



**Board of Directors Meeting
Revised Agenda**

November 10, 2022
9:30 A.M.

The meeting will be conducted via a video conference
Members of the public may view the livestream at the following link:
<https://video.isilive.ca/trca/live.html>

Pages

1. CALL TO ORDER
2. ACKNOWLEDGEMENT OF INDIGENOUS TERRITORY
3. MINUTES OF MEETING #7/22, HELD ON OCTOBER 28, 2022
[Minutes Link](#)
4. DISCLOSURE OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF
5. DELEGATIONS
6. PRESENTATIONS
 - 6.1. *John MacKenzie, Chief Executive Officer, TRCA in regards to Item 8.9 - TRCA Strategic Plan 2023-2034*
7. CORRESPONDENCE

8. SECTION I - ITEMS FOR BOARD OF DIRECTORS ACTION

- 8.1. AGRICULTURAL LEASE RENEWAL - FORMER CANNON PROPERTY** 24
- Seek authority to renew the agricultural lease with Dwight Matson on Toronto and Region Conservation Authority-owned (TRCA) land located east of Humber Station Sideroad and south of Old Church Road, being Part of Lot 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22082)
- 8.2. AGRICULTURAL LEASE RENEWAL - FORMER GROGAN PROPERTY** 29
- Seek authority to renew the agricultural lease with Dwight Matson on Toronto and Region Conservation Authority-owned (TRCA) land located west of Duffy's Lane and north of Castlederg Sideroad, being Part of Lots 17 and 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22082)
- 8.3. AGRICULTURAL LEASE RENEWAL - FORMER INTERNATIONAL FILM DISTRIBUTORS LTD. PROPERTY** 34
- Seek authority to renew the agricultural lease with Frank Bozzo on Toronto and Region Conservation Authority-owned (TRCA) land located north of Major Mackenzie Drive and west of Highway 27, being Part of Lots 27 and 28, Concession 9, City of Vaughan, Regional Municipality of York, Humber River watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22108)
- 8.4. AGRICULTURAL LEASE RENEWAL - FORMER PEGG PROPERTY** 39
- Seek authority to renew an agricultural lease with Ken Wilson on Toronto and Region Conservation Authority (TRCA) owned land located north of 7th Concession Road and west of Westney Road, being Part of Lot 11, Concession 7, City of Pickering, Regional Municipality of Durham, Duffins Creek watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22155)
- 8.5. DISPOSITION TO REGIONAL MUNICIPALITY OF PEEL** 44
- Receipt of a request from the Regional Municipality of Peel, for a permanent easement for lands located south of Dundas Street and east of Southcreek Road, in the City of Mississauga, required for the East Trunk Sanitary Sewer Offline Storage Facility, Etobicoke Creek watershed (CFN 64813)

8.6.	ROCKCLIFFE RIVERINE FLOOD MITIGATION PROJECT MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT	48
	An update on the progress for the Rockcliffe Riverine Flood Mitigation (RRFM) Project Municipal Class Environmental Assessment	
8.7.	PROPOSED 2023-2024 TRCA MEETING SCHEDULE	66
	Approval of the Proposed 2023-2024 Toronto and Region Conservation Authority (TRCA) Board of Directors and Executive Committee meeting schedule	
8.8.	DELEGATED AUTHORITY REQUEST FOR WINTER 2022	70
	It is requested that the Chief Executive Officer (CEO) be granted delegated authority in November and December 2022, pursuant to Section 21 of Toronto and Region Conservation Authority's (TRCA) Administrative By-Law for time sensitive procurements to ensure business continuity including support for municipal and partner supported programs and projects	
8.9.	TRCA STRATEGIC PLAN 2023-2034	73
	Approval of Toronto and Region Conservation Authority's (TRCA) Strategic Plan 2023-2034 including the accompanying Strategic Plan Playbook for the first four (2023-2026) years	
8.10.	IMPACT OF BILL 23, MORE HOMES BUILT FASTER ACT, 2022	122
	Summary of and draft responses to the Government of Ontario's <i>Bill 23, More Homes Built Faster Act, 2022</i> , which has been referred to the Standing Committee on Heritage, Infrastructure and Cultural Policy, and which proposes to amend the <u>Conservation Authorities Act</u> (CA Act), the <u>Planning Act</u> , the <u>Environmental Assessment Act</u> , and several other Acts. The Bill is also accompanied by related policy and regulatory proposals on the Environmental Registry, for which a summary and preliminary draft responses are provided	
8.11.	DEVELOPMENT AND ENGINEERING SERVICES - PLANNING AND PERMITTING ADMINISTRATIVE FEES UPDATE NOVEMBER 2022	140
	Toronto and Region Conservation Authority's (TRCA) Development Planning and Permits & Infrastructure Planning and Permits business units typically update the Administrative Fee Schedules every two years to keep pace with cost-of-living and other initiatives, and to ensure a sustainable revenue source and high level of service. The fee schedules were last updated in May 2021 for the period 2021-2022 and are due for an update. Staff recommend proposing an 8% across the board increase to fees to accommodate a 5% cost-of-living allowance (COLA) (2.5% per year consistent with historical increases) and 3% to fund the Planning Application, Review and Enforcement System (PARES) operations	

9.	SECTION III - ITEMS FOR THE INFORMATION OF THE BOARD	
9.1.	UPDATE AND PROGRESS REPORT ON MUNICIPAL MEMORANDUMS OF UNDERSTANDING	169
	<p>To provide an update to the Board of Directors on work underway to update and develop new Memorandums of Understanding (MOUs) and other agreements with participating and partner municipalities in the context of the updated <u>Conservation Authorities Act</u> (CA Act) and regulations, and to obtain Board approval of the third progress report on this work, as required under O.Reg. 687/21, Transition Plans and Agreements for Programs and Services Under Section 21.1.2 of the Act under the Conservation Authorities Act ("Transition Regulation") and to be submitted to the Province</p>	
9.2.	EROSION RISK MANAGEMENT PROGRAM - 2022 UPDATE	175
	<p>An information report regarding the Erosion Risk Management Program and related services and strategic updates from the Erosion Risk Management business unit</p>	
10.	SECTION IV - ONTARIO REGULATION 166/06, AS AMENDED	
10.1.	STANDARD DELEGATED PERMITS FOR RECEIPT - STAFF APPROVED AND ISSUED	207
	<p>Standard Delegated Permits are processed by Development and Engineering Services Division staff, authorized by designated staff appointed as Authorized Signatories by the Board of Directors and received monthly by the Executive Committee, except for November and December 2022. Permits categorized as Standard Delegated Permits are: standard, routine infrastructure works, emergency infrastructure works, minor works, and permits after the fact/resolution of violations</p>	
	<p><i>STANDARD DELEGATED PERMITS FOR RECEIPT – STAFF APPROVED AND ISSUED (Page 207)</i></p>	
	<p><i>PERMISSION FOR ROUTINE INFRASTRUCTURE WORKS FOR RECEIPT – STAFF APPROVED AND ISSUED (Page 227)</i></p>	
	<p><i>MINOR WORKS LETTER OF APPROVAL FOR RECEIPT – STAFF APPROVED AND ISSUED (Page 237)</i></p>	
	<p><i>PERMITS AFTER THE FACT / RESOLUTION OF VIOLATIONS FOR RECEIPT – STAFF APPROVED AND ISSUED (Page 242)</i></p>	
11.	MATERIAL FROM EXECUTIVE COMMITTEE MEETING	
12.	CLOSED SESSION	

13. NEW BUSINESS

NEXT MEETING OF THE BOARD OF DIRECTORS #1/23 TO BE HELD ON
JANUARY 13, 2023 AT 9:30 A.M. AT HEAD OFFICE, 101 EXCHANGE
AVENUE, VAUGHAN

John MacKenzie, Chief Executive Officer

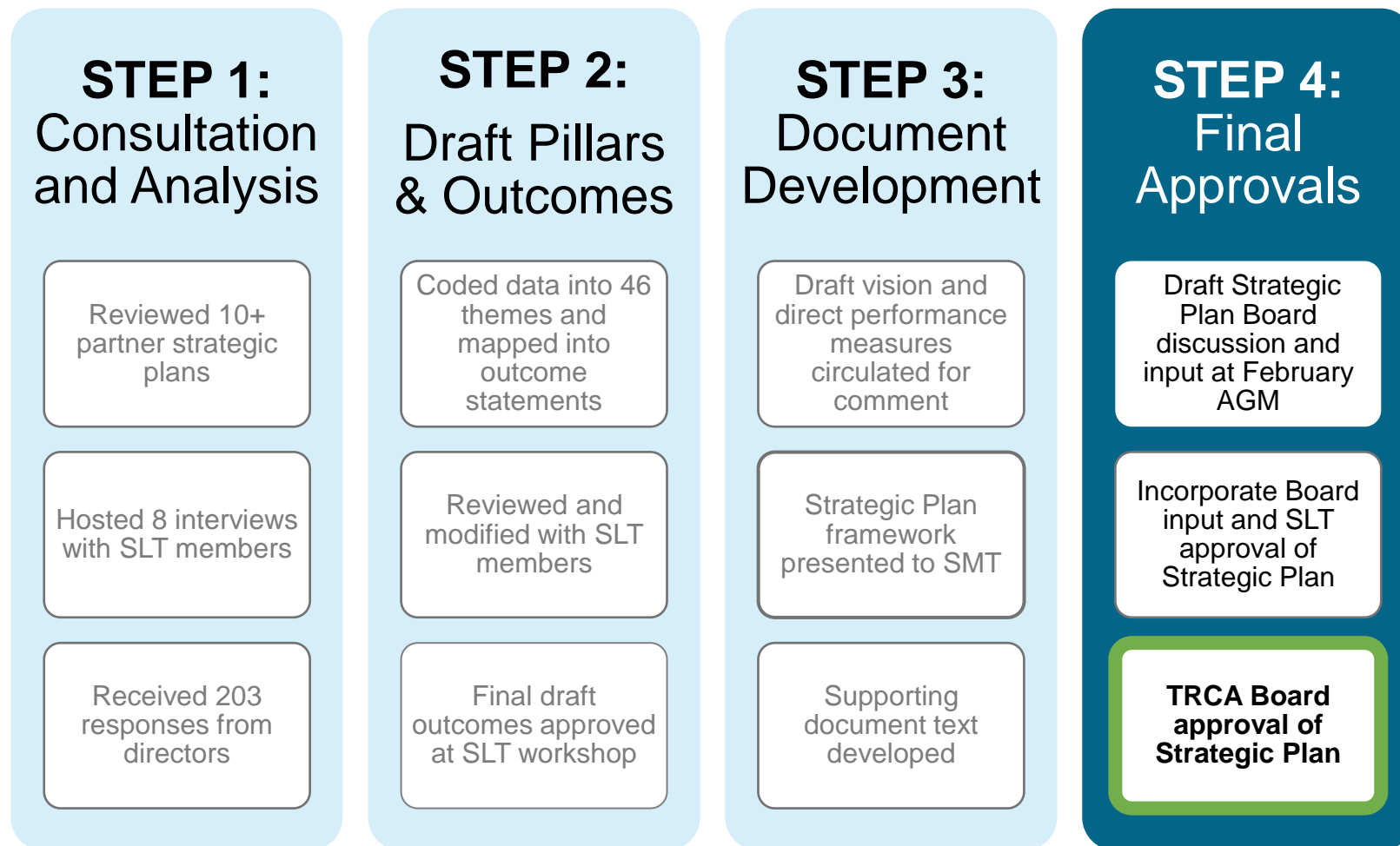
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Toronto and Region Conservation Authority Strategic Plan 2023-2034

TRCA Board of Directors

November 2022

Strategic Plan Development Process



Strategic Plan Structure



Vision and Mission

Vision

The achievement of safe and resilient communities.

Mission

The provincial leader in conserving, restoring and managing natural resources to advance safe and sustainable development.

Core Values and Behaviours

Working with government and the communities we serve to achieve collective impact and advance shared goals.

