

# BRAMPTON PLAN

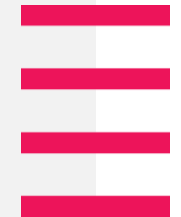
YOUR VISION  
OUR FUTURE

**Final Draft Consultation**  
September 2023



# Territorial Acknowledgement

We would like to acknowledge that we are gathering here today on the Treaty Territory of the Mississaugas of the Credit First Nation, and before them, the traditional territory of the Haudenosaune, Huron and Wendat. We also acknowledge the many First Nations, Metis, Inuit and other global Indigenous people that now call Brampton their home. We are honoured to live, work and enjoy this land.



# Housekeeping Items

- Your microphone will be muted unless called upon during the Question period
- This meeting is being **recorded**
- You can **participate** in the Public Open House by:
  - Asking a question using the Chat Function.
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# Today's Agenda

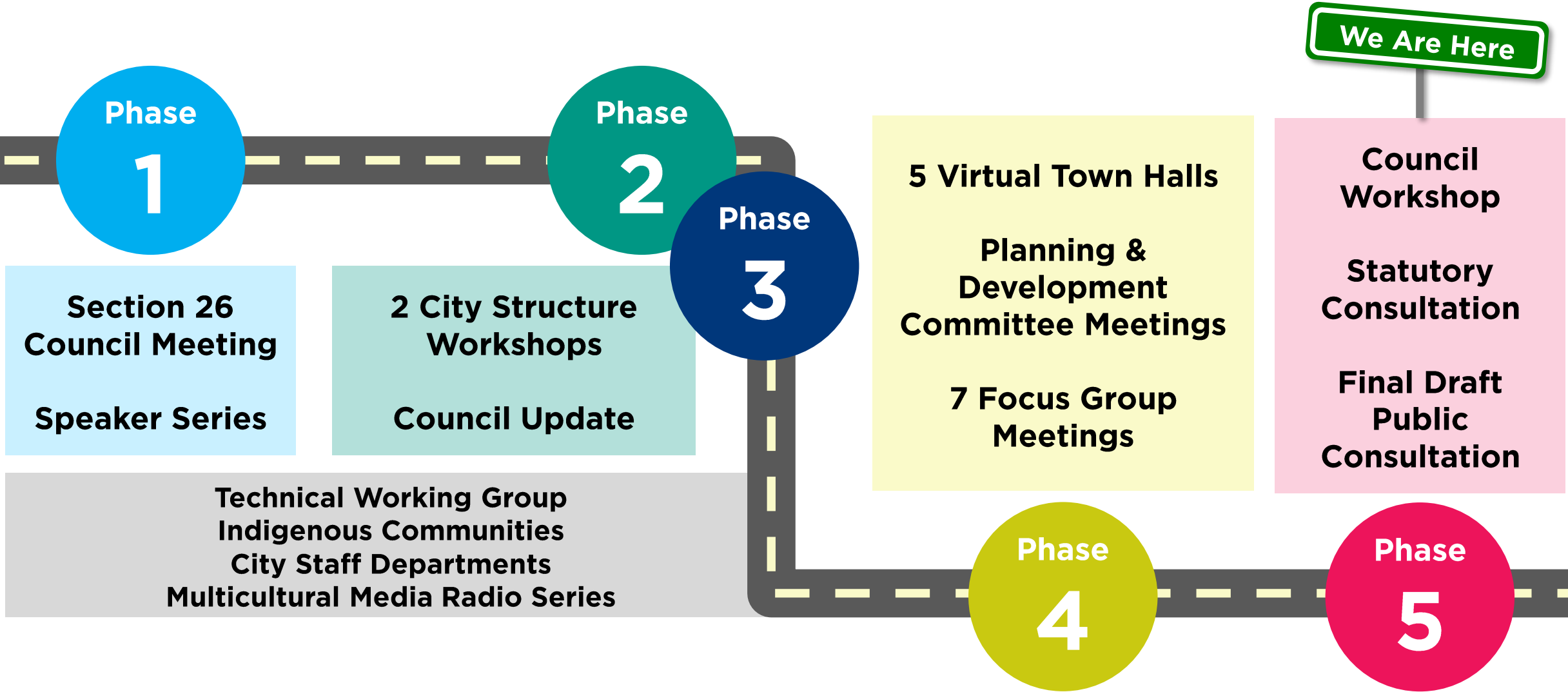
1. Developing Brampton Plan
2. Final Draft Brampton Plan Overview
3. What's Changed?
4. Next Steps
5. Discussion



