with this new Official Plan.</p>
<p>The agriculture areas are extremely important to make sure that we can continue to eat and shop locally. We should be able to source our food locally and make sure that our farmers can continue to cultivate within these areas which have been used for agriculture throughout the past years.</p>	<p>Through the New Draft Official Plan there will be policies which seek to protect and preserve the agricultural land systems, agri-food network, and rural areas.</p> <p>We recognize that farming practices require appropriate space and separation to properly function and produce locally sourced food.</p> <p>Our agricultural areas also play an important role in the County's identity and economy.</p>

Question	Answer
<p>We need to protect and preserve these areas and remember how important these lands are for our community! (Paris Distrit H.S. Engagement)</p> <p>How will Agricultural Areas be protected?</p>	<p>Mapping will seek to identify agricultural land systems throughout the County of Brant and apply policies which work to preserve and protect against the fragmentation of these areas.</p> <p>We have been working closely with OMAFRA to incorporate the criteria and application of Agricultural Impact Assessments (AIA's). There is also the idea of easements to protect farmland.</p>
<p>When discussing Prime Agricultural Land within the County of Brant, what qualifies as prime?</p> <p>Would this be soil classifications 1, 2, and 3 out of 7?</p> <p>How is Prime Agricultural Land determined? (Employment Land needs Analysis)</p>	<p>Class 1-3 agricultural lands are classified as Prime Agricultural. These are the most pristine lands for agricultural activities, such as cultivation of crops.</p> <p>This however does not mean that soil classifications 4-7 cannot be used for cultivation.</p> <p>There are a total of 7 classifications.</p>
<p>What can we do to improve the design of new communities within the County of Brant?</p> <p>What can we do to retain small time charm and heritage characteristics?</p> <p>What about the details concerning complete communities? Urban Design?(residential land needs analysis)</p>	<p>Through the New Official Plan we can build in policies which speak to the development of Design Guidelines which is a scheduled project to be undertaken after the New Official Plan. This is another reason as to why the July 1, 2022 deadline is important to meet.</p> <p>We can also establish policies relating to Heritage Conservation Areas as well and ensure that specific areas and structures within are sought to be preserved and protected using strategic tools designed to work with landowners.</p>

How We Green

Question	Answer
<p>As a long-time resident of the County of Brant one of the reasons why I love where I live is the number of trails and outdoor areas to enjoy our unique location. I worry with all the development and growth that these areas will be long gone by the time my children have grown. What measures or consideration is being given to protect and preserve the County's natural areas and features such as rivers, creeks, forests, and wildlife?</p>	<p>The County of Brant has many great recreational areas that are very important for the environment, our mental health, and our quality of life. The County currently protects many natural areas through lands that are owned by the County, such as Brant Nature Park in Mount Pleasant and the Lions Parks in Burford and Paris.</p> <p>The County has a great system to build on and seeks to protect significant environmental resources such as forests, wetlands, and prone to flooding. As part of the development process, these lands are usually dedicated to the County of Brant. This provides the opportunity for the permanent protection of these areas and also allows compatible recreation (for example, expanding the County's trail system, providing active transportation and providing the quality of life that residents are seeking). As part of the new Official Plan we will map the natural heritage system and water resource system and create policies to protect those resources as well as tools to compliment these systems with recreational and educational opportunities.</p>
<p>How can we integrate our green spaces and active transportation networks so that cyclists and pedestrians do not have to compete with cars?</p>	<p>Part of the Official Plan process will look at protecting green spaces and encouraging recreational uses through active transportation. Parks staff are working to ensure parks and facilities are connected to trails through master planning initiatives. The County is looking towards a full Complete</p>