Integrity

Collaboration

Accountability

Respect

Excellence



About Us

Since 1957, Toronto and Region Conservation Authority (TRCA), as enabled through the provincial **Conservation Authorities Act**, has taken action to enhance our region's natural environment and protect our land, water and communities from the impacts of flooding and increasingly extreme weather events – Ontario's leading cause of public emergencies.

As the region's **first line of defence against natural hazards**, TRCA maintains vital infrastructure and provides programs and services that promote public health and safety, **protecting people and property**.

TRCA mobilizes a **science-based approach** to provide sound policy advice, leveraging its position as a not-for-profit operating in the broader public sector to achieve **collective impacts** within our communities and across all levels of government.

TRCA's jurisdiction includes **nine watersheds** and their Lake Ontario shorelines, spanning **six upper-tier and fifteen lower-tier municipalities** and representing almost **five million people**, approximately 10% of Canada's population.

Strategic Plan: Pillars



PILLAR 1 Environmental Protection and Hazard Management

GOAL:

Mitigating hazard risks to communities and protecting the natural environment



PILLAR 2 Knowledge Economy

GOAL:

Contributing to environmental targets through knowledge advancement



PILLAR 3 Community Prosperity

GOAL:

Building communities that drive local action and improve wellbeing



PILLAR 4 Service Excellence

GOAL:

Customer service excellence for efficient service delivery to adapt to a changing environment

Pillar 1: Environmental Protection and Hazard Management



GOAL:

Mitigating hazard risks to communities and protecting the natural environment

RESULT:

- Reduction of flood and erosion risks
- Healthy greenspaces
- Clean water resources
- Sustainable development



Environmental Protection and Hazard Management – Desired Outcomes and Performance Measures

Deliver provincially mandated services pertaining to natural hazards including flood and erosion

- % of known flood and erosion risks that will be mitigated with active or funded projects

Leaders in greenspace conservation

- % of environmentally significant targeted land acquired*

Maintain healthy and resilient watershed ecosystems in the face of a changing climate

- % of watershed plans and corresponding implementation actions completed

Balance development and growth to protect the natural environment ensuring safe sustainable development

- % of developments and infrastructure projects that are safe from flood and erosion hazards and protect natural heritage features

Pillar 2: Knowledge Economy

GOAL:

Contributing to environmental targets through knowledge advancement

RESULT :

- Climate solutions
- Sustainability
- Advocation success
- Science-based decisions



Knowledge Economy - Desired Outcomes and Performance Measures:

Research and development that drives innovation and climate-based solutions

- % of TRCA municipalities with increased green infrastructure projects

Collaboration to advance a green transition

- % of partners citing TRCA collaboration in actioning sustainability initiatives

Advocacy and adaptability in the face of policy pressures

- % of Official Plan, zoning by-law and municipal planning documents updated to reflect TRCA's science-based technical and policy interests

Integrate environmental considerations and science into decision making

- % of municipal partners cite decision-making influenced by TRCA scientific knowledge and products



Pillar 3: Community Prosperity

GOAL:

Building communities to drive local action and improve wellbeing

RESULT :

- Healthy connected communities
- Accessible nature
- Develop community champions
- Green industry innovation



Community Prosperity - Desired Outcomes and Performance Measures:

Connect communities and nature to greenspace

- % increase in visitors to TRCA's natural spaces and centres



A culture of diversity, equity and inclusion contributing to community wellbeing

- % of total visitors and program participants that reside either in Neighbourhood Improvement Areas (City of Toronto) or communities/neighbourhoods with a Community Safety and Wellbeing Plan under the Police Services Act (Regions of York, Peel and Durham)



Informed citizens are conservation champions

- % of baseline knowledge of Grade 5 and Grade 7 students in participating TRCA and School Board-operated outdoor education centres utilizing a standardized environmental knowledge test



Inspired communities take environmental action

- % of community and neighbourhood action programs/plans that have either a stormwater reduction benefit or a greenhouse gas (GHG) reduction value, calculated as a reduction in stormwater runoff or GHG reduction

Pillar 4: Service Excellence

GOAL:

Customer service excellence for efficient service delivery to adapt to a changing environment

RESULT :

- Employee growth
- Employee pride
- Valued relationships
- Performance ownership



Service Excellence - Desired Outcomes and Performance Measures:

A strong and skilled workforce

- % of employees that complete role-aligned developmental training per TRCA's Performance Development Program

Provide and manage an efficient and adaptable organization

- % of employees likely to recommend TRCA as a great place to work

Responsive relationships and a trusted brand with a reputation for excellence

- % of partner municipalities satisfied with TRCA delivery and performance

Transparent decision making and accountable results

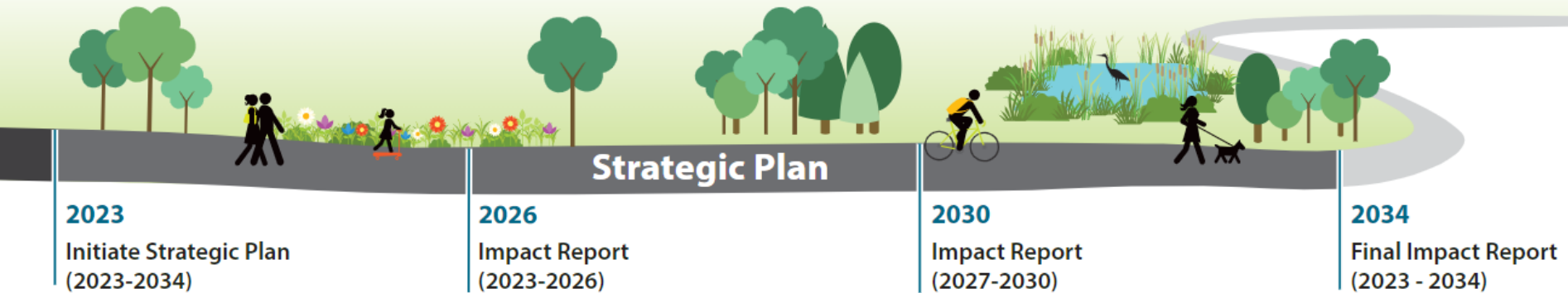
- % variance between TRCA budget and actual*

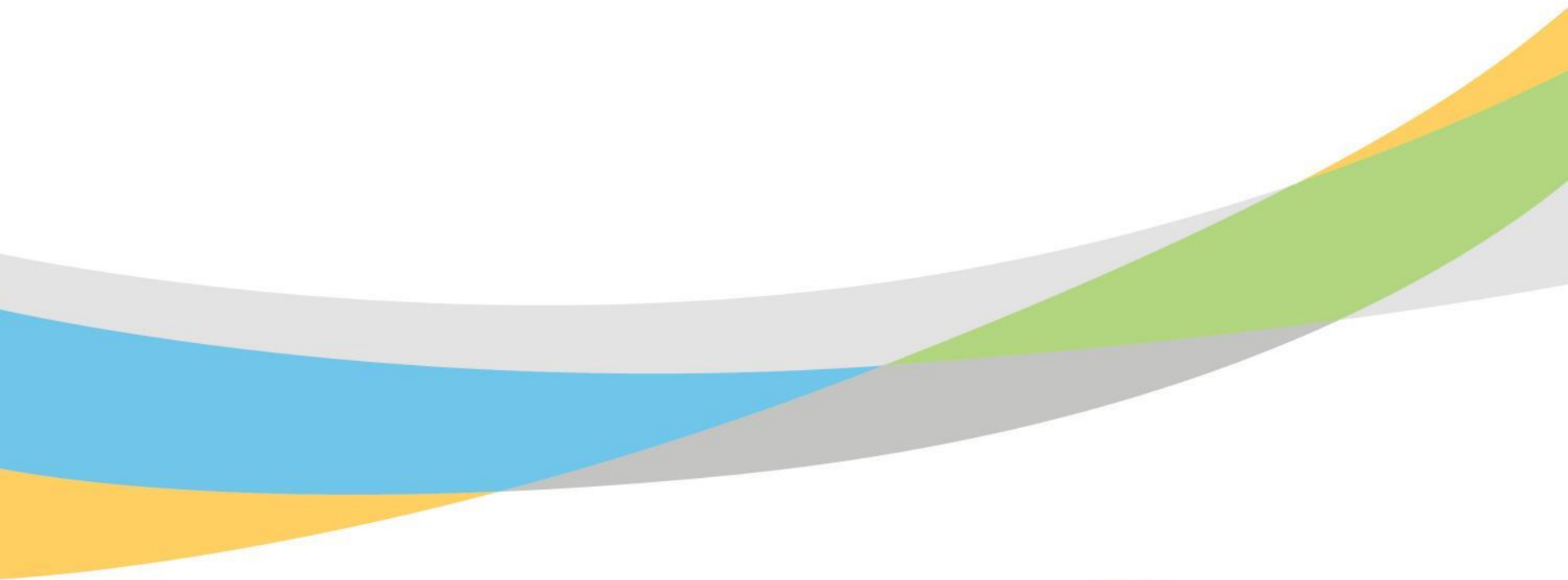


Strategic Playbook



Strategic Plan Structure & Timelines





Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **AGRICULTURAL LEASE RENEWAL - FORMER CANNON PROPERTY**
Proposal to renew the Lease located East of Humber Station Sideroad and South of Old Church Road, Town of Caledon, Regional Municipality of Peel, Humber River Watershed (CFN 22082)

KEY ISSUE

Seek authority to renew the agricultural lease with Dwight Matson on Toronto and Region Conservation Authority-owned (TRCA) land located east of Humber Station Sideroad and south of Old Church Road, being Part of Lot 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22082).

RECOMMENDATION:

THAT TRCA's Board of Directors is in receipt of a request from Dwight Matson to renew the lease agreement for agricultural use of TRCA land located east of Humber Station Sideroad and south of Old Church Road, being Part of Lot 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed;

THEREFORE LET IT BE RESOLVED THAT TRCA renew the agricultural lease with Dwight Matson for the use of 11.69 hectares (28.91 acres), more or less, said land being Part of Lot 18, Concession 5, Town of Caledon, Regional Municipality of Peel;

THAT the lease with Dwight Matson be subject to the following terms and conditions:

- (i) that the term of the lease be for one year, together with an annual renewal option for the next four years at the sole option of TRCA;**
- (ii) that consideration be \$3,022 per annum, plus HST, with an annual increase subject to farmland appraisal review, plus HST;**
- (iii) that the tenant be responsible for all approvals required for construction and operation of the agricultural operation;**
- (iv) that the tenant be responsible for all costs associated with the development and operation of the agricultural operation;**
- (v) that the tenant be solely responsible for all costs associated with the removal of any fixtures/infrastructure on the lands under lease, at the end of the term, and to the satisfaction of TRCA;**
- (vi) that the tenant be required to obtain at his cost, all necessary licenses and permits, and comply with all applicable by-laws, rules, regulations, and laws governing the conduct and operation of the farm operation or anything in connection therewith; and**
- (vii) any other terms and conditions deemed appropriate by the TRCA staff and solicitor;**

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

TRCA has been administering agricultural leases on its land since the 1950s and continues to manage agricultural lands across its jurisdiction and as per TRCA's *Agricultural Land Use* Policy.

TRCA is in receipt of a request from Dwight Matson to renew the lease agreement for agricultural use of TRCA-owned land east of Humber Station Sideroad and south of Old Church Road, being Part of Lot 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed.

TRCA acquired this property in 1972 and since 1990, Dwight Matson has been farming these TRCA-owned lands for conventional agricultural purposes, and his current farm operation for this parcel is grain production (corn, soybean and wheat in a three-crop rotation cycle). Dwight Matson has historically incorporated and encouraged sustainability and good stewardship of these TRCA-owned lands. The terms and conditions of the renewal and the governance of this farming operation would continue to be in accordance with TRCA's *Agricultural Land Use* Policy.