# Developing Brampton Plan



# Our Commitment to Engagement



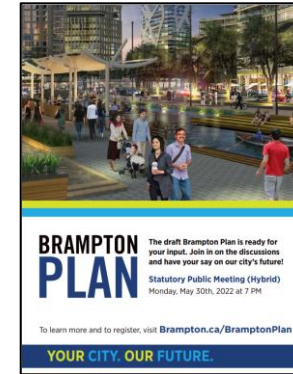


# Engagement Statistics

## At A Glance

# 3000+

attendees across all events and workshops



# 25+

meetings and focused sessions with stakeholders



# Over 500

comments received and **1000** contacts

# 100,000+

webpage visits and

# 25,000+

 document downloads

# An Iterative Plan

The process of developing Brampton Plan has been iterative and responsive to input received at each stage.

## 7 Discussion Papers ————— 1 Policy Directions Report

-   Arts and Cultural Heritage
-   Attainable and Supportive Housing
-   Natural Environment, Climate Change & Resiliency
-   Implementation of the Growth Management Framework and Official Plan Structure;
-   Employment and Retail;
-   Transportation and Connectivity
-   Urban Design, Open Spaces and Recreation

## 3 Drafts of Brampton Plan





# Our City Structure



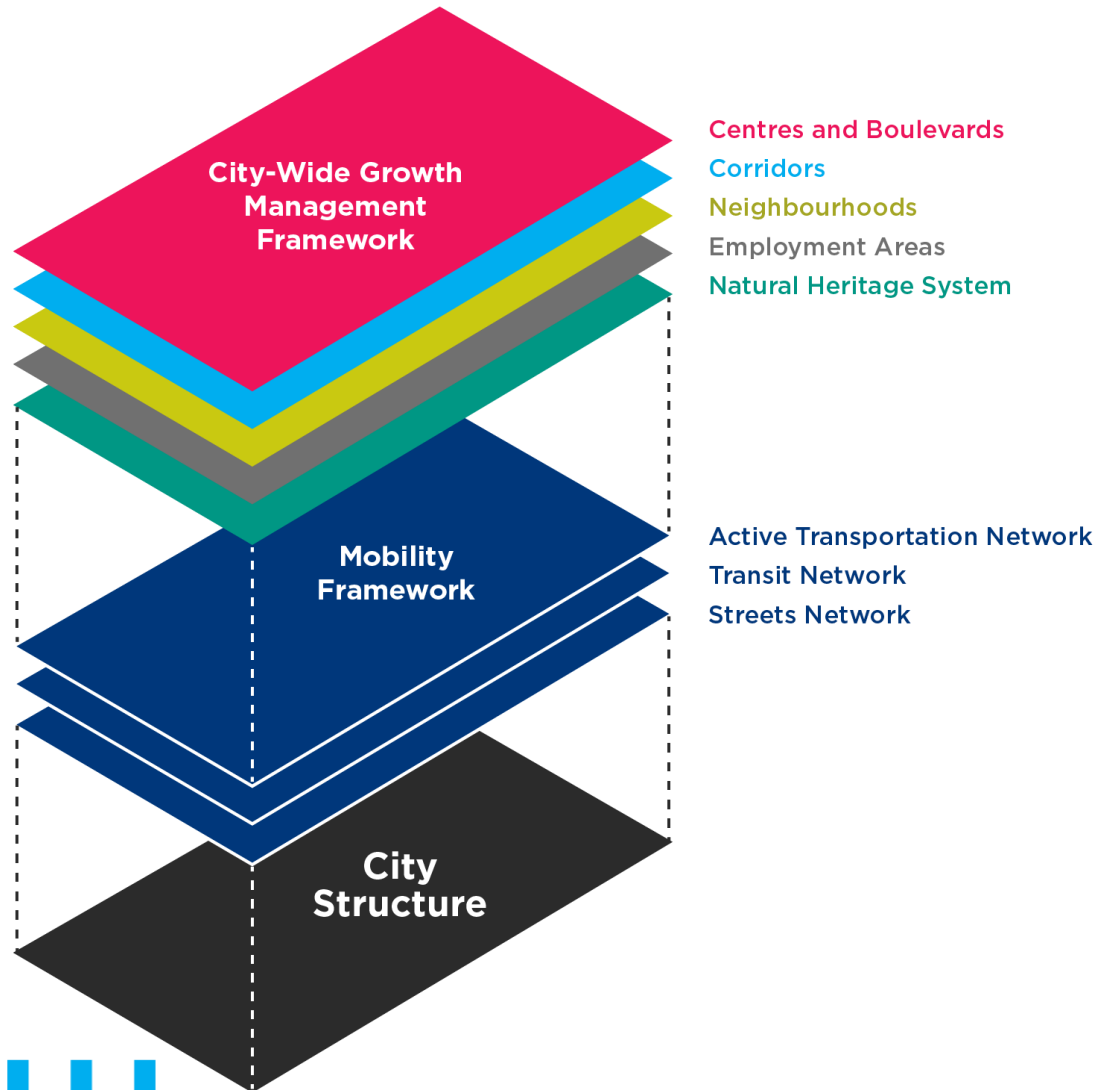
# Expected Benefits from the City Structure

