



KEY INFORMATION REPORT

Planning & Economic Development Services

June 15, 2026

SUBJECT: OPA No. 33 – Official Plan Conformity Review and Updates

BACKGROUND:

In September of 2023, a draft Growth Management Strategy Report was prepared by Watson and Associates Ltd. in conjunction with Re:Public Urbanism. This report contains updated data derived from Statistics Canada as well as a comprehensive analysis of SDG Counties long-term growth projections and assesses the long-term urban lands needs for various types of land uses. This data informs how the County's Official Plan policies are developed to support how our local municipalities' changing needs can be accommodated within the planning horizon.

In addition, a new Provincial Planning Statement (PPS) was issued in October of 2024. This document articulates matters of provincial interests as it relates to land use planning matters in Ontario. The new PPS contains updated terminology, sections and references to ministry titles. The 2024 PPS also introduces new sections, policies, regulations and definitions that are expected to be implemented through a municipality's Official Plan to ensure conformity and consistency. As a result of the changes combined with updated growth management projections, a comprehensive conformity review and update of the County Official Plan was triggered.

The following section provides a brief overview of the progress to date and next steps should Council endorse staff to continue advancing this initiative.

PROGRESS TO DATE:

Re:Public Urbanism has been retained by SDG Counties to support staff in updating the County Official Plan document to ensure the provincial changes are accurately referenced and incorporated in our Official Plan. The draft changes were reviewed by the SDG Planners Group which includes planning staff from our local municipalities and conservation authorities. Their comments and feedback have been incorporated into the final draft of the County's Official Plan.

On May 25th, 2026, a copy of the final draft, a Summary of Changes (refer to Attachment #1) as well as supporting studies and background reports were submitted to the Ministry



of Municipal Affairs and Housing (MAH). Since then, the MAH has circulated this document to all provincial Ministries through their “One Window” review process. One Window is managed by MAH and provides a single point of access for all provincial ministries to comment on land use planning documents, applications, approvals and appeals.

Based on the comments received to date, proposed changes, and a preliminary review by MAH staff, this conformity exercise is considered a *Section 26 review* under the Planning Act. In general, a Section 26 review is conducted every five or ten years and requires Council to declare, by resolution, that the adopted Official Plan *conforms to provincial plans, has regard for matters of provincial interest and is consistent with policy statements issued*. Additionally, the Ministry of Municipal Affairs and Housing is the approval authority for this type of review.

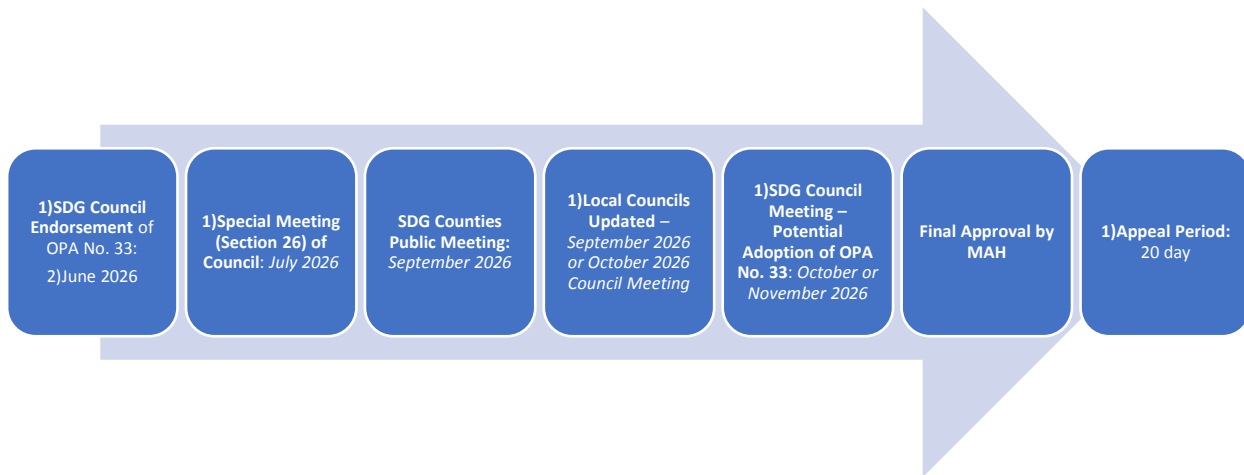
The Official Plan conformity and update is subjected to the prescribed public process which is outlined in the Planning Act. A proposed timeline with next steps for executing this process is provided below.

NEXT STEPS:

The Official Plan conformity exercise has been separated into two main parts. The first part focusses on the Official Plan document changes whereas the second part will focus on updating the land use schedules and ensuring affected lands are appropriately designated based on the proposed policy changes. Staff intend to review individual properties, together with, local municipal staff and plan to engage with property owners to communicate the potential changes to their property.

To execute this, separate Official Plan Amendments and mapping updates for each local municipality will be considered once the document is adopted and in effect. The order in which land use schedule updates occur will be determined based on the local municipality’s readiness as this part of the conformity exercise is also subjected to the public process and will be a joint initiative between SDG Counties planning and local municipal planning staff. The image below highlights the key initiatives involved with a Section 26 Official Plan Review for part one of this conformity update.

Proposed Timeline: *Official Plan Amendment No. 33 - Conformity Review (Part One)*



In summary, staff have reached a key milestone in this process and have developed a workplan for the upcoming months. Updating the County's Official Plan is necessary to remain consistent with matters of provincial interest, therefore, staff are seeking Council's endorsement to continue working on this initiative.

Attachments:

- **Attachment #1:** *SDG Counties Official Plan Review - Summary of Changes*, prepared by Re:Public Urbanism, dated April 21, 2026.