RATIONALE

TRCA supports agriculture on its properties, where appropriate, and aligns its work in agriculture to improve the health of watersheds and communities. Renewing the lease agreement with Dwight Matson would allow for the continued operation of this farm through which locally grown agricultural products are being supplied to the Greater Toronto Area. Finally, considering the COVID19 pandemic, now more than ever, locally grown agriculture has been recognized as an important essential service for continuing Ontario's food supply and economic development.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 5 – Foster sustainable citizenship

Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

As per TRCA's *Agricultural Land Use* Policy, TRCA will establish and maintain fair market rent for its agricultural land under lease and will complete a fair market assessment by an independent appraisal company every five years, and this is next scheduled to be completed in 2022. The fair market assessment will establish a rental rate range and appropriate rental rate escalations per region will be completed by an appraisal company experienced in agricultural land review and will consider additional factors that could influence the level of the rental range initially applied to the lease agreement (such as site access, soil type and quality, agricultural models, available infrastructure and amenities, and the current lease structure etc.). Within the first year of obtaining the fair market assessment, each agricultural lease will be reviewed to ensure current rental rates are within the suggested rental range determined by the fair market assessment and rent increases will be applied, where appropriate.

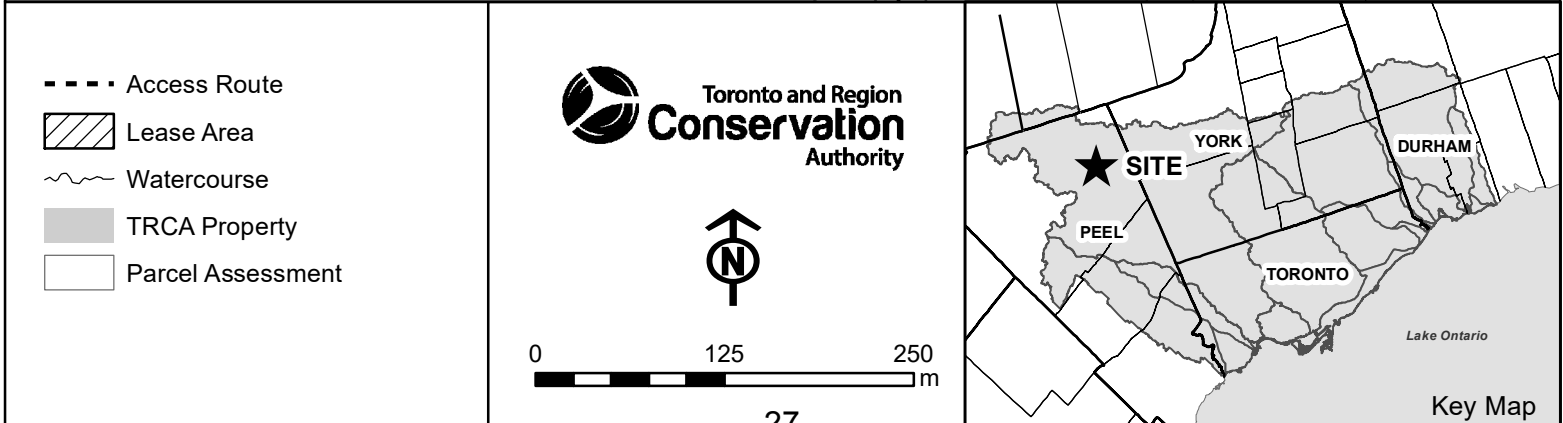
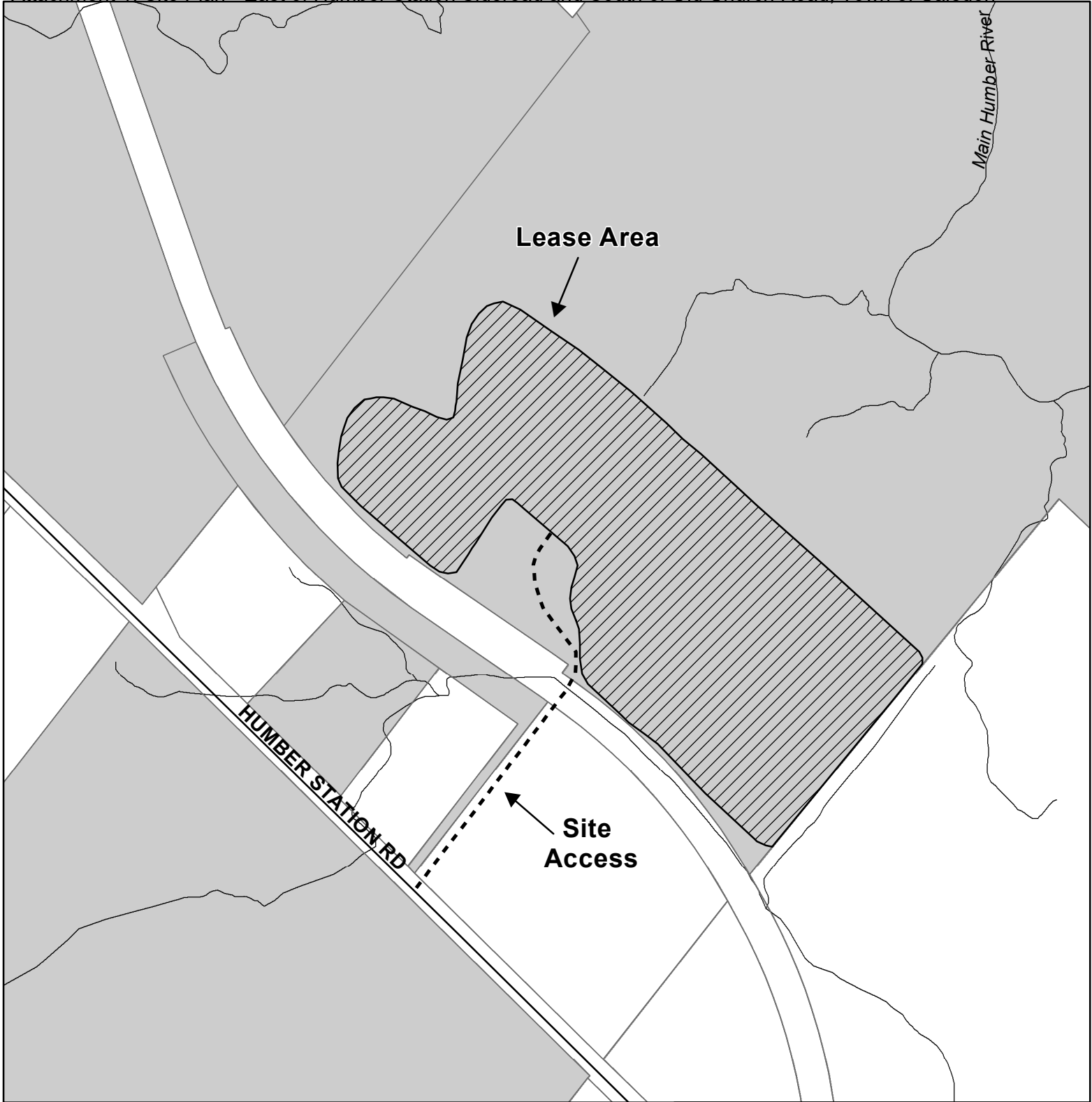
TRCA currently absorbs the property taxes at an annual cost of \$191 (2022 rate).

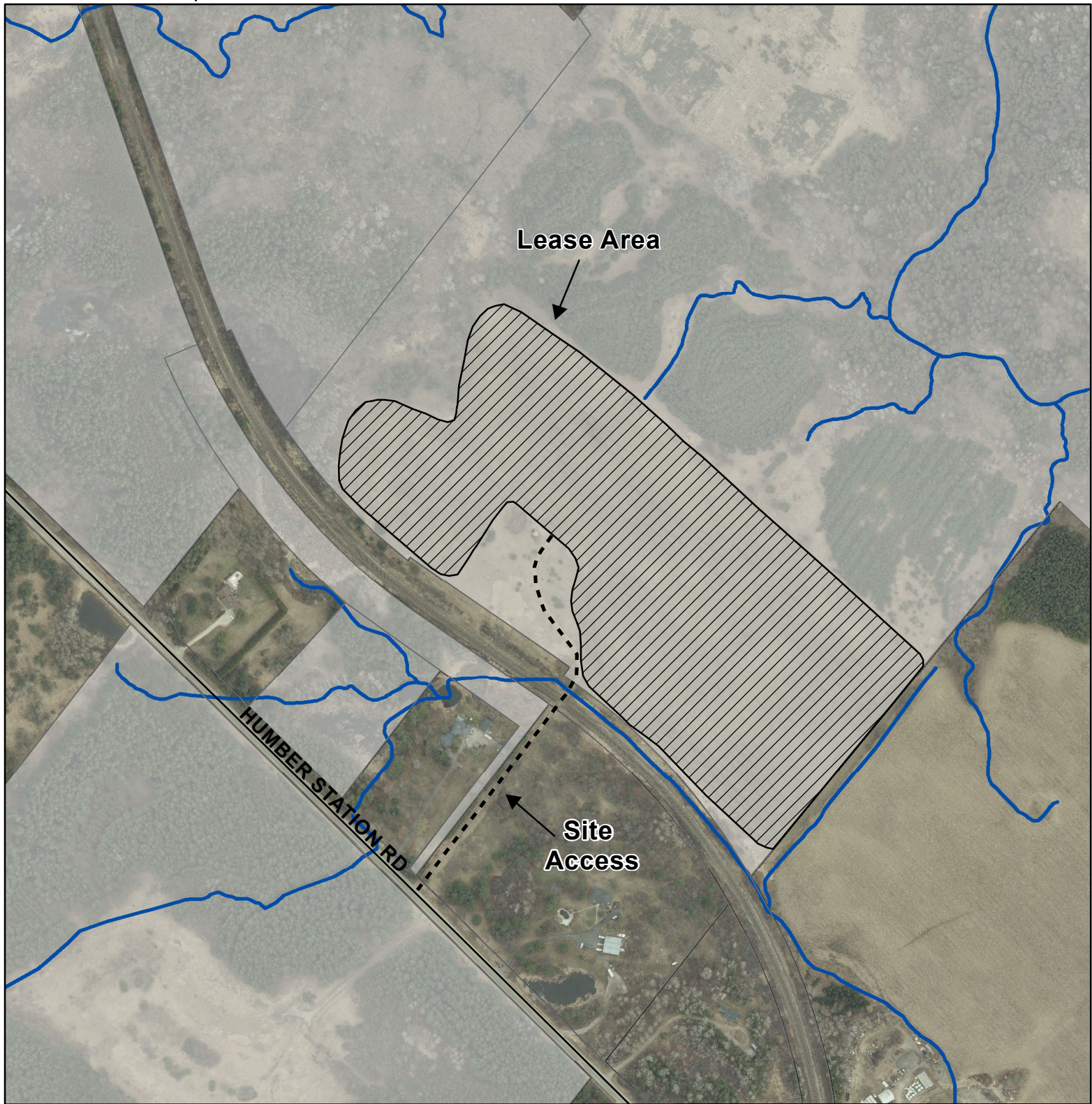
Item 8.1





Report prepared by: Lisa Valente
Email: lisa.valente@trca.ca
For Information contact: Alexander Schuler, (437) 880-1950
Email: alexander.schuler@trca.ca
Date: October 24, 2022
Attachments: 2

Attachment 1: Site Plan – East of Humber Station Sideroad and South of Old Church Road,
Town of Caledon

Attachment 2: Orthophoto – East of Humber Station Sideroad and South of Old Church Road,
Town of Caledon

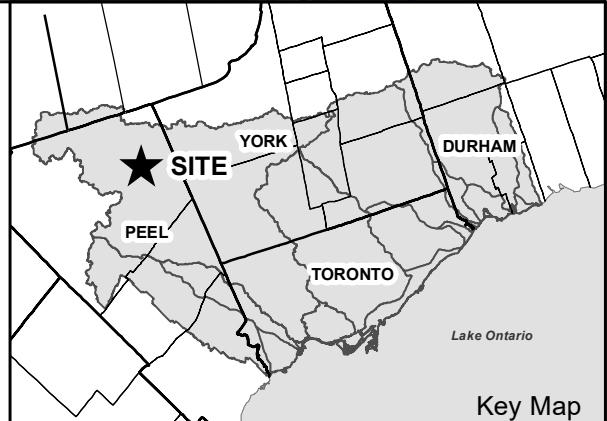




- Access Route
-  Lease Area
-  Watercourses
-  TRCA Property
-  Parcel Assessment



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Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **AGRICULTURAL LEASE RENEWAL - FORMER GROGAN PROPERTY**
Proposal to renew the Lease located West of Duffy's Lane and North of Castlederg Sideroad, Town of Caledon, Regional Municipality of Peel, Humber River Watershed (CFN 22082)

KEY ISSUE

Seek authority to renew the agricultural lease with Dwight Matson on Toronto and Region Conservation Authority-owned (TRCA) land located west of Duffy's Lane and north of Castlederg Sideroad, being Part of Lots 17 and 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22082).