The City Structure will help realize several benefits in Brampton and respond to the drivers of change.



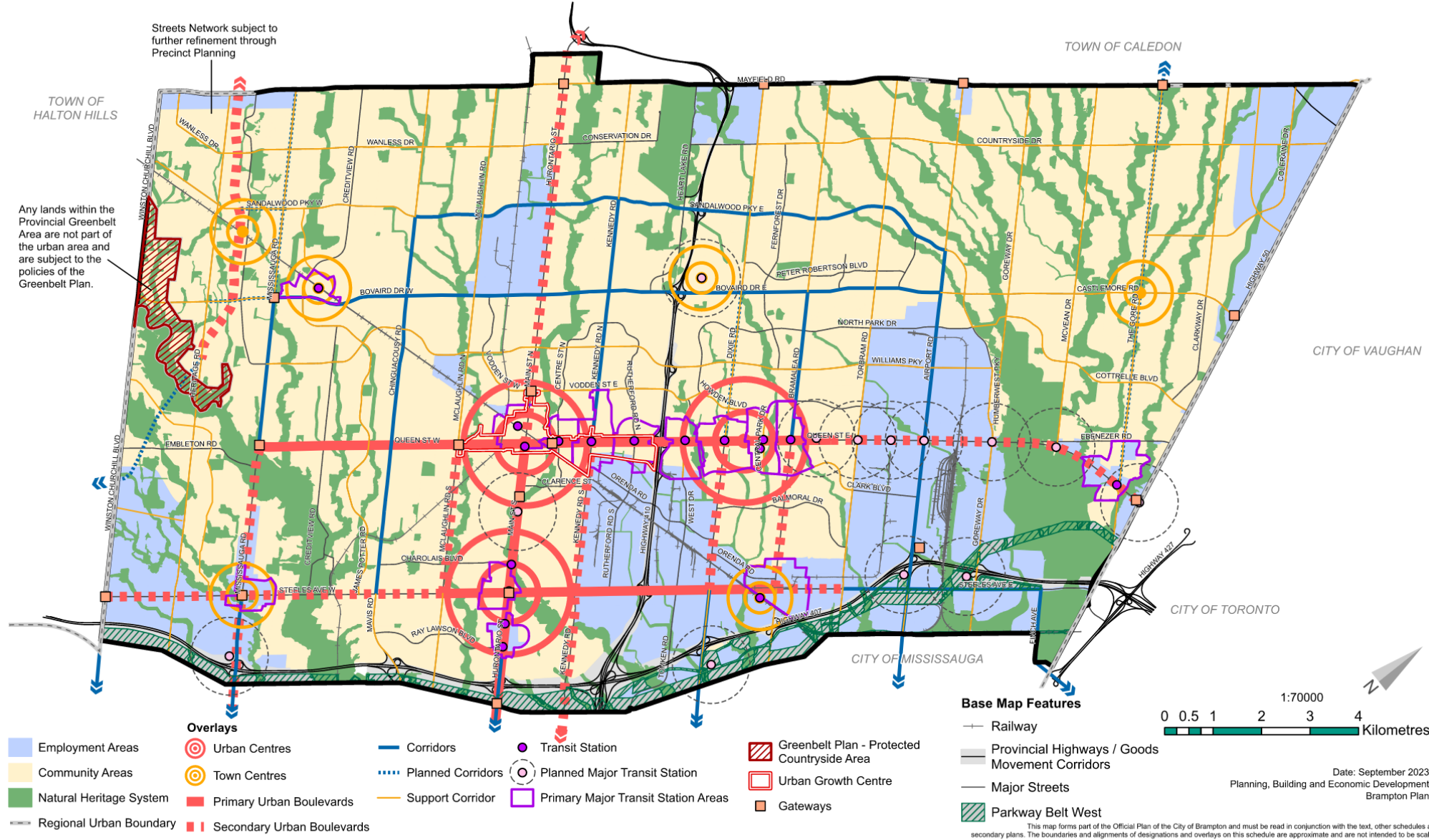
- Rapid growth
- Getting around
- Financial sustainability
- Inclusive city
- Celebrating our diversity
- Health, wellness, and safety
- Desire to live and work in exciting urban places
- Housing affordability
- Climate change

