

# Government Relations Matters

City Council  
April 20, 2022



### **Regional Council Policies and Procedures Committee**

Thursday, 21 April 2022 @ 11:00 AM| Meeting agenda is available [here](#)

### **Region of Peel Accessibility Advisory Committee**

Thursday, 21 April 2022 @ 1:30 PM| Meeting agenda is available [here](#)

*The Public Affairs team reviewed the committee agenda and engaged with relevant department staff*

### **5.1 Region of Peel Procedure By-law Amendments (Recommendation)**

#### Summary:

- The Regional staff report implements the necessary amendments to the Region of Peel Procedure By-law following Council's decisions regarding the Regional Chair appointment.

#### Staff Comments (Clerk's Office & Public Affairs):

- On December 9, 2021 Regional Council passed a by-law to change the composition of Regional Council relating to the appointment and term of office of the Regional Chair.
- The extent of the proposed amendments and five (5) previous by-law amendments make it appropriate for simplicity to repeal and re-enact the Procedure By-law rather than further amend it.
- Agenda items 6.1 to 7.4 address the elected officials expense policy including salary and benefits

#### Staff Recommendation:

- Support the recommendation.

## Updates



**April 19, 2022:** Awarded a contract to modernize and transform the GO rail network and bring frequent, two-way, all-day service to the Greater Golden Horseshoe.

- Includes adding over 200 km of new track and electrifying over 600 km of track.
- A new electric train fleet will also be introduced.
- Development phase of the work will include design, early investigations, schedule optimization and key initial construction work.
- Construction is expected to start in 2023 with incremental opportunities to add service starting in app. 2025/26

**April 14, 2022:** Bill 109, More Homes for Everyone Act passed third reading in the Legislature and received Royal Assent.

- Several public consultations are due April 29, 2022

The Finance Minister confirmed that the 2022 Ontario Budget will be tabled on Thursday April 28, 2022.

## Bill 109, More Homes for Everyone Act, 2022

### **Bill 109: *More Homes for Everyone Act, 2022***

- Introduced on March 30, 2022
- Referred to Standing Committee on the Legislative Assembly on April 4, 2022
- Received Royal Assent on April 14, 2022
- A first step partially in response to the Housing Affordability Task Force's recommendations
- An Act to amend statutes with respect to housing, development and various other matters
- Acts affected are the Planning Act, the Development Charges Act, 1997, the City of Toronto Act, 2006, the New Home Construction Licensing Act, 2017, and the Ontario New Home Warranties Plan Act.

### **Key Proposed Changes under Bill 109**

#### **1. *Approval of Official Plans***

- Minister may refer Municipal Comprehensive Review Official Plan Amendments (OPAs), or new Official Plans, to the Tribunal for either a recommendation on whether the Minister should approve or modify the OPA or for a final decision from the Tribunal on whether the OPA/new OP should be approved or modified.

### **2. *Community Infrastructure and Housing Accelerator***

- A new tool by which municipalities can submit a request to the Minister to speed up approvals for housing and community infrastructure, with new requirements for consultation and public notice before sending a request to the Minister.
- The Minister's existing zoning order (MZO) powers remain unchanged.

#### Types of development

The Minister may make a community infrastructure and housing accelerator order to expedite the following types of priority developments:

- community infrastructure that is subject to Planning Act approval including: lands, buildings, and structures that support the quality of life for people and communities by providing public services for matters such as health, long-term care, education, recreation, socio-cultural activities, and security and safety
- any type of housing, including community housing, affordable housing and market-based housing
- buildings that would facilitate employment and economic development, and
- mixed-use developments.

### **3. *Development-Related Charges***

- Require municipalities to post annual financial reports for development-related charges on municipal websites.
- CBC By-laws to be reviewed every 5 years, otherwise the by-laws will expire
- Require municipalities to report on how the municipal need for parks, set out within their parks plans, is being addressed through parkland dedication levies
- Implement alternative parkland requirements for land in a Transit-Oriented Community (TOC) of 10% of land value for sites less than 5 hectares and 15% for sites greater than 5 hectares

### **4. *Ontario Land Tribunal and the Landlord and Tenant Board***

- \$19 million to help reduce their backlogs- appoint new adjudicators, increase resources for mediation and resolve land use planning and tenant and landlord disputes more quickly.

## Bill 109, More Homes for Everyone Act, 2022

### 5. **Site Plan Control**

- New complete application rules for site plan applications, similar to the existing rules for OPAs and ZBA applications
- Gradually refund site plan control application fees if a decision is not made within the legislated timelines

### 6. **Zoning By-Law Amendments**

- Require municipalities to refund zoning by-law amendment fees if they fail to make a decision on an application within the legislated timelines

	<b>No Refund</b>	<b>50% Refund</b>	<b>75% refund</b>	<b>100% Refund</b>
<b>ZBA</b>	Decision made within 90 days	Decision made within 91 and 149 days	Decision made within 150 and 209 days	Decision made 210 days or later
<b>OPA/ZBA</b>	Decision made within 120 days	Decision made within 121 and 179 days	Decision made within 180 and 239 days	Decision made 240 days or later
<b>SP</b>	Decision made within 60 days	Decision made within 61 and 89 days	Decision made within 90 and 119 days	Decision made 120 days or later

• *Decision timelines are from the date of complete application*



## Bill 109, More Homes for Everyone Act, 2022

### **7. Proposed Amendments to Subdivision Control**

- The Minister may prescribe matters that are not permitted to be imposed as conditions to subdivision approval. What these matters are have not yet been disclosed.
- An approval authority may deem a subdivision application that lapsed within the past five (5) years to not have lapsed provided that such subdivision application had not previously been deemed to not have lapsed.

### **8. Non-Resident Speculation Tax**

- Increase in the non-resident speculation tax rate to 20 per cent, expansion of the tax province-wide, effective March 30, 2022. The tax applies to homes purchased anywhere in Ontario by foreign nationals, foreign corporations or taxable trustees.

### **9. Consumer Protection for Purchasers of New Homes**

- Double fines and extended building license suspensions to address unethical conduct by developers
- Penalties for cancelled projects to be aligned with the impact on homebuyers
- Tarion to extend warranties on unfinished items in a new home



**April 14, 2022:** Minister of Transport was in Brampton to talk about 2022 Budget proposed \$603.2M /5 years in funding to strengthen key supply chains:

- \$450M through the *National Trade Corridors Fund*
- \$136.3M for industry-driven solutions to make supply chains more efficient through data driven solutions
- \$16.9M for regulatory changes that improve efficiency across various modes of cargo transportation

**April 13, 2022:** President of the Treasury Board was in Brampton as part of the 2022 federal budget tour to highlight \$13.75M in federal funding for the Brampton Bramalea Christian Fellowship Residences.

- Funding was made available through the Rapid Housing Initiative
- The 2022 Budget proposes additional \$1.5B /2 years to extend the program

THANK YOU!