RECOMMENDATION:

THAT TRCA's Board of Directors is in receipt of a request from Dwight Matson to renew the lease agreement for agricultural use of TRCA land located west of Duffy's Lane and north of Castlederg Sideroad, being Part of Lots 17 and 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed;

THEREFORE LET IT BE RESOLVED THAT TRCA renew the agricultural lease with Dwight Matson for the use of 8.53 hectares (21.1 acres), more or less, said land being Part of Lots 17 and 18, Concession 5, Town of Caledon, Regional Municipality of Peel;

THAT the lease with Dwight Matson be subject to the following terms and conditions:

- (i) that the term of the lease be for one year, together with an annual renewal option for the next four years at the sole option of TRCA;**
- (ii) that consideration be \$1,632 per annum, plus HST, with an annual increase subject to farmland appraisal review, plus HST;**
- (iii) that the tenant be responsible for all approvals required for construction and operation of the agricultural operation;**
- (iv) that the tenant be responsible for all costs associated with the development and operation of the agricultural operation;**
- (v) that the tenant be solely responsible for all costs associated with the removal of any fixtures/infrastructure on the lands under lease, at the end of the term, and to the satisfaction of TRCA;**
- (vi) that the tenant be required to obtain at his cost, all necessary licenses and permits, and comply with all applicable by-laws, rules, regulations, and laws governing the conduct and operation of the farm operation or anything in connection therewith; and**
- (vii) any other terms and conditions deemed appropriate by the TRCA staff and solicitor;**

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

TRCA has been administering agricultural leases on its land since the 1950s and continues to manage agricultural lands across its jurisdiction and as per TRCA's *Agricultural Land Use Policy*.

TRCA is in receipt of a request from Dwight Matson to renew the lease agreement for agricultural use of TRCA-owned land east of Humber Station Sideroad and south of Old Church Road, being Part of Lots 17 and 18, Concession 5, Town of Caledon, Regional Municipality of Peel, Humber River watershed.

TRCA acquired this property in 1970, and in 1983 Dwight Matson began to farm these TRCA-owned lands for conventional agricultural purposes. Mr. Matson's current farm operation on this parcel is mainly that of soybeans and winter wheat. Even when the Albion Hills Community Farm utilized this parcel for a short term as part of their operations, Dwight Matson has provided guidance on management of the lands, and has historically incorporated and encouraged sustainability and good stewardship of these TRCA-owned lands. The terms and conditions of the renewal and the governance of this farming operation would continue to be in accordance with TRCA's *Agricultural Land Use Policy*.

RATIONALE

TRCA supports agriculture on its properties, where appropriate, and aligns its work in agriculture to improve the health of watersheds and communities. Renewing the lease agreement with Dwight Matson would allow for the continued operation of this farm through which locally grown agricultural products are being supplied to the Greater Toronto Area. Now more than ever, locally grown agriculture has been recognized as an important essential service for continuing not only Ontario's food supply but the global food supply chain.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 5 – Foster sustainable citizenship

Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

As per TRCA's *Agricultural Land Use Policy*, TRCA will establish and maintain fair market rent for its agricultural land under lease and will complete a fair market assessment by an independent appraisal company every five years, and this is next scheduled to be completed in 2022. The fair market assessment will establish a rental rate range and appropriate rental rate escalations per region will be completed by an appraisal company experienced in agricultural land review and will consider additional factors that could influence the level of the rental range initially applied to the lease agreement (such as site access, soil type and quality, agricultural models, available infrastructure and amenities, and the current lease structure etc.). Within the first year of obtaining the fair market assessment, each agricultural lease will be reviewed to ensure current rental rates are within the suggested rental range determined by the fair market assessment and rent increases will be applied, where appropriate.

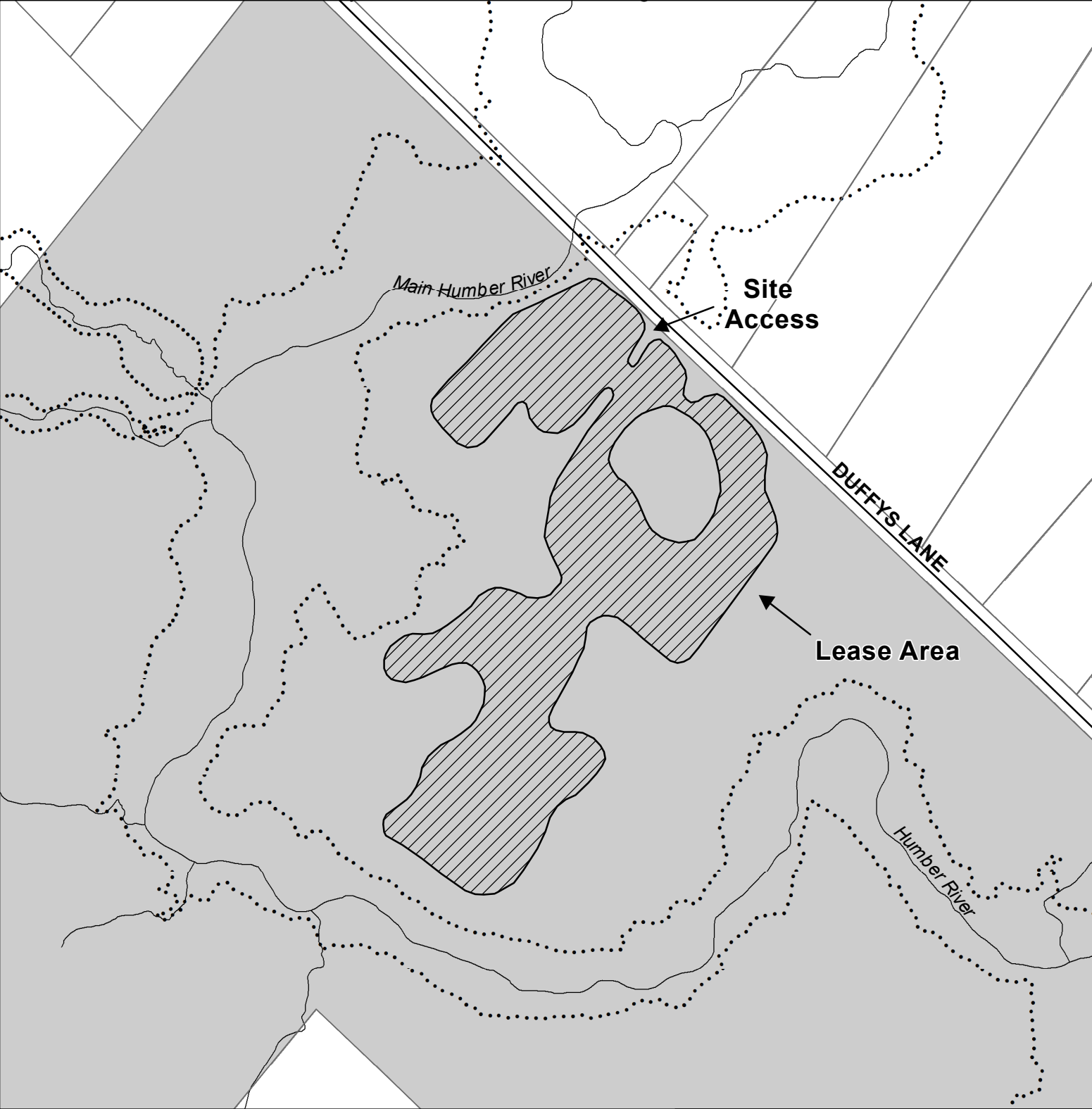
TRCA currently absorbs the property taxes at an annual cost of \$138 (2022 rate).


Item 8.2


Report prepared by: Lisa Valente
Email: lisa.valente@trca.ca
For Information contact: Alexander Schuler, (437) 880-1950
Email: alexander.schuler@trca.ca
Date: October 24, 2022
Attachments: 2


Attachment 1: Site Plan – West of Duffy's Lane and North of Castlederg Sideroad, Town of Caledon


Attachment 2: Orthophoto – West of Duffy's Lane and North of Castlederg Sideroad, Town of Caledon