# City Structure



- To bring Brampton Plan’s policies to life, the City Structure brings together two frameworks:
  - City-Wide Growth Management
  - Mobility
- These frameworks reflect the complexity of the city and how city-building works best when land use and mobility are considered together and integrated.

# The City Structure at 1 million people



- |                         |                            |   |                                     |
|-------------------------|----------------------------|---|-------------------------------------|
| Employment Areas        | Urban Centres              | Corridors                                   | Transit Station                     |
| Community Areas         | Town Centres               | Planned Corridors                           | Planned Major Transit Station       |
| Natural Heritage System | Primary Urban Boulevards   | Support Corridor                            | Primary Major Transit Station Areas |
| Regional Urban Boundary | Secondary Urban Boulevards |   |                                     |
|                         |                            | Greenbelt Plan - Protected Countryside Area | Urban Growth Centre                 |
|                         |                            |   | Gateways                            |

**Base Map Features**

- Railway
- Provincial Highways / Goods Movement Corridors
- Major Streets
- Parkway Belt West

Scale: 1:70000  
0 0.5 1 2 3 4 Kilometres

Date: September 2023  
Planning, Building and Economic Development  
Brampton Plan

This map forms part of the Official Plan of the City of Brampton and must be read in conjunction with the text, other schedules and secondary plans. The boundaries and alignments of designations and overlays on this schedule are approximate and are not intended to be scaled.

# Brampton Plan Overview



- **Chapter 1.** Imagining Brampton
- **Chapter 2.** Shaping Brampton
  - **Part 2.1.** City Structure
  - **Part 2.2.** Our Strategy to Build an Urban City
- **Chapter 3.** City-Wide Building Blocks
- **Chapter 4.** Site & Area Specific Policies
- **Chapter 5.** Implementation & Measurement
- **Schedules 1-13**

**NEW**

Schedules 1B, 6C, and 13 are new in the Final Draft Brampton Plan.