Question	Answer
	<p>Streets framework with a Transportation Master Plan. Work will begin on the Transportation Master Plan after the Official Plan has been updated.</p>
<p>What is the County doing currently and what will we do in the future to address climate change?</p>	<p>The County has been a great leader when it comes to climate change. In November 2019, County Council had confirmed its commitment to combat climate change, joining many municipalities throughout Ontario in declaring a climate emergency. Not only has the County declared its commitment, but the County has also created many action items to address climate change.</p> <p>Brant Renewable Energy is an enterprise created by the County to conserve water, utilize solar energy, etc. The County has worked with residents to better inform them on renewable energy. The County has been a leader in providing solar energy at many of the County's facilities such as the Burford Arena and the Brant Sports Complex.</p> <p>The County is also undertaking the Paris Flood-risk Mitigation Strategy for Downtown Paris, an area that is subject to flooding of the Grand River and the Nith River. Many of the flood mitigation structures are outdated and the strategy identifies the issues and possible solutions to reduce the possibilities for flooding and the impact of flooding on existing buildings.</p> <p>The County has also created a Downtown Master Plan. This Plan focuses on Downtown Paris and identifies where</p>

Question	Answer
	<p>beautification can be added, such as street trees and green roofs, which enhance the Downtown Core while also absorbing rainwater during intense storms. This area of Downtown Paris specifically is located within the flood plain of the Grand and Nith and will need careful consideration as we plan for the future of climate change impacts and mitigation.</p> <p>Many municipalities have design guidelines regarding energy and water conservation which sets out both voluntary and mandatory standards depending on the type of development. The County can look towards developing guidelines to encourage conservation by including these tools in our new Official Plan. As part of the County's Official Plan, policies can be implemented regarding water and energy conservation and other initiatives such as retaining street trees. The Official Plan will set our objectives and help us decide what needs to be protected and what can be done to fight climate change.</p>
<p>When new areas are developed how can we ensure heritage structures, which are green and affordable structures, are retained in new development areas?</p>	<p>Some municipalities retrofit older buildings to be part of an office which can later become part of a residential use or mixed-use. While working around existing buildings can be a challenge, this can be a good way to integrate older structures into new development and create a sense of place that honours the historic identity of an area.</p> <p>One of the tools available to us is Heritage Designations under the Heritage Act. If the property or structures have heritage significance, the County can work with the property owner towards a Heritage Designation. This designation will prevent</p>

Question	Answer
	demolition of the building and help provide requirements for preservation.
<p>As the County continues to grow, what measures will be taken to protect the County's natural features such as rivers, forests and wildlife?</p>	<p>The County is currently undergoing a comprehensive mapping exercise that identifies where natural features (woodlands, wetlands, rivers, etc.) are located. Various sources such as the Ministry of Natural Resources and Forestry and the Department of Fisheries and Oceans, and Conservation Authorities are providing information (for example, information regarding Species At Risk). This information is being gathered and mapped. The mapping may highlight linkages between natural features and go beyond the natural heritage system that the province has mapped. This mapping may help indicate how we can create a County Natural Heritage System that promotes natural connections.</p> <p>Creating policies to protect natural features is another important measure. At present, the County does have a low forest coverage in settlement areas (approximately 14%). Policies should be created to protect and increase forest coverage (for example, increasing forest coverage to 30% as recommended by Environment Canada). When trees need to be removed, replacement trees may be an option. During the review of Development Applications and Site Plans, landscaping and green infrastructure may also be options to help with climate change, enhancing the natural environment, and aesthetics. During the development process, it will be</p>

Question	Answer
	<p>necessary to see what can be done to create a better natural heritage system.</p>
<p>What plans are there to become an environmental leader as the county in either the province, the country, or the world? To what degree do you want to become an environmental leader and what plans are t+here to bring that to fruition?</p>	<p>The County recently created the new position of an Environmental Planner to add expertise to protect natural areas to our planning and policy staff.</p> <p>One of the first projects the environmental planning position has initiated is a review of the County’s Tree Conservation By-Law with the goal of promoting good forestry practices and determining the ways individual trees in settlement areas should be protected.</p> <p>One of the best strategies for protecting the environment is for a municipality to have clear policies that outline what and how features will be protected. When policies are unclear, it is difficult to protect features through the development process.</p> <p>In 2017, the Growth Plan created better protection for the environment, in which the Province mapped a Natural Heritage System. The Growth Plan builds upon the Niagara Escarpment Plan, Oak Ridges Moraine Plan and Greenbelt Plan. Through the Growth Plan, permanent protection has been provided for the environment outside of settlement areas as most development is prohibited in (or within 30 metres of) woodlands, wetlands, and fish habitat. It sets clear policies. The mapping and policies will be integrated into the new Official Plan.</p>