 Lease Area

 Watercourse


 Floodline

 TRCA Property

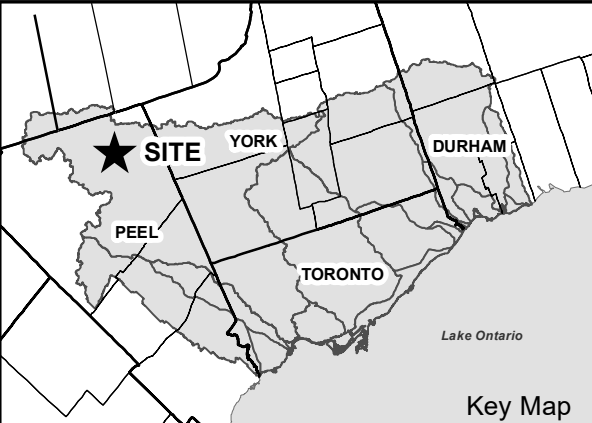
 Parcel Assessment



Toronto and Region
Conservation
Authority

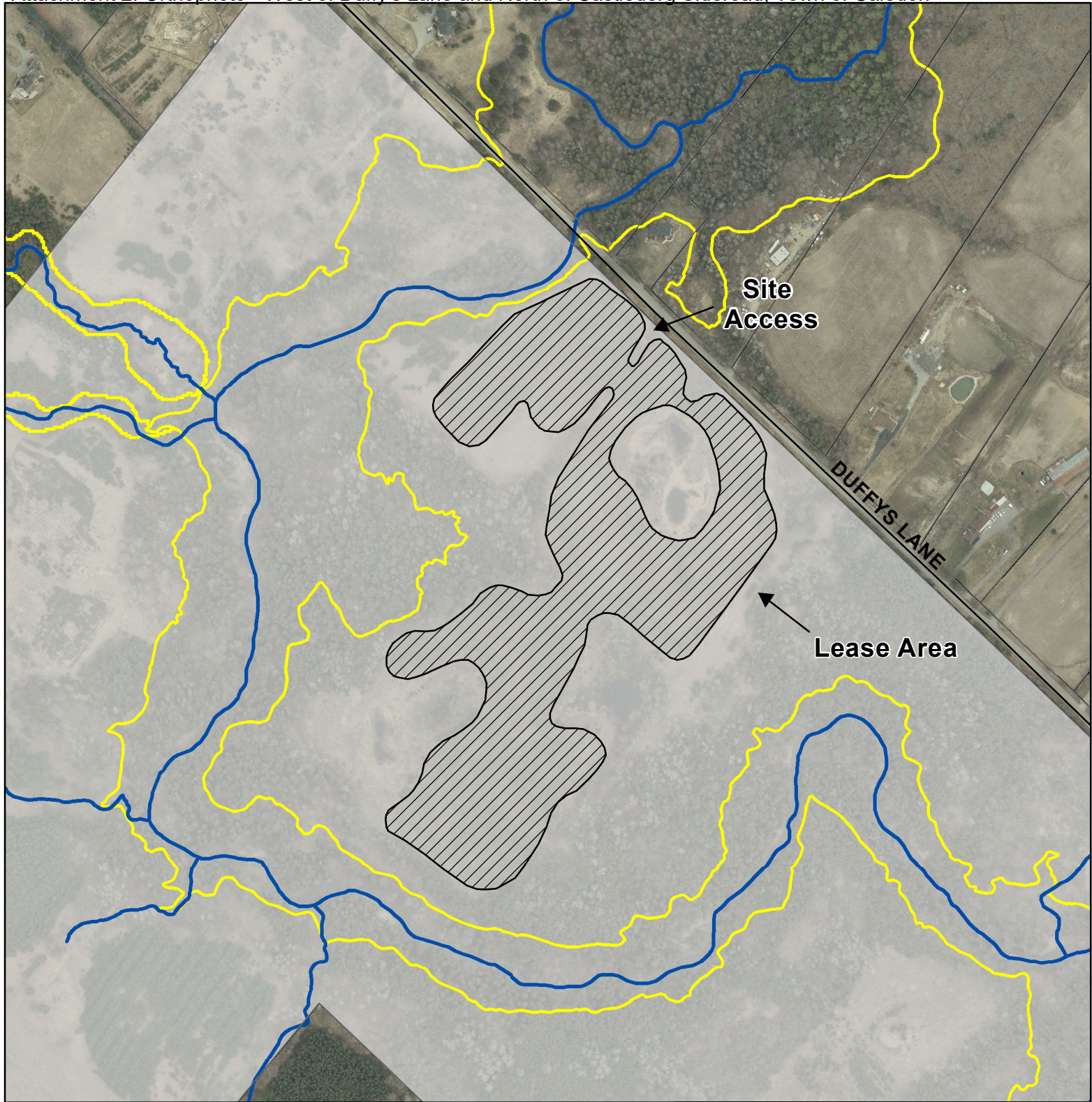







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Key Map

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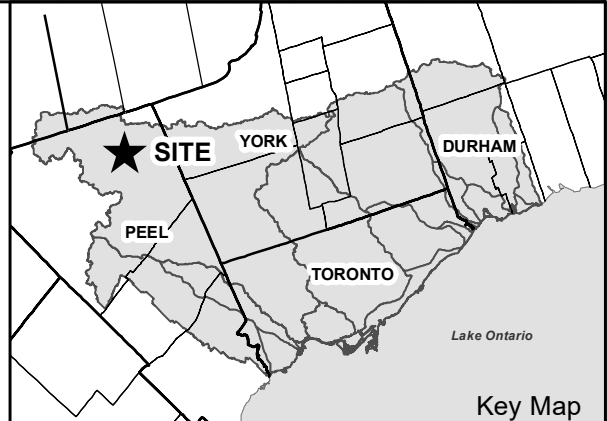


-  Lease Area
-  Watercourses
-  Floodline
-  TRCA Property
-  Parcel Assessment



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33



Key Map

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **AGRICULTURAL LEASE RENEWAL - FORMER INTERNATIONAL FILM DISTRIBUTORS LTD. PROPERTY**
Proposal to renew the Lease located North of Major Mackenzie Drive and West of Highway 27, City of Vaughan, Regional Municipality of York, Humber River Watershed (CFN 22108)

KEY ISSUE

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RECOMMENDATION:

THAT TRCA's Board of Directors is in receipt of a request from Frank Bozzo to renew the lease agreement for agricultural use of TRCA land located north of Major Mackenzie Drive and west of Highway 27, being Part of Lots 27 and 28, Concession 9, City of Vaughan, Regional Municipality of York, Humber River watershed;

THEREFORE LET IT BE RESOLVED THAT TRCA renew the agricultural lease with Frank Bozzo for the use of 4.45 hectares (11.02 acres), more or less, said land being Part of Lots 27 and 28, Concession 9, City of Vaughan, Regional Municipality of York;

THAT the lease with Frank Bozzo be subject to the following terms and conditions:

- (i) that the term of the lease be for one year, together with an annual renewal option for the next four years at the sole option of TRCA;**
- (ii) that consideration be \$950 per annum, plus HST, with an annual increase subject to farmland appraisal review, plus HST;**
- (iii) that the tenant be responsible for all approvals required for construction and operation of the agricultural operation;**
- (iv) that the tenant be responsible for all costs associated with the development and operation of the agricultural operation;**
- (v) that the tenant be solely responsible for all costs associated with the removal of any fixtures/infrastructure on the lands under lease, at the end of the term, and to the satisfaction of TRCA;**
- (vi) that the tenant be required to obtain at his cost, all necessary licenses and permits, and comply will all applicable by-laws, rules, regulations, and laws governing the conduct and operation of the farm operation or anything in connection therewith; and**
- (vii) any other terms and conditions deemed appropriate by the TRCA staff and solicitor;**

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

TRCA has been administering agricultural leases on its land since the 1950s and continues to manage agricultural lands across its jurisdiction and as per TRCA's *Agricultural Land Use Policy*.

TRCA is in receipt of a request from Frank Bozzo to renew the lease agreement for agricultural use of TRCA-owned land located north of Major Mackenzie Drive and west of Highway 27, being Part of Lots 27 and 28, Concession 9, City of Vaughan, Regional Municipality of York, Humber River watershed.

These TRCA lands were acquired in 1978 from Mr. Bozzo, and since 1990 a formal agreement with Frank Bozzo has been in place to allow for continued use for horse pasture purposes as these lands are adjacent to and surround his privately owned lands. The terms and conditions of the renewal and the governance of this farming operation would continue to be in accordance with TRCA's *Agricultural Land Use Policy*.

RATIONALE

TRCA supports agriculture on its properties, where appropriate, and aligns its work in agriculture to improve the health of watersheds and communities. Renewing Frank Bozzo's lease agreement continues a farm operation that has been a part of the Vaughan countryside for over thirty years.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 5 – Foster sustainable citizenship

Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

As per TRCA's *Agricultural Land Use Policy*, TRCA will establish and maintain fair market rent for its agricultural land under lease and will complete a fair market assessment by an independent appraisal company every five years, and this is next scheduled to be completed in 2022. The fair market assessment will establish a rental rate range and appropriate rental rate escalations per region will be completed by an appraisal company experienced in agricultural land review and will consider additional factors that could influence the level of the rental range initially applied to the lease agreement (such as site access, soil type and quality, agricultural models, available infrastructure and amenities, and the current lease structure etc.). Within the first year of obtaining the fair market assessment, each agricultural lease will be reviewed to ensure current rental rates are within the suggested rental range determined by the fair market assessment and rent increases will be applied, where appropriate.

TRCA currently absorbs the property taxes at an annual cost of \$10 (2022 rate).





Item 8.3

Report prepared by: Lisa Valente
Email: lisa.valente@trca.ca
For Information contact: Alexander Schuler, (437) 880-1950
Email: alexander.schuler@trca.ca
Date: October 24, 2022
Attachments: 2

Attachment 1: Site Plan – North of Major Mackenzie Drive and West of Highway 27City of
Vaughan

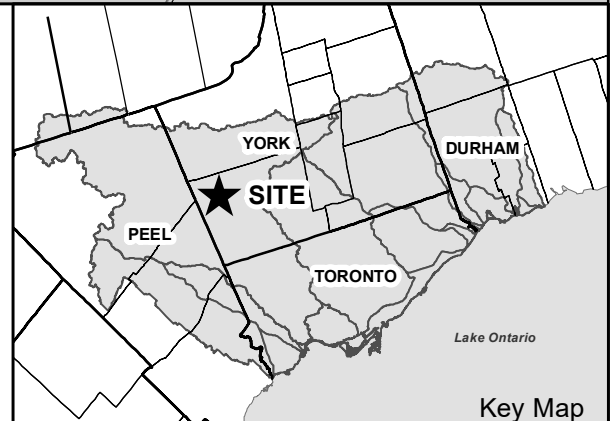
Attachment 2: Orthophoto –North of Major Mackenzie Drive and West of Highway 27, City of
Vaughan



- Access Route
-  Lease Area
-  Watercourse
-  TRCA Property
-  Parcel Assessment







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Key Map

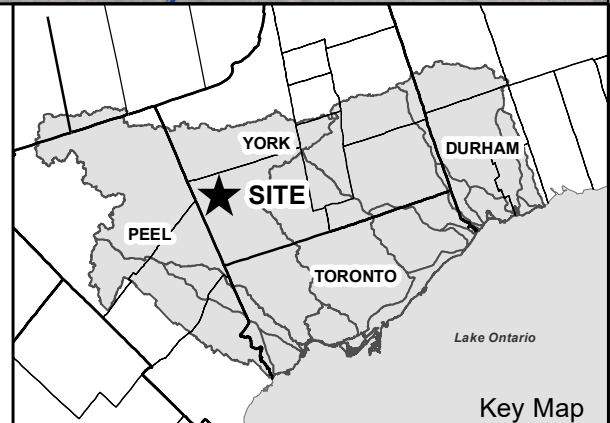


- Access Route
-  Lease Area
-  Watercourses
-  TRCA Property
-  Parcel Assessment



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38



Key Map

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **AGRICULTURAL LEASE RENEWAL - FORMER PEGG PROPERTY**
Proposal to renew Lease located North of 7th Concession Road and West of Westney Road, City of Pickering, Regional Municipality of Durham, Duffins Creek Watershed (CFN 22155)

KEY ISSUE

Seek authority to renew an agricultural lease with Ken Wilson on Toronto and Region Conservation Authority (TRCA) owned land located north of 7th Concession Road and west of Westney Road, being Part of Lot 11, Concession 7, City of Pickering, Regional Municipality of Durham, Duffins Creek watershed. The term is for one year with an annual renewal option for the next four years at the sole option of TRCA (CFN 22155).

RECOMMENDATION:

THAT TRCA's Board of Directors is in receipt of a request from Ken Wilson to renew the lease agreement for agricultural use of TRCA land located north of 7th Concession Road and west of Westney Road, being part of Lot 11, Concession 7, City of Pickering, Regional Municipality of Durham, Duffins Creek watershed;

THEREFORE LET IT BE RESOLVED THAT TRCA renew the agricultural lease with Ken Wilson for the use of 10.76 hectares (26.6 acres), more or less, said land being Part of Lot 11, Concession 7, City of Pickering, Regional Municipality of Durham;

THAT the lease with Ken Wilson be subject to the following terms and conditions:

- (i) that the term of the lease be for one year, together with an annual renewal option for the next four years at the sole option of TRCA;**
- (ii) that consideration be \$2,381 per annum, plus HST, with an annual increase subject to farmland appraisal review, plus HST;**
- (iii) that the tenant be responsible for all approvals required for construction and operation of the agricultural operation;**
- (iv) that the tenant be responsible for all costs associated with the development and operation of the agricultural operation;**
- (v) that the tenant be solely responsible for all costs associated with the removal of any fixtures/infrastructure on the lands under lease, at the end of the term, and to the satisfaction of TRCA;**
- (vi) that the tenant be required to obtain at his cost, all necessary licenses and permits, and comply with all applicable by-laws, rules, regulations, and laws governing the conduct and operation of the farm operation or anything in connection therewith; and**
- (vii) any other terms and conditions deemed appropriate by the TRCA staff and solicitor;**

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

TRCA has been administering agricultural leases on its land since the 1950s and continues to manage agricultural lands across its jurisdiction and as per TRCA's *Agricultural Land Use Policy*.

TRCA is in receipt of a request from Ken Wilson to renew the lease agreement for agricultural use of TRCA-owned land located north of 7th Concession Road and west of Westney Road, being Part of Lot 11, Concession 7, City of Pickering, Regional Municipality of Durham, Duffins Creek watershed.