# Our Strategy to Build an Urban City



# Centres, Boulevards, and Corridors

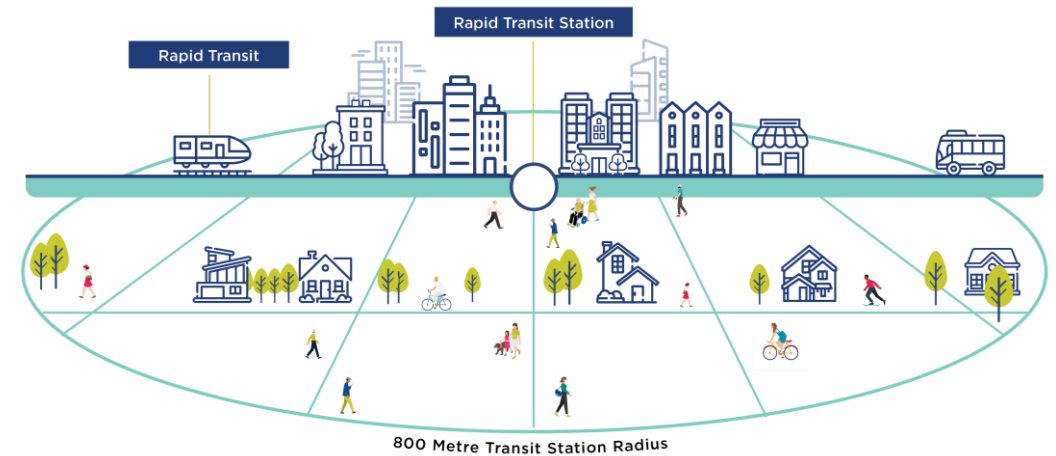
- Concentrate density to support transit and create more walkable communities.
- Are envisioned as attractive, vibrant, urban places.
- Create logical areas of concentration and support housing and employment growth that is well-served by transit.
- Are places to be and to gather, and are animated with people and activity, with an emphasis on design that creates a sense of place.
- Corridors are identified along streets served by the Rapid Transit Network.



# Mixed-Use Designation

- Permits a wide range of uses and provides flexibility for future redevelopment
- The Mixed-Use designation concentrates a diversity of functions, a higher density of development in key locations, including:
  - Existing Retail Areas
  - Primary Major Transit Station Areas
  - Major Institutional areas
  - Urban, Town, and Neighbourhood Centres
  - Corridors and Support Corridors

