

Provincial Policy Statement, 2014: Key Changes by Policy Area

Policy Area	Provincial Policy Statement, 2005	Provincial Policy Statement, 2014 (builds upon PPS, 2005) Note: The policies referenced below are not intended to be an exhaustive list. Only the most relevant policies are identified as examples.
Healthy, Active Communities	<ul style="list-style-type: none"> • Support healthy, active communities by promoting efficient development and land use patterns, improving accessibility, and planning public streets, spaces and facilities to be safe • Support land use patterns/densities that promote compact form, minimize length/number of vehicle trips, and support transit and alternative transportation modes • Promote a coordinated, integrated and comprehensive approach when dealing with planning matters within or across municipalities 	<ul style="list-style-type: none"> • Promote the use of active transportation, transit and transit-supportive development, and provide for connectivity among transportation modes Policies 1.1.3.2, 1.2.1, 1.5.1, 1.6.7 • Promote coordination between municipalities and other levels of government, agencies and boards (e.g., planning for trails, transit and infrastructure) Policy 1.2 • Encourage coordination of emergency management with other planning considerations Policy 1.2.3 • Encourage coordination and co-location of public facilities (e.g., schools, libraries and recreational facilities) accessible by active transportation and transit Policy 1.6.5 • Recognize additional elements of healthy communities, such as community design and planning for all ages Policy 1.1.1 • Recognize institutional uses (i.e., cemeteries, places of worship, and long-term care homes) as important elements of communities Policy 1.1.1
Northern and Rural Communities	<ul style="list-style-type: none"> • Focus growth to settlement areas, but also permit some development in rural and unincorporated areas • Provide for flexibility to reflect local characteristics (e.g., not specifying targets for intensification) 	<ul style="list-style-type: none"> • Recognize the diversity of settlement areas and rural areas and that some municipalities are experiencing no growth or declining population Various preambles and policies in Section 1.0, such as 1.1.3.1, 1.1.4, 1.1.5 • New section of rural policies to support healthy, integrated and viable rural areas Policy 1.1.4 • Clarify the types of uses that may occur on rural lands Policy 1.1.5

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		<ul style="list-style-type: none"> • Clarify that the studies needed to support small settlement area expansions and employment area conversions may be less complex than those required for large projects Definition of ‘Comprehensive Review’, Policy 1.1.4.3 • Clarify that municipalities can determine the appropriate locations for required intensification and redevelopment opportunities, and that locally determined intensification targets should be based on local conditions Policies 1.1.3.3, 1.1.3.5
Economy and Employment	<ul style="list-style-type: none"> • Maintain diversified economic base, and range and choice of employment lands • Preserve planned employment areas for current and future use 	<ul style="list-style-type: none"> • Enhance the protection for major industries and facilities from new and incompatible uses that can impact their ability to continue or expand Policy 1.2.6 • Strengthen the protection of corridors for goods movement and protect employment areas in close proximity to corridors and facilities for goods movement Policies 1.3.2.3, 1.6.8 • Support long-term planning for employment areas Policy 1.3.2.4 • Promote investment-ready communities, place-making and mixed-use areas to support economic development Policies 1.3.1, 1.7.1 • Recognize the importance of communication infrastructure, energy infrastructure and goods movement as essential components of a strong economy Policy 1.7.1

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Infrastructure	<ul style="list-style-type: none"> • Protect existing and future transportation corridors and do not allow incompatible uses within them • Provide infrastructure in a coordinated, efficient and cost-effective manner to meet projected needs • Sufficient land is to be made available to meet projected needs for a time horizon of up to 20 years, except where an alternate time period has been established by a provincial plan 	<ul style="list-style-type: none"> • Strengthen the protection for provincially planned transportation corridors and promote land use compatibility for lands adjacent to planned and existing corridors Policy 1.6.8 • Support the adaptive re-use of infrastructure and require consideration of life-cycle cost of infrastructure (e.g., through asset management planning) Policies 1.6.1, 1.6.3 • Planning for infrastructure/public service facilities can extend beyond 20 years Policy 1.1.2
Servicing (Sewage and Water)	<ul style="list-style-type: none"> • Private services allowed for development of five lots or less, where sewer and water services are not provided • In rural areas, private services allowed for development of more than five lots 	<ul style="list-style-type: none"> • Allow infill and minor “rounding out” in settlement areas on septic tanks and wells where sewer and water services are not provided (i.e., removes five lot limit for development on private servicing), and require development on private servicing to demonstrate it will not negatively impact surface and ground water Policy 1.6.6.4
Climate Change	<ul style="list-style-type: none"> • In settlement areas, land use patterns are to be based on densities and a mix of land uses that minimize negative impacts to air quality and climate change • Indirectly supports climate change by promoting compact built form, intensification, stormwater management, public transit and alternative transportation, and alternative/renewable energy 	<ul style="list-style-type: none"> • Require the consideration of potential impacts of climate change (e.g., flooding due to severe weather) to support the reduction of greenhouse gas emissions and adaptation to climate change Policy 1.8 • Encourage green infrastructure (e.g., permeable surfaces) and strengthen stormwater management requirements Policies 1.6.2, 1.6.6.7