TRCA acquired this property in 1958, and since 1980 Ken Wilson has been farming these TRCA-owned lands for conventional agricultural purposes, and his current farm operation is mainly that of corn production for cattle feed. Ken Wilson has historically incorporated and encouraged sustainability and good stewardship of these TRCA-owned lands. The terms and conditions of the renewal and the governance of this farming operation would continue to be in accordance with TRCA's *Agricultural Land Use Policy*.

RATIONALE

TRCA supports agriculture on its properties, where appropriate, and aligns its work in agriculture to improve the health of watersheds and communities. Renewing the lease agreement with Ken Wilson would allow for the continued operation of this farm through which his locally grown agricultural products are being supplied to the Greater Toronto Area. Finally considering the COVID19 pandemic, now more than ever, locally grown agriculture has been recognized as an important essential service for continuing Ontario's food supply and economic development.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 5 – Foster sustainable citizenship

Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

As per TRCA's *Agricultural Land Use Policy*, TRCA will establish and maintain fair market rent for its agricultural land under lease and will complete a fair market assessment by an independent appraisal company every five years, and this is next scheduled to be completed in 2022. The fair market assessment will establish a rental rate range and appropriate rental rate escalations per region will be completed by an appraisal company experienced in agricultural land review and will consider additional factors that could influence the level of the rental range initially applied to the lease agreement (such as site access, soil type and quality, agricultural models, available infrastructure and amenities, and the current lease structure etc.). Within the first year of obtaining the fair market assessment, each agricultural lease will be reviewed to ensure current rental rates are within the suggested rental range determined by the fair market assessment and rent increases will be applied, where appropriate.

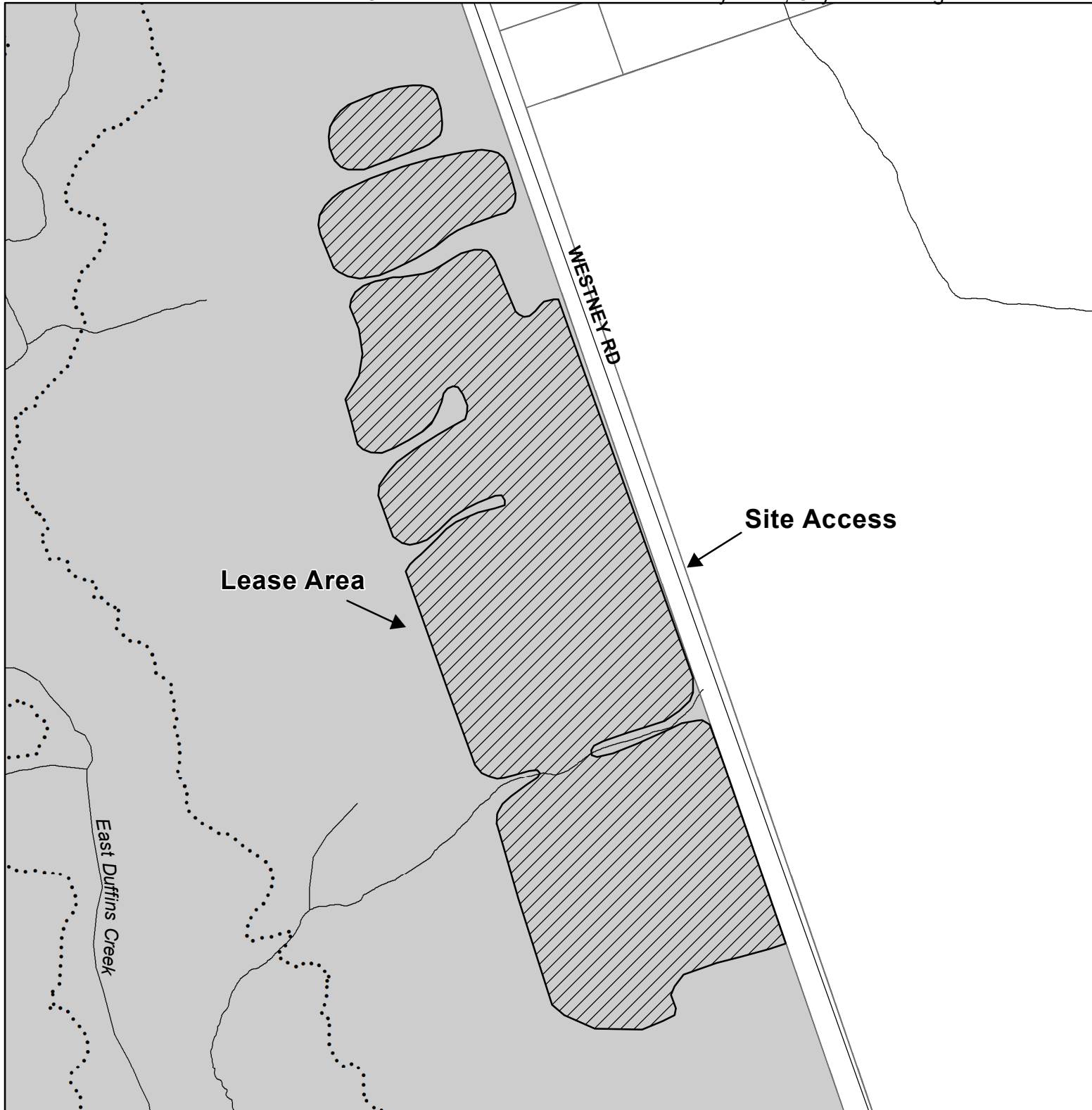
TRCA currently absorbs the property taxes at an annual cost of \$25 (2022 rate).






Item 8.4

Report prepared by: Lisa Valente
Email: lisa.valente@trca.ca
For Information contact: Alexander Schuler, (437) 880-1950
Email: alexander.schuler@trca.ca
Date: October 24, 2022
Attachments: 2

Attachment 1: Site Plan – North of 7th Concession Road and West of Westney Road, City of Pickering

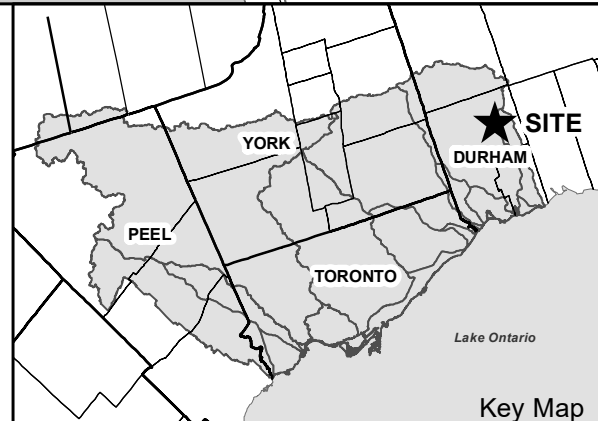
Attachment 2: Orthophoto – North of 7th Concession Road and West of Westney Road, City of Pickering

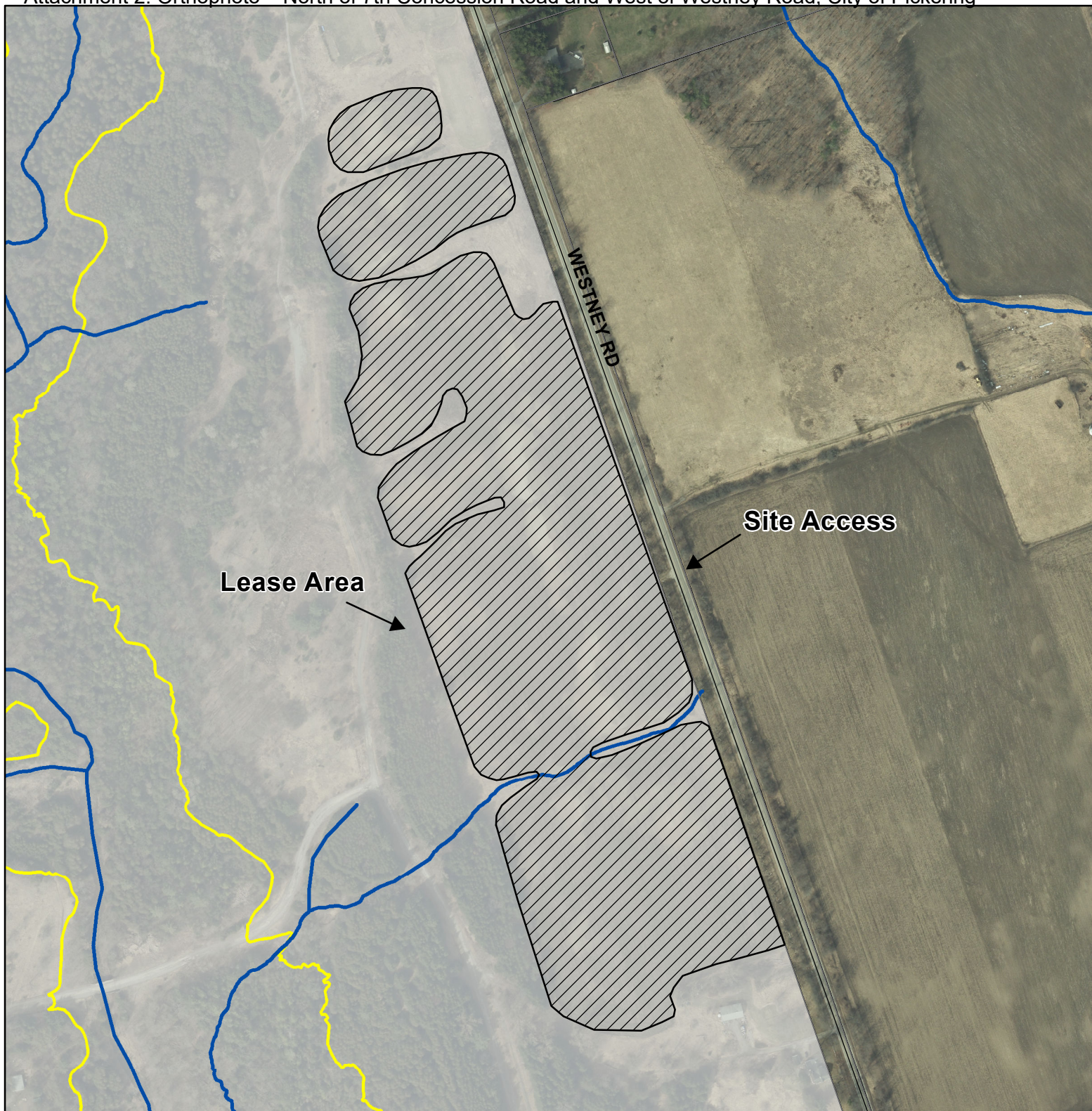







-  Lease Area
-  Watercourse
-  Floodline
-  TRCA Property
-  Parcel Assessment



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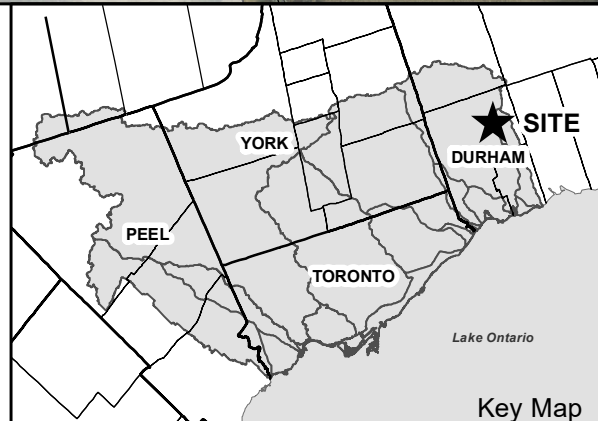




-  Lease Area
-  Watercourses
-  Floodline
-  TRCA Property
-  Parcel Assessment



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Key Map

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **DISPOSITION TO REGIONAL MUNICIPALITY OF PEEL**
Request from the Regional Municipality of Peel for Conveyance of a Permanent Easement Required for the East Trunk Sanitary Sewer Offline Storage Facility, South of Dundas Street and East of Southcreek Road, City of Mississauga, Regional Municipality of Peel, Etobicoke Creek Watershed (CFN 64813)

KEY ISSUE

Receipt of a request from the Regional Municipality of Peel, for a permanent easement for lands located south of Dundas Street and east of Southcreek Road, in the City of Mississauga, required for the East Trunk Sanitary Sewer Offline Storage Facility, Etobicoke Creek watershed (CFN 64813).

