

Management Team

Planning and Development - Update

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Planning and Development

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Planning & Development – Priorities

- Continuous improvement of service delivery and relationship building with our municipal partners, landowners and consultants. Coordinate training sessions with BILD members.
- Stabilize staffing.
- Resolving numerous (70+) LPAT appeals.
- Regulation mapping update public consultation.
- Municipal Comprehensive Reviews of Official Plans.
- Renegotiating Metrolinx GO Service Level Agreement.
- Significant infrastructure building in the GTA in 2019 (Port Lands, Coxwell, RER, Relief Line, SmartTrack and RT programs, Lakeshore East, Basement Flooding, Seaton Regional Infrastructure).

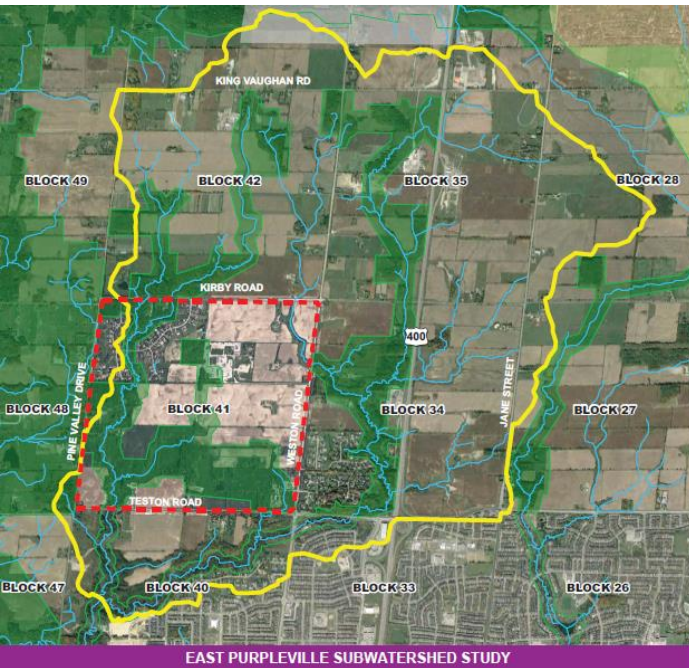
Planning & Development – Challenges

- Inconsistent approaches at and within partner municipalities. Incomplete and poor quality consultant submissions.
- Uncertainty around changing housing market conditions.
- Staff retention especially at Planner / Senior Planner level.
- High volume of appeals (70+) and resulting draw on staff resources.
- Development stakeholder perception of TRCA contributing to "over-regulation".
- Uncertainty as to timing and outcomes of implementing CA Act amendments, Ministry responsibilities; & new policies and guidance?
- At TRCA - Inconsistent approaches when implementing Green Infrastructure (LID & Urban Ecology) policies.
- With External Partners – EA commitments not being followed into detailed design.

Planning & Development – Required Cooperation

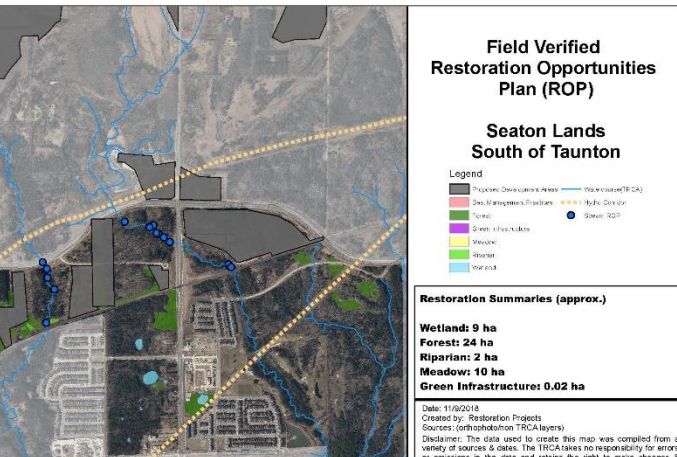
- Support from **municipal** and **TRCA Business Units (R&I and CEO)** to resolve LPAT appeals (eg. mediation, finding solutions).
- **Restoration + Infrastructure** to review compensation / restoration plans, costs and implementation strategies.
- **Property Services** to address land conveyance issues earlier in the planning process, e.g., through standardized planning conditions and communication.
- **Project Management Office** and **Waterfront Toronto** – Broadview & Eastern Flood Protection EA, and PLFPEI project – potential to implement the works.
- **GIS** and **Marketing** on visualizing updated Regulation Mapping and communicating standards for reporting.
- **Watershed Strategies** on MCR and TNHSS update.

Planning & Development – Heads Up



Working with Waterfront Toronto, City and MMAH on First Gulf's East Harbour approvals – early works include restoration and addition to Unilever Soap Factory building, pressure to open up transit station.

Other Port Lands planning approvals in advance of flood protection and removal of Special Policy Area. Completion of the developer led Upper West Don River Subwatershed Study and ongoing review of the East Purpleville Creek Subwatershed Study for the City of Vaughan in support of the Block 27 and Block 41 new community areas.



Working with Restoration + Infrastructure to implement Seaton NHS restoration planning - \$1.62 million committed through ecosystem and water balance compensation so far – much more to come in order to meet MESP targets.



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