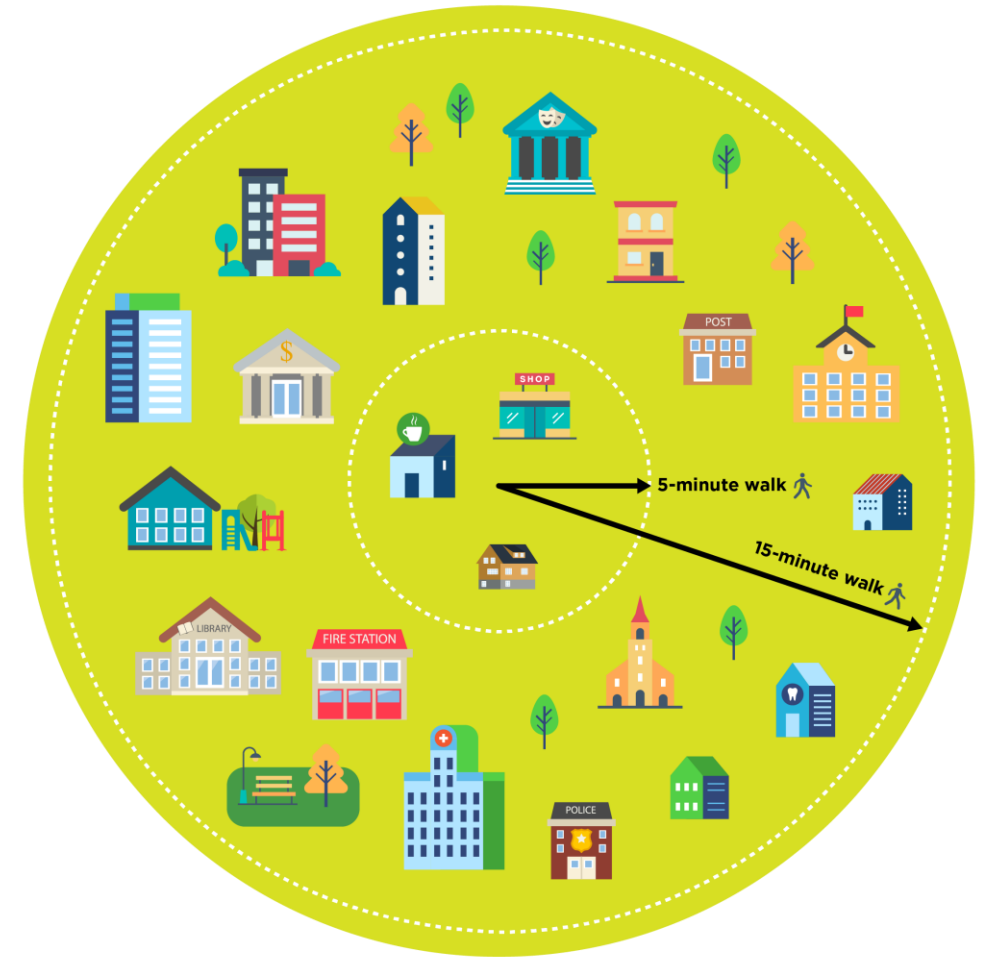
**NEW** →





# Neighbourhoods Designation

- Reflects new and existing residential and institutional areas of Brampton, including parks.
- Are planned to be 15-minute neighbourhoods where people live, shop, learn, work, and play.
- Contain amenities for day-to-day living close to home.
- Permits a wide range of uses, with greater heights permitted within 400 metres of support transit corridors.



# Framework of Heights

Brampton Plan sets out a general framework of heights to direct the intensity of development to specific locations in the city, directly linked to the provision of transit service.



Urban Centres

Primary Urban Boulevard

Town Centres

Secondary Urban Boulevard

Corridors

Support Corridors

Neighbourhoods

Low-Rise Plus,  
Mid-Rise, High-Rise

Low-Rise Plus,  
Mid-Rise

Low-Rise Plus,  
Mid-Rise

Low-Rise Plus,  
Mid-Rise

Mid-Rise

Low-Rise Plus

Low-Rise

## Building Typologies

# Employment Areas

- Provide employment opportunities through a broad range of uses,
  - Including industrial uses, offices, research and development, innovation parks, and logistics uses.
- Protect from further fragmentation of Employment Areas.
- Aims to improve the City's activity rate, focus on business retention and expansion, and encourage investment and talent attraction.
- Permit additional uses within the Mixed-Use Employment designation within Major Transit Station Areas, subject to further study.



# Natural Heritage System

- An interconnected network of natural features and areas such as wetlands, woodlands, valleylands, lakes and rivers, water resources, and any associated buffers and restoration and enhancement areas.
- Sets the context for conservation, protection, and climate adaptation.
- Will be protected, enhanced, restored, and conserved for their long-term sustainability.
- Provides habitat and ecosystem services that extend well beyond Brampton's borders.



# City-Wide Building Blocks



# Nurturing Strong and Connected Communities

## Our Headline Target

300,000 new residents will be welcomed by 2051

## Priorities

- Urban Design
- Complete Communities

## What's Changed?

- Updated and enhanced urban design policies to align with the City-Wide Urban Design Guidelines
- Removal of the High-Rise Plus building typology
- Revised design policies for the different building typologies



# Sustainability and Climate Change

## Our Headline Targets

Reduce community-wide emissions by 50% from 2016 levels by 2041 and establish pathways to reduce emissions by at least 80% by 2050

Plant 1 million trees by 2040

## Priorities

- Municipal Leadership
- Green Communities
- Energy, Efficiency & Emissions
- Climate Ready Communities
- Green Infrastructure
- Civic Infrastructure

## What's Changed?

- Updated policies related to district energy
- Minor policy revisions and refinements in response to comments received
- Introduction of new policies related to a circular economy



# Housing and Social Matters

## Our Headline Targets

**30% of all new housing** will be affordable housing

**50% of affordable housing** will be for low-income households

**50% of new housing units** will be in forms other than single or semi-detached units

**25% of new housing** will be rental tenure

## Priorities

- Housing Supply & Diversity
- Transportation Affordability & Food Security

## What's Changed?

- Revisions to the organization of policies to clearly align with the priority of increasing housing supply and diversity
- Updated policies for Additional Residential Units (ARUs) to align with recent Provincial legislation and City amendments
- Revisions to policies for multi-tenant housing (lodging houses and single-room occupancy housing)





# Mobility and Connectivity

## Our Headline Targets

25% of trips are made by transit

10% of trips are made by active transportation

## Priorities

- Increasing Connectivity
- Sustainable Mobility
- Complete Streets

## What's Changed?

- Refined the hierarchy of transit services that form Brampton's Transit Network
  - Regional Transit
  - Higher Order Transit (BRT or LRT)
  - Rapid Transit (Priority Bus or Züm)
  - Support Corridor
- Minor policy revisions and refinements in response to comments received
- Updated references to the City's ongoing Mobility Plan project



# Health and Wellness

## Our Headline Targets

Over 240 hectares of new parkland added to the City's inventory.