RECOMMENDATION:

WHEREAS Toronto and Region Conservation Authority (TRCA) is in receipt of a request from the Regional Municipality of Peel for the conveyance of a Permanent Easement on TRCA-owned lands located south of Dundas Street and east of Southcreek Road in the City of Mississauga, required for the East Trunk Sanitary Sewer Offline Storage Facility, Etobicoke Creek watershed;

AND WHEREAS it is in the best interest of TRCA in furthering its objectives as set out in Section 20 of the *Conservation Authorities Act* to cooperate with Regional Municipality of Peel in this instance;

THEREFORE LET IT BE RESOLVED THAT an easement over TRCA-owned land containing 0.56656 hectares (1.4 acres) more or less, of vacant land, required for the East Trunk Sanitary Sewer Offline Storage Facility, said lands being Part of Lot 1, Concession 1 South of Dundas Street designated as Parts 3 to 8 being part of PIN 13336-0242 (LT), on draft plan under project number 22-B7917, prepared by Mauro Group Inc., in the City of Mississauga, be conveyed to the Regional Municipality of Peel;

THAT consideration be the nominal sum of \$2 and all legal, survey and other costs to be paid by the Regional Municipality of Peel;

THAT the Regional Municipality of Peel is to fully indemnify TRCA from any and all claims from injuries, damages or costs of any nature resulting in any way, either directly or indirectly, from this conveyance or the carrying out of construction;

THAT an archaeological investigation be completed, with any mitigation measures being carried out to the satisfaction of TRCA staff, at the expense of Regional Municipality of Peel;

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THAT a landscape plan be prepared for TRCA staff review and approval, in accordance with existing TRCA landscaping guidelines at the expense of Regional Municipality of Peel;

THAT a permit pursuant to Ontario Regulation 166/06, as amended, be obtained by Regional Municipality of Peel prior to the commencement of construction;

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

The Regional Municipality of Peel has requested a permanent easement on TRCA-owned lands, located south of Dundas Street and east of Southcreek Road, in the City of Mississauga, required for the East Trunk Sanitary Sewer Offline Storage Facility, Etobicoke Creek watershed.

The subject TRCA-owned lands were acquired from Runnymede Development Corp. Ltd. on April 18, 1985, under the Etobicoke Creek Flood Plain Lands Project P6A-38.

RATIONALE

The Regional Municipality of Peel has conveyed lands to TRCA over the years for nominal consideration of \$2 and has requested that TRCA lands required for the East Trunk Sanitary Sewer Offline Storage Facility, be conveyed for a nominal consideration of \$2. Existing easements exist on the property for commensurate work.

All lands disturbed by construction will be restored by Regional Municipality of Peel in accordance with Ontario Regulation 166/06 permit.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan: **Strategy 4 – Create complete communities that integrate nature and the built environment**

FINANCIAL DETAILS

The Regional Municipality of Peel has agreed to assume all legal, survey and other costs involved in completing this transaction.

Report prepared by: Stella Ku

Email: stella.ku@trca.ca

For Information contact: Stella Ku (437) 880-1956; Alexander Schuler (437) 880-1950

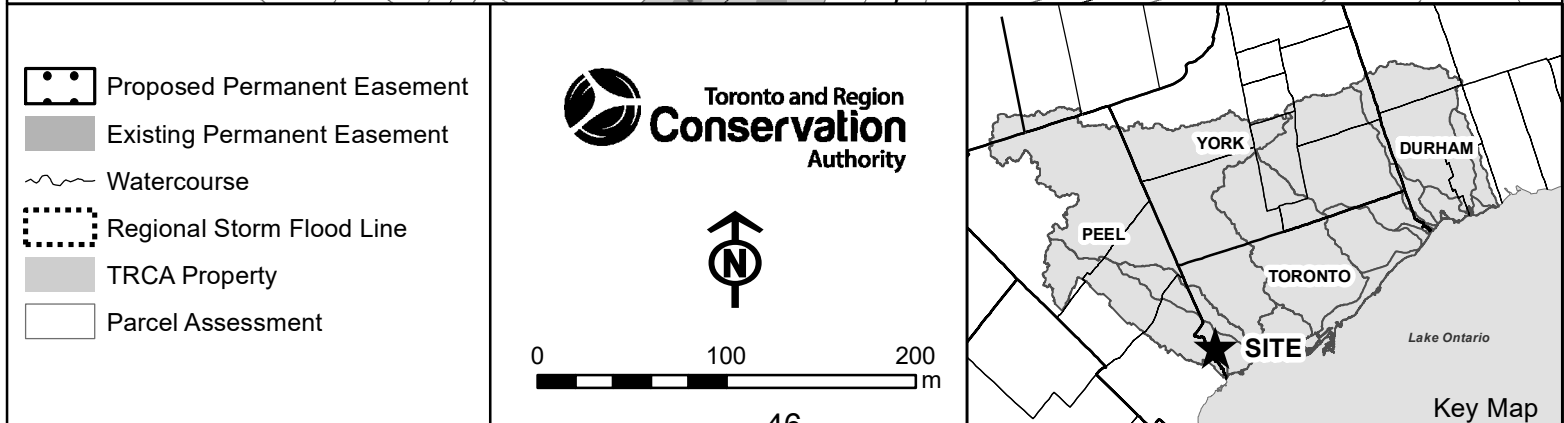
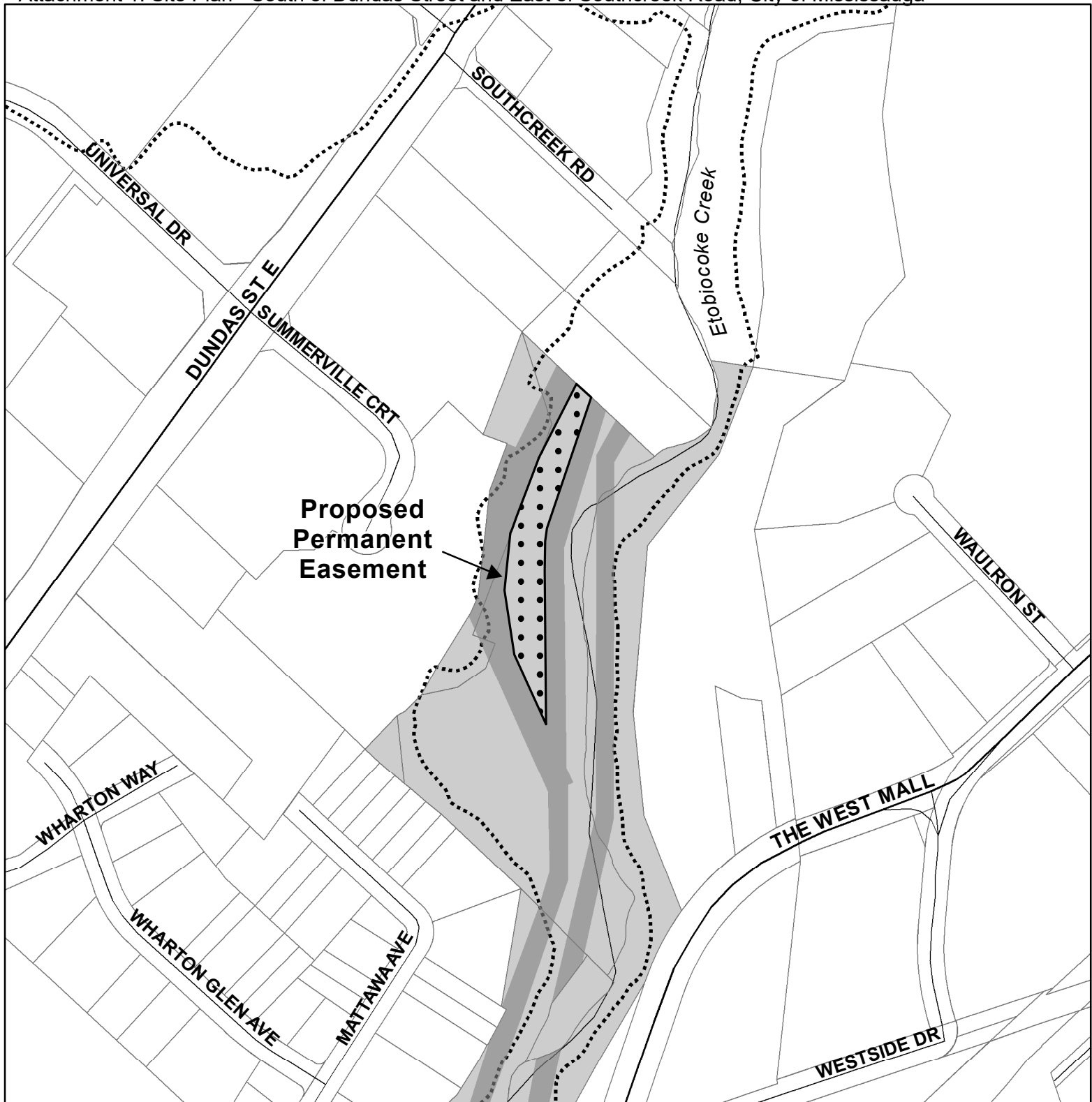
Emails: stella.ku@trca.ca; alexander.schuler@trca.ca