Question	Answer
	<p>As part of the new Official Plan, the County will need to determine how to protect natural features within settlement areas. The Provincial Policy Statement does not provide for the permanent protection of natural features, as policies provide a minimum standard, allowing for development subject to demonstrating no negative impacts. Municipalities such as the Region of Waterloo and the City of Guelph have gone beyond this minimum standard by establishing policies that do not permit development within natural areas and that require minimum buffers.</p> <p>The Official Plan is a great tool for setting clear policies for the County to be an environmental leader.</p>
<p>What plans are there to become an environmental leader as the county in either the province, the country, or the world? To what degree do you want to become an environmental leader and what plans are there to bring that to fruition?</p>	<p>The County recently created the new position of an Environmental Planner to add expertise to protect natural areas to our planning and policy staff.</p> <p>One of the first projects the environmental planning position has initiated is a review of the County's Tree Conservation By-Law with the goal of promoting good forestry practices and determining the ways individual trees in settlement areas should be protected.</p> <p>One of the best strategies for protecting the environment is for a municipality to have clear policies that outline what and how features will be protected. When policies are unclear, it is difficult to protect features through the development process.</p>

Question	Answer
	<p>In 2017, the Growth Plan created better protection for the environment, in which the Province mapped a Natural Heritage System. The Growth Plan builds upon the Niagara Escarpment Plan, Oak Ridges Moraine Plan and Greenbelt Plan. Through the Growth Plan, permanent protection has been provided for the environment outside of settlement areas as most development is prohibited in (or within 30 metres of) woodlands, wetlands, and fish habitat. It sets clear policies. The mapping and policies will be integrated into the new Official Plan.</p> <p>As part of the new Official Plan, the County will need to determine how to protect natural features within settlement areas. The Provincial Policy Statement does not provide for the permanent protection of natural features, as policies provide a minimum standard, allowing for development subject to demonstrating no negative impacts. Municipalities such as the Region of Waterloo and the City of Guelph have gone beyond this minimum standard by establishing policies that do not permit development within natural areas and that require minimum buffers.</p> <p>The Official Plan is a great tool for setting clear policies for the County to be an environmental leader.</p>
<p>Healthy forests are valuable to me. What is the County doing to protect Areas of Natural and Scientific Interest (ANSI)?</p>	<p>Areas of Natural and Scientific Interest (ANSI) are areas that have been identified and mapped by the Ministry of Natural Resources and Forestry. They are areas that have gone through intensive surveys and studies. They provide unique</p>

Question	Answer
	<p>representation of life science areas that are related to vegetation communities, and wetlands. For example, Pinehurst Lake is a life science ANSI.</p> <p>These areas do need to be protected, as stated in the Provincial Policy Statement, and are also mapped in the Official Plan. The current Official Plan does not contain many policies regarding ANSI's and does not get into much detail on what needs to be done if development is proposed. As part of the new Official Plan, the County can look towards providing permanent protection and only allowing development that is compatible and must also conform to the Growth Plan.</p>
<p>How can we encourage the protection of natural heritage lands, waterways and wildlife corridors in the rural area?</p>	<p>Through Official Plan engagement and the development of a Tree Conservation By-Law, there has been a lot of great feedback from the community about environmental protection. It is important that the County leads by example by managing forests and actively carrying out good forestry practices on County lands.</p> <p>The County has received a lot of requests about tree planting programs. Many municipalities have initiatives to work towards doubling the tree canopy or dedicating a few days a year to give out trees. Having staff that can provide stewardship advice to the community is beneficial.</p> <p>To protect our resources, it is important to have clear policies, such as a strong Tree Protection By-Law that promotes good forestry practices and preventing clear cutting of our forests.</p>

