



Development Services
Public Works
Halton Region
1151 Bronte Road
Oakville, ON L6M 3L1

November 21, 2025

Provincial Planning Branch
Ministry of Municipal Affairs and Housing
13th Floor, 777 Bay Street
Toronto, ON M7A 2J3

RE: ERO Notice #025-1097 - Proposed Changes to the Planning Act (Schedule 10 of Bill 60 - the Fighting Delays, Building Faster Act, 2025)

To Whom It May Concern:

Halton Region staff appreciate the opportunity to review and provide comments related to Schedule 10 of Bill 60 (re: *Fight Delays, Building Faster Act, 2025*) that proposes a number of amendments to the *Planning Act*, which is currently posted for commenting under ERO Notice #025-1097 (the "Notice"). Regional staff thank the Ministry of Municipal Affairs and Housing (MMAH) for its efforts to accelerate housing, infrastructure, and transit development through streamlining of planning and approvals.

As an upper-tier municipality without planning responsibilities under Bill 185, Halton Region no longer has approval authority over planning matters; however, the Region remains responsible for key regional infrastructure and services. These services include water and wastewater infrastructure, regional roads, public health, and source water protection, among others.

Because the regional services are essential to supporting and enabling local municipal growth, comments from Regional staff provided in this submission focus on ensuring effective and efficient coordination between local planning and regional servicing. Comments are organized by the proposed amendments to the *Planning Act* in Schedule 10 of Bill 60 as follows:

- A. New subsection 3 (5.1) of the Act provides that a decision of the Minister, other than a part of a decision that applies to land in the Greenbelt Area, is not required to be consistent with policy statements issued under that section;

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- B. New subsections 34 (1.3.1) to (1.3.3) of the Act provide for rules with respect to reducing minimum standards and increasing maximum standards that are found in by-laws passed under section 34. New subsection 34 (1.5.1) sets out related transition rules; and
- C. New subsections 47 (1.0.0.1) and (1.0.0.2) of the Act provide that orders made under that section are not subject to Part III (Regulations) of the Legislation Act, 2006 after the day the subsection takes effect unless the order is to amend or revoke an order that was made before that date. Similar amendments are likewise made to the Ontario Planning and Development Act, 1994. Subsection 80.1 (2) of the Legislation Act, 2006 is updated to reflect this change.

Halton Region Staff Comments

A. New subsection 3 (5.1) of the Act provides that a decision of the Minister, other than a part of a decision that applies to land in the Greenbelt Area, is not required to be consistent with policy statements issued under that section

The current framework and requirement for consistency with the Provincial Planning Statements (PPS) issued under Section 3 of the *Planning Act* helps to ensure alignment of development and land use patterns across municipalities while supporting the provincial goals and objectives.

Although Halton Region is an upper-tier municipality without planning responsibilities, the Region remains responsible for key regional infrastructure and services (e.g. water and wastewater, transportation, etc.). The Region relies on land use developments and decisions that are consistent across its local municipalities to effectively implement regional strategies for servicing in support of local municipal growth. Exempting decisions from being consistent with the PPS introduces risks to the regional servicing strategies and could create fiscal and timing challenges for efficient delivery of the regional infrastructure.

B. New subsections 34 (1.3.1) to (1.3.3) of the Act provide for rules with respect to reducing minimum standards and increasing maximum standards that are found in by-laws passed under section 34. New subsection 34 (1.5.1) sets out related transition rules

In response to Bill 17, Regional staff previously cautioned that setback requirements in some instances may be informed by recommendations from technical studies. Regional staff appreciates that the proposed changes in Bill 60 excludes reduction of minimum standards from the minimum setback distance.

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Similarly, Regional staff would like to note that certain minimum and maximum standards help to protect matters of regional interests such as water and wastewater servicing, regional transportation networks, waste management, and source water protection. By permitting an as-of-right approach (i.e. automatic reduction or increase by a prescribed percentage), it may have cumulative impact on the Region's ability to plan for and provide the key regional infrastructure and services necessary to support local municipal growth.

While Bill 60 sets out the framework, there is no additional information or detail on the prescribed percentage for the reduction and increase to the minimum and maximum standards. Regional staff requests to be consulted before the prescribed percentage is determined to assess the potential impacts.

C. New subsections 47 (1.0.0.1) and (1.0.0.2) of the Act provide that orders made under that section are not subject to Part III (Regulations) of the Legislation Act, 2006 after the day the subsection takes effect unless the order is to amend or revoke an order that was made before that date. Similar amendments are likewise made to the Ontario Planning and Development Act, 1994. Subsection 80.1 (2) of the Legislation Act, 2006 is updated to reflect this change

While Minister's Zoning Order (MZO) will remain subject to publication on a website of the government of Ontario, there is no assurance that MZOs will follow the formal regulatory processes such as public consultation. Public processes and consultation is essential to provide the Region with the appropriate opportunities to review, assess, and comment on matters affecting regional interests. Omitting these processes and consultation risks uncoordinated development, misalignment with the regional servicing strategies, and potential delays in delivery of key regional infrastructure.

Conclusion

Halton Region staff appreciate the opportunity to comment on Schedule 10 of Bill 60. We recognize the Minister's intent to make it easier and faster to build new homes and infrastructure in Ontario. At the same time, it is essential that any changes consider their impacts on the ability of upper-tier municipalities such as Halton Region to efficiently and effectively deliver key regional services, which include water and wastewater infrastructure, regional roads, public health, and source water protection, among others.

Thank you for providing the Region with the opportunity to comment. We welcome the opportunity to further discuss these comments with provincial staff should additional clarity be needed.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read 'Tim Skrins'.

Tim Skrins

Manager – Permits & Inspections

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