Achieve a target of 1.6 hectares of active parkland per 1,000 residents.

## Priorities

- Parks and Open Space
- Public Health and Well-Being

## What's Changed?

- Minor policy revisions and refinements in response to comments received
- Clarification and reinforcement of the parkland hierarchy in Brampton
  - City Parks
  - Community Parks
  - Neighbourhood Parks
  - Urban Parks



# Jobs and Living Centres

## Our Headline Targets

124,000 new jobs will be created by 2051

## Priorities

- Economic Development
- Arts, Culture, and Tourism
- Cultural Heritage

## What's Changed?

- Introduced new policies for Smart City initiatives
- Updated cultural heritage policies, including requirements for additional heritage studies and reports
- Minor policy revisions and refinements in response to comments received



# Implementation & Future Work



# Chapter 4 | Site & Area Specific Policies

Chapter 4 contains special policies that apply to sites and specific areas in Brampton.

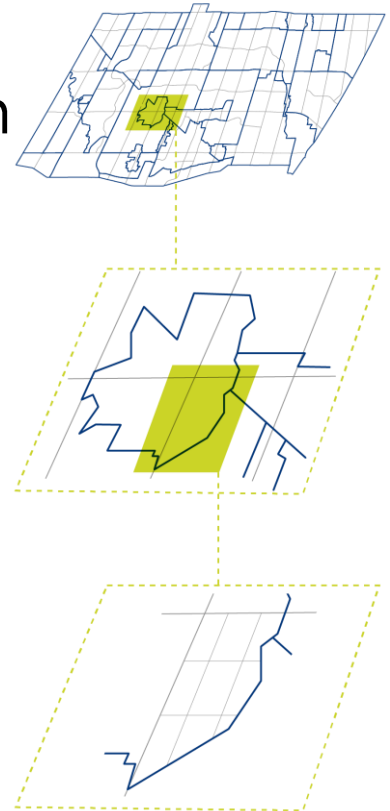
## What's New?

- The City has been undertaking **Major Transit Station Area (MTSA) Studies** to develop a vision and land use framework for the City's Primary MTSA's.
- The draft policies were presented to Planning and Development Committee on August 28, 2023.
- The final policies and schedules have been brought into Brampton Plan for adoption (Chapter 4 + Schedule 13A-N).
- It is anticipated that these policies may be moved from Chapter 4 following future Secondary Plan updates.

## Chapter 5 | Implementation & Measurement

Implementing Brampton Plan is the job of the entire city – not just administration, council, or developers.

- Sets out how Brampton Plan will be **implemented** and how the City, public, applicants, and agencies are to use the Plan
- Provides a framework for the completion of future **Secondary-Level Plans**, Community Improvement Plans, and other studies
- Provides a framework for the **Zoning By-law**
- Establishes foundations for the **Growth Management Program** to direct growth and infrastructure
- Contains a **glossary**



# Evolving Legislation & Future Work

- Since the release of the Second Draft Brampton Plan, the Province has released several new legislative changes (e.g., Bill 23 and 97) and the draft Provincial Planning Statement.
- Those changes introduced through Bill 23 are reflected in the Final Draft Brampton Plan, where possible or where they have been proclaimed (e.g., Additional Residential Unit policies).
- Following adoption, future policy amendments to Brampton Plan are anticipated in 2024 and beyond to:
  - Implement the new Provincial Planning Statement and changes
  - Reflect changes to the role of Regional Planning

# Next Steps





# Next Steps

**September 2023**

**In-Person Community Pop-Up & Virtual Public Open House**

**October 2, 2023**

**Comment Deadline on Final Draft Brampton Plan**



**Revise Brampton Plan**

**October 23, 2023**

**Recommendation Report to Planning & Development Committee**

**November 1, 2023**

**Council Adoption**

**Region of Peel Approval (TBD)**

**Questions?**



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# What questions do you have?



## Staying in Touch

Email the project team at [opreview@brampton.ca](mailto:opreview@brampton.ca) to submit your questions or comments by **October 2**.

Visit [Brampton.ca/OfficialPlan](https://brampton.ca/OfficialPlan) for the latest information.

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OUR FUTURE

# Thank you!