Question	Answer
	<p>If clear cutting is occurring, replacement trees should be planted.</p> <p>The Official Plan needs to identify where development is appropriate and what needs to be protected. These measures can go a long way in protecting our natural areas.</p>
<p>Trails for getting out and getting fresh air and exercise but also having these connect to multi use paths throughout the different communities so that there is full access. These spaces are important to the health of our community and we need to do better at preserving them! We appreciate Council protecting a portion of the Barkers Bush area, but we can and need to do more!</p> <p>How are trails and green spaces being protected and will there be an increase?</p>	<p>The County of Brant has already begun to take a preservation approach to spaces which are significant to the community, such as Barker's Bush.</p> <p>Through the New Official Plan policies will be included which encourage this approach in the years to come as well as mapping which identifies theses areas of significance.</p> <p>Recreation and Facilities Team has been working on the development of a Trails Master Plan for the County of Brant which considers connectivity throughout the County as well as to the neighbouring and surrounding municipalities.</p>
<p>We need more nature!</p> <p>We do not feel like our green spaces, natural areas, and outdoor spaces are being protected or preserved by the County. It seems like Developers just continue to come in and remove or chip away at these areas, with no regard for the wildlife, ecosystem, or residents who care about these areas.</p>	<p>Protection and preservation of environmental features and green spaces forms a large focus of the New Draft Official Plan. The policies will seek to preserve and protect areas which are significant and identified as places of community identity and value.</p> <p>We have been working with the Conservation Authorities to ensure that any features or areas which need special consideration are incorporated within the New Draft Official Plan.</p>

Question	Answer
<p>We have not seen any improvement or replacement of these areas throughout the recent development. This is very disappointing!</p> <p>Will there be more protection of green spaces and natural areas in the County?</p>	
<p>Has there been any thought or discussion at the County of Brant to establish more recreational uses, areas, and attractions within different communities (besides Paris)? For residents living throughout the County that do not have access to the Grand or Nith River's it would be great to have something or somewhere to be able to enjoy some recreational activities. For example, maybe constructing a pond/manmade lake feature in a community for residents to enjoy within a park or nature setting.</p> <p>We need more recreational activities for all communities to enjoy like the Grand River!</p>	<p>We have been working closely with the Recreation and Facilities Team to ensure that the Draft Policies being developed through the New Draft Official Plan encourage and seek opportunities for incorporation of recreational amenities.</p>

Economic Development and Prosperity

Question	Answer
<p>I didn't see what the current employment level is? The Growth Plan targets 26,000 employment by 2051.</p>	<p>Employment numbers for 2020 indicate approximately 16,000 jobs within the County.</p>

Question	Answer
<p>How can we try and create jobs in the County so that people do not have to commute so far?</p>	<p>The County's current live-work ratio is approximately 27-73%, meaning that approximately 27% of our working population lives and works here. The County is working towards increasing that percentage to 40 or 60% over the upcoming years so more people can both work and live in the County.</p> <p>Using our Official Plan to create solid economic development policies is key to job growth in the County of Brant. This also involves ensuring that lands are available for future development of businesses.</p> <p>The new Official Plan policies will continue to work hand in hand with the Economic Development Strategy in place in the County of Brant to grow a diversified local economy, drive investment, build our core areas, and promote communications and engagement.</p>
<p>Industrial and employment land development is good for the County of Brant and we need it, therefore the more we have the better.</p> <p>What can we do to encourage industrial employment development through our New Official Plan?</p> <p>Its good to have vacant employment lands and conversion requests, but what can we do to ensure that these lands are constructed upon and developed in the future? Are there specific tools or policies that can be included within this plan</p>	<p>Alison- We certainly have the demand for employment growth within the County of Brant and there has been no shortage even through COVID.</p> <p>The biggest challenge within the County of Brant is serviced lands which may be readily developed. These are often referred to as "shovel ready" and we have a shortage.</p> <p>So, the best way to encourage further employment growth and development within the County of Brant is to increase the</p>