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Natural Heritage, Wetlands and Water	<ul style="list-style-type: none"> • Maintain/restore diversity/connectivity of features, and long-term ecological function/biodiversity of natural heritage systems • Protect significant woodlands and valleylands south and east of the Canadian Shield • Protect provincially significant wetlands and significant coastal wetlands • Protect, improve, restore sensitive surface and ground water features and hydrological functions 	<ul style="list-style-type: none"> • Require identification of natural heritage systems in southern Ontario (Ecoregions 6E and 7E) Policy 2.1.3 • Refine area of protection of significant woodlands and valleylands in southern Ontario on an ecoregion basis Policy 2.1.5 • Protect all Great Lakes coastal wetlands in Ecoregions 5E, 6E and 7E that are not already protected as significant coastal wetlands Policies 2.1.4, 2.1.5 • Require identification of shoreline areas and support consideration of cumulative impacts Policy 2.2.1 • Ensure consideration of environmental lake capacity, where applicable Policy 2.2.1
Agriculture	<ul style="list-style-type: none"> • Prime agricultural areas shall be protected for long-term use • Agriculture-related uses to be small scale and directly related to the farm operation 	<ul style="list-style-type: none"> • Require designation of prime agricultural areas, further protection of agriculture from impacts of non-farm development, and support agricultural uses in rural areas Policies 2.3, 1.1.4.1, 1.1.5.8 • Permit more on-farm diversified uses (e.g., agri-tourism) and provide flexibility for larger agriculture-related uses (e.g., grain dryers) to service the broader farming community Policy 2.3.3.1, Definitions of ‘On-farm Diversified Uses’ and ‘Agriculture-related Uses’

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Mineral Aggregate Resources	<ul style="list-style-type: none"> Protects some natural heritage features/areas from extraction while extraction in other features requires demonstration of no negative impact Permits extraction of mineral aggregate resources in prime agricultural areas as an interim use provided that rehabilitation will be carried out 	<ul style="list-style-type: none"> Require identification of mineral, petroleum, and mineral aggregate resources, where provincial information is available Policies 2.4.2, 2.5.1 Support the conservation of mineral aggregate resources, including through the use of accessory aggregate recycling facilities at extraction sites (e.g., pits and quarries), wherever feasible Policy 2.5.2.3 Strengthen requirements for rehabilitation of aggregate extraction sites in specialty crop areas and further limit extraction below the water table in specialty crop areas Policy 2.5.4.1 Promote comprehensive rehabilitation planning, and require mitigation of negative impacts wherever possible as part of progressive and final rehabilitation Policy 2.5.3.1, 2.5.3.2
Natural Hazards	<ul style="list-style-type: none"> Development shall be directed away from hazardous areas such as flood-prone areas and unstable slopes 	<ul style="list-style-type: none"> Require the consideration of the potential impacts of climate change (e.g., flooding due to severe weather) that may increase the risk associated with natural hazards Policy 3.1.3 Development shall generally be directed away from areas of high-to-extreme risk of wildland fire unless the risk is mitigated Policy 3.1.8
Aboriginal	<ul style="list-style-type: none"> No reference to Aboriginal interests 	<ul style="list-style-type: none"> Recognize Aboriginal interests in land use planning Vision Promote the conservation of cultural heritage and archaeological resources, including the use of archaeological management plans and cultural plans Policy 2.6.4

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		<ul style="list-style-type: none"> • Encourage coordination with Aboriginal communities Policy 1.2.2 • Recognize that implementation of the PPS shall be consistent with the recognition and affirmation of existing Aboriginal and treaty rights in the <i>Constitution Act, 1982</i> Policy 4.3
Integration and Implementation	<ul style="list-style-type: none"> • PPS shall be read in its entirety and all relevant policies applied to each situation • Implementation policies provide direction on the relationship with other legislation, regulations, policy and provincial plans 	<ul style="list-style-type: none"> • Recognize Ontario's diversity through reference to the <i>Ontario Human Rights Code</i> and the <i>Canadian Charter of Rights and Freedoms</i> Policy 4.6 • Provide more direction on how the policies should be applied and how the PPS works with provincial plans, other legislation, regulations, and policies Policies 4.10, 4.12 • Promote coordinated, integrated planning processes (e.g., integrated approach to <i>Planning Act</i> and <i>Environmental Assessment Act</i> processes) Policy 4.11