

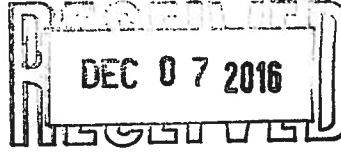
**From:** Elaine Gunnell  
**Sent:** Tuesday, December 6, 2016 10:44 PM  
**To:** Roxanne St. Germain  
**Subject:** FW: Update: 10 Year Official Plan Review Cycle - New Official Plans

**Importance:** High

For incoming

*Elaine Gunnell, Dipl.M.A.*

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File  Incoming  Other  
Mayor   
Council  I  A  
CAO   
Building   
Finance  S  C  
Ec Dev  S  C  
Parks & Rec  S  C  
Planning  S  C  
Public Wks  S  C  
PPP   
Social Services   
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**From:** Tessarolo, Toni (MMA/MHO) [mailto:Toni.Tessarolo@ontario.ca]  
**Sent:** Thursday, December 1, 2016 4:01 PM  
**To:** Tessarolo, Toni (MMA/MHO) <Toni.Tessarolo@ontario.ca>  
**Cc:** Tessarolo, Toni (MMA/MHO) <Toni.Tessarolo@ontario.ca>  
**Subject:** Update: 10 Year Official Plan Review Cycle - New Official Plans  
**Importance:** High

Hello,

### 10 Year Official Plan Review Cycle – Bill 73

Through our consultation on the *Smart Growth for our Communities Act, 2015* (Bill 73), we heard that the current five-year timeframe for official plan updates is too short in some cases. Official plan reviews require significant municipal resources, and in many cases, the appeals to new official plans take the process beyond the five-year review cycle. The Ministry heard that many found the official plan was frequently in a state of revision, and that municipalities did not have the opportunity to actually implement their new official plans after undergoing a significant review and public consultation process. Having official plans in a constant state of revision provided less certainty to the public or development industry regarding where and how development would occur in their communities.

Prior to Bill 73, all official plans had to be updated every 5 years. This was done by the municipality choosing to amend its existing official plan, or adopting a new official plan. As you know, Bill 73 changed section 26 of the *Planning Act* so that the time for the required update would be extended from 5 years to 10 years should a municipality decide to adopt a new official plan and replace its old official plan.

During Ministry workshops and training, it was enquired whether the 10 year update requirement only applied to new official plans coming into effect after July 1, 2016, or if it applied to new official plans altogether.

We would like to take this opportunity to clarify that the legislative changes related to official plan updates were not transitioned by O. Reg. 174/16 - Transitional Matters relating to the *Smart Growth for our*

*Communities Act, 2015*. This means that the 10 year update requirement applies to all new official plans that were approved by the Ministry or other approval authority. For example, if a new official plan was approved by the Ministry, or other approval authority, and came into effect in 2012, the municipality would not be required to update its official plan until 2022.

We hope this clarifies any questions or possible confusion relating to the 10 year official plan update cycle for new official plans. If you have any questions, please feel free to contact staff in our Municipal Services Office - North (Sudbury).

**Wendy Kaufman, MCIP, RPP**

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