Question	Answer
to ensure that we can readily support employment development and growth?	amount of employment land which is readily serviced and has infrastructure in place.
Why is it important for this community to expand its employment base, build a large industrial complexes requiring expansion of roads and bridges to accommodate high volumes of traffic? What is your plan when there is a major downturn in the economy, that puts thousands out of work and leaves the municipality paying for infrastructure maintenance that is no longer useful? COVID-19 certainly changed the long-term forecast for business (New Op Engagement Summary)	<p>A community must incorporate a range of economic opportunities for residents to ensure employment is readily available, accessible, and equitable.</p> <p>Without a range of employment opportunities within a community it would not be considered complete, supportive, or sustainable long term.</p> <p>A range of employment opportunities will be considered through the New Draft Official Plan, such as work from home- and home-based offices which have been shown to be disruptors over the past year and new area of economic and employment growth in coming years.</p> <p>In addition to this knowledge and technology sectors will also be considered through the New Draft Official Plan as these have been identified as employment drivers for the County of Brant in the coming decades.</p>

Planning for Infrastructure

Question	Answer
The County of Brant is very busy in the spring, summer, and fall months. Will these seasonal fluctuations in population	We are working closely with agencies and internal departments to ensure that unique characteristics of the

Question	Answer
<p>be considered when looking at impacts on infrastructure and investment decisions? Will the OP forecasts and targets include visitor/tourism statistics?</p>	<p>County, such as fluctuations in tourism and seasonal statistical peaks, are reviewed, considered, and incorporated where appropriate within the new Official Plan policy framework. In partnership with our Economic Development and Tourism staff, we'll use these types of statistics and targets to help enhance and improve experiences for residents and visitors alike.</p>
<p>How are the water and sewer capacity for Brant being considered in the Official Plan development process?</p>	<p>Part of growth management is coordination with complete communities' framework and infrastructure planning. It is necessary to have reliable infrastructure in place to have complete communities. This includes updates to water and sewer systems in public right-of-way. When you have to tear up a road, there is an opportunity to think beyond the hidden infrastructure and consider retrofits for things like active transportation, public space design, low-impact development opportunities, additional density and intensification options, and more green space.</p> <p>Many components of a complete community also updated when infrastructure is updated. The County of Brant relies on its financial planning and capital projects schedule to address these infrastructure updates. Retrofitting the water and sewer in the area is part of the ongoing updates to our infrastructure.</p> <p>The County's Official Plan team is working closely with the Operations group, including during the development of the</p>

Question	Answer
	<p>Transportation Master Plan and Master Servicing Plans for Paris, St. George, Cainsville, and Burford area. Water and sewer capacity are a key component of these ongoing plans and of the new Official Plan.</p>
<p>We have serious traffic congestion. Why weren't new roads or a by-pass built around downtown Paris, prior to building new homes?</p>	<p>Traffic, parking, and transportation options are all a continued concern for County of Brant residents. Development can take several years from the start of the process, and in some cases, it can take decades. That time needs to be filled with proactive planning on how to deal with the new traffic generated from growth. Because building takes place in phases, road improvements do not necessarily need to be ready right away. This would be too expensive for the municipality to undertake without the guarantee of development that we get when things are already in process. Traffic studies are done as a part of planning for new developments and those studies can lead to road improvements over time.</p> <p>Along with the Official Plan the County is updating the Transportation Master Plan to improve transportation systems, traffic flows, parking, complete streets, and active transportation networks for the County so that they are consistent with the County's Growth Management Strategy to the year 2051. This includes looking at opportunities for a by-pass and to reduce traffic congestion in downtown Paris.</p>

Question	Answer
	It will also include a framework from the Province's Greater Golden Horseshoe Transportation Plan and Metrolinx Transit Planning to the year 2071. In addition, the County is working with Brantford on a Joint Transportation Study managing traffic flows and transportation solutions between the two municipalities.
How can the county improve traffic flow through the downtown core ? Alternately, how can traffic be reduced through the downtown core / Grand River Street North?	As mentioned in the question above, this has been a critical concern for the community throughout the Official Plan consultation, as well as in many other projects the County is currently undertaking. The County of Brant Operations Department recently completed an Environmental Assessment for the planning of transportation improvements specifically through the Grand River Street North corridor. This study has provided several solutions to help address these traffic concerns as we continue to grow. There is more information available at www.brant.ca/EA or by contacting publicworks@brant.ca .
do you have updates for the availability of Master Servicing Plans for Burford, Cainsville and will you have enough time to incorporate the TMP and will Council see the TMP before its incorporated into the new OP? (employment land needs analysis)	We have been working closely with the Operations Team to ensure that all ongoing projects, Environmental Assessments and Studies, as well as Plans are being integrated within the New Draft Official Plan and given consideration in policies looking to the future of transportation and infrastructure throughout the County of Brant.

Question	Answer
<p>With the population of Brant (Paris specifically) quickly growing now is the time to team with Brantford to lobby for GO train service. Even if GO can't (won't) come this far it is time that Paris had a train station re-established for commuters to help take pressure off our roadways. Even a deal made with VIA for gov subsidized travel passes (tax credit?) would be a "win-win". VIA as we know comes through town on its main line, and always used to stop here. - how hard is it to install a platform with an auto ticket machine on the old station site at the top of Broadway St? (New OP engagement Summary)</p>	<p>Through the Transportation Master Plan (TMP) all methods of transportation are being considered and integrated where appropriate.</p> <p>The policies through the New Draft Official Plan will look to include opportunities for future modes and methods of transportation to ensure that all options can be considered in the years to come.</p>
<p>How will we know where infrastructure should be best located concerning the growth in the coming years?</p> <p>If we can allocate growth to other areas outside of St. George and Paris what does this look like in terms of infrastructure costs?</p>	<p>Planning for infrastructure will be guided by the policies and areas relating to residential and economic growth which form the analysis put forward through the Municipal Comprehensive Review (MCR).</p> <p>Ongoing Capital Project Studies for areas throughout the County of Brant have been initiated by the Operations Team and will seek to better understand what areas should be further serviced and what the costs associated with servicing looks like. Our Operations Team has been working closely with the Policy Planning Team on the New Official Plan Project to ensure that all information and knowledge is shared to create the best policy framework for our communities throughout future years to come.</p>

Transportation and Mobility

Question	Answer
How can planning of our communities facilitate and promote active forms of transportation (walking, cycling)?	Planning our communities holistically, whether through capital projects, redevelopment of existing areas or communities, secondary plans, or proposal for new subdivision developments, can assist in the incorporation of complete streets. Complete streets form a crucial part of complete communities, ensuring adequate space for pedestrian, active, and vehicle transportation in the public right-of-way while ensuring safety standards are met.
The County of Brant currently does not have any bicycle lanes and many areas lack pedestrian infrastructure . How can we ensure both new development and existing areas have an integrated active transportation network that is separate from vehicular traffic?	<p>The County of Brant has initiated a Transportation Master Plan (TMP) which will look to include both active and more traditional forms of transportation throughout the County of Brant as we continue to grow. This plan will also work in conjunction with our Parks and Recreation staff who look at connectivity of our parks and public spaces, as well as opportunities for active transportation methods.</p> <p>The new Official Plan project will seek to incorporate the objectives established within the Transportation Master Plan once completed, as well as build on these principles into the future and throughout the years to come.</p>
The County has a great network of trails , how can we get these better integrated into residential areas so we can help people to get to places and amenities?	The County does have a Trail Master Plan that we are working with. It is closely related to our Transportation Master Plan and helps us integrate these planning aspects together so that they look at all aspects of transportation, including recreational trails. There are approximately 30

Question	Answer
	<p>recommendations in the Trail Master Plan and many touch upon access and connectivity of trails.</p> <p>The County is also developing a cycling network as part of the Plan. There are 6 distinctive routes in the County that people can use to get around the County and to outside communities, and these will continue to be improved in the future.</p> <p>When it comes to new development, connectivity is considered to ensure subdivisions are connected to each other and to trails, For example, the Rest Acres Road corridor will have 3 metre multi-use trails on each side of the road.</p>
<p>How can or will the OP help to reduce the need for vehicle traffic and also encourage more active forms of transportation?</p>	<p>With the assistance of the Operations Team and the information shared through the Transportation Master Plan (TMP) the New Official Plan will provide transportation corridor policies which provide consideration to all modes and methods of moving throughout the County.</p> <p>Through the New Draft Official Plan and TMP these corridors will be designed with safety in mind. Transportation corridors need to feel safe for everyone to use.</p>