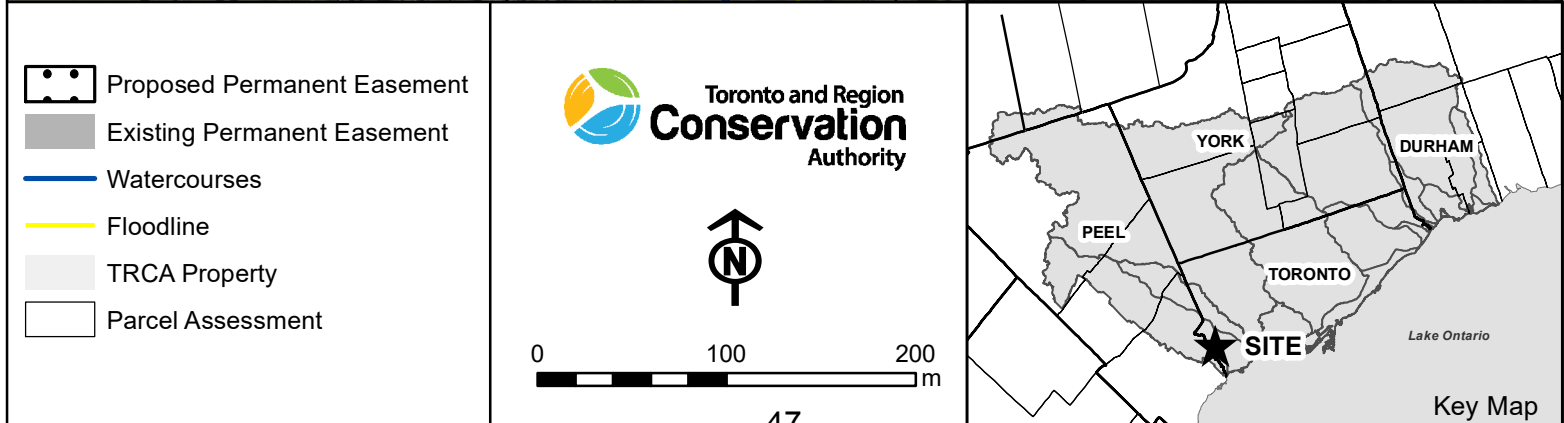
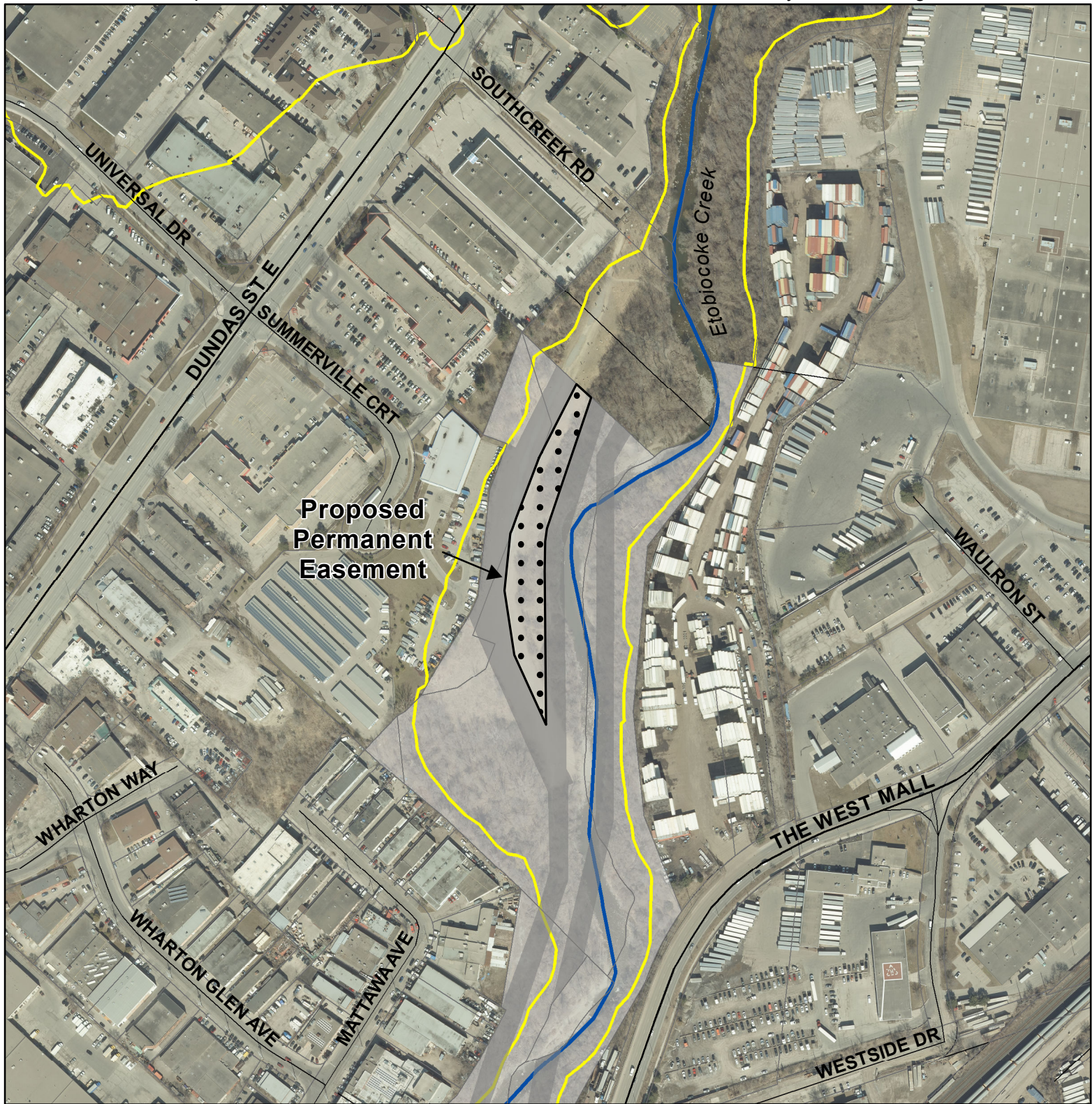
Date: October 24, 2022

Attachments: 2

Attachment 1: Site Plan - South of Dundas Street and East of Southcreek Road, City of Mississauga

Attachment 2: Orthophoto - South of Dundas Street and East of Southcreek Road, City of Mississauga





Section I – Items for Board Of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Sameer Dhalla, Director, Development and Engineering Services

RE: **ROCKCLIFFE RIVERINE FLOOD MITIGATION PROJECT MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT**
Update on Progress

KEY ISSUE

An update and report back on the completion of the Rockcliffe Riverine Flood Mitigation (RRFM) Project Municipal Class Environmental Assessment.

RECOMMENDATION:

WHEREAS the Black Creek at Rockcliffe area is the highest ranked flood vulnerable cluster within TRCA's jurisdiction;

AND WHEREAS Toronto and Region Conservation Authority (TRCA) and the City of Toronto have completed the Municipal Class Environmental Assessment study, and most recently reported on flood risk in the Black Creek Rockcliffe area including next steps in pursuing flood remediation at Authority meeting #5/20 held on June 26, 2020;

THEREFORE, LET IT BE RESOLVED THAT the update on the completion of the Rockcliffe Riverine Flood Mitigation Project Municipal Class Environmental Assessment be received;

AND THAT staff request the Board's approval to enter into agreements with various levels of government to advance implementation of this project. This may include agreements stemming from grant and funding proposals as part of TRCA's continued support to the City of Toronto for their 2021 Disaster Mitigation Adaptation Fund application, operational and maintenance agreements, detailed design, and implementation.

BACKGROUND

The Rockcliffe neighbourhood is located in Ward 5 (York South-Weston) of the City of Toronto and within the regulatory floodplain of Black Creek. Historical development in the floodplain and alterations to the river channel prior to modern floodplain management practices has resulted in significant risk. It is an area with a high concentration of structures in the floodplain and is the highest ranked Flood Vulnerable Cluster (FVC) in TRCA's jurisdiction in terms of flood risk and consequence, according to the 2018 Flood Risk Assessment and Ranking study results, which were received by the Board of Directors via Resolution #A180/19, on October 25, 2019. Development in the area is controlled by Special Policy Area (SPA) policies originally approved in 1991. Based on updated hydraulic modelling there are approximately 366 buildings located within the regulatory floodplain. Many of these structures have experienced surface and basement flooding during severe storms in July 2013, August 2018, and July 2019 due to both riverine flooding and/or urban flooding from the City's sewer systems.

Item 8.6

TRCA and the City of Toronto have been coordinating efforts to reduce flooding risks in the Rockcliffe area. In 2014, the TRCA and the City completed two separate Environmental Assessment (EA) studies that examined options to reduce riverine and urban flooding, respectively. These EA studies are:

- 1) Black Creek (Rockcliffe Area) Riverine Flood Management Class Environmental Assessment, completed in 2014 by Amec Foster Wheeler – this TRCA EA study investigated riverine flooding and recommended riverine flood remediation measures; and,
- 2) Basement Flooding Study Area 4 and Combined Sewer Overflow Control Environmental Assessment completed August 2014 by XCG – this City of Toronto EA study investigated sewer system flooding and recommended sewer system improvements to reduce basement flooding.

Since the completion of the 2014 Class Environmental Assessment, TRCA has undertaken several technical modeling studies within the Black Creek and broader Humber River watersheds using new data, updated software and meteorological and flood information from the 2013 and 2018 storm events. These studies include a comprehensive watershed hydrology update resulting in new regulatory and design storm flow estimates for floodplain delineation (2015 Humber River Hydrology Update), and a high resolution two-dimensional (2D) hydraulic model leveraging detailed data inputs like LiDAR within the Rockcliffe community (2018 Black Creek at Rockcliffe 2D Model and Floodplain Mapping Update).

With many properties experiencing flood risk during more frequent storms and the recognition of the various riverine, pluvial, and transportation considerations at play, the results of TRCA's refined models and subsequent discussions with City of Toronto staff resulted in the need to re-assess and evaluate the feasibility of the recommended flood remediation alternatives developed in the 2014 Environmental Assessment. The reassessment of flood remediation solutions formed the basis for the "Black Creek at Rockcliffe Special Policy Area Flood Remediation and Transportation Feasibility Study" (Wood 2020) (Feasibility Study) which was completed in July 2020 and provided a number of infrastructure and process recommendations related to flood mitigation within the Rockcliffe community. The key recommendation from the Feasibility Study was that the City and TRCA should proceed with a Municipal Class Environmental Assessment as a Schedule C project.

At Board of Directors Meeting held on June 26, 2020, Resolution #A77/20 was approved as follows:

WHEREAS the Black Creek at Rockcliffe area is the highest ranked flood vulnerable cluster within TRCA's jurisdiction;

AND WHEREAS Toronto and Region Conservation Authority (TRCA) and the City of Toronto have completed Environmental Assessment studies, and most recently reported on flood risk in the Black Creek Rockcliffe area including next steps in pursuing flood remediation at Authority meeting #2/18 held on March 23, 2018;

THEREFORE, LET IT BE RESOLVED THAT the Black Creek at Rockcliffe Special Policy Areas Flood Remediation and Transportation Feasibility Study be received;

THAT TRCA develop and enter into an agreement with the City of Toronto to undertake, as a co-proponent in collaboration with City staff, a Municipal Class Environmental

Item 8.6

Assessment that will finalize the flood remediation recommendations, while addressing transportation issues, along Black Creek and its tributaries within the Rockcliffe area;

AND FURTHER THAT TRCA report back upon completion of the Environmental Assessment study.

RATIONALE

Environmental Assessment Process

Project Location and Study Area

The Project is located in the community of Rockcliffe-Smythe in Ward 5 (York-South Weston) in the City of Toronto. The Project location is generally bounded by Scarlett Road and the Humber River to the west and to immediately upstream of Weston Road in the east. The Project includes approximately 2.8 km of Black Creek and 1 km of Lavender Creek. Both watercourses are located in the Black Creek subwatershed of the Humber River watershed.

The Project study area has been divided into two sub-areas. The first is defined as the Scoped Study Area within which direct impacts and benefits from the Project are likely to occur, while the second, the Broad Study Area is the area within which indirect impacts (e.g. traffic detours) are likely to occur. The two study sub-areas delineation is provided in **Attachment 1**.

Project Goals

The Project addresses the following primary objectives:

- Minimizes riverine flood risks within the Rockcliffe SPA to the greatest extent practical in accordance with the Municipal Class Environmental Assessment (MCEA) process with the emphasis on practical, robust and low maintenance solutions;
- Minimizes and mitigates to the extent possible impacts on the residents, area businesses, public amenities, traffic and transit operations;
- Prioritizes flood protection measures through the development of an implementation plan; and
- Allows for integration with future transportation (e.g. Jane Street Transit Facility) and municipal servicing initiatives (e.g. Basement Flooding Protection Program) proposed by, or currently being conducted by the City of Toronto.

It is acknowledged that riverine flooding is not the only source of flooding within the Rockcliffe SPA, and residents continue to experience basement and property flooding as a result of urban flooding of the City's drainage network (e.g. storm and combined sewers, and roadways). Although the Rockcliffe Riverine Flood Mitigation Project (RRFM) is being undertaken to address only riverine flooding, the benefits developed from this study will support the improvements identified through the City's Basement Flooding Protection Program (BFPP) initiatives to address urban flooding within Areas 4 and Area 45 in the City.

Problem and Opportunity Statement

Previously completed studies have identified that flood protection for up to a 350-year storm event is feasible while balancing impacts of infrastructure improvements with flood reduction benefits. As such, the target level of flood protection to be achieved for the Rockcliffe SPA through this project is the 350-year or greater. The implementation of infrastructure improvements to reduce flood risk will also provide resiliency to climate change for more

Item 8.6

frequent storm events. Ancillary benefits of the project include synergies with the urban system improvements considered as part of the City's BFPP, as well as future transportation improvements planned at the Jane Street Bridge and Rockcliffe Boulevard Bridge.

Existing Land Uses

The Broad Study Area consists predominantly of established residential communities, with existing small-scale retail and commercial uses. The Broad Study Area is also characterized by historical industrial and manufacturing operations located along the rail corridors that traverse the Broad Study Area.

The Black Creek subwatershed has an overall contributing drainage area of approximately 65.1 km². The subwatershed is highly urbanized and consists primarily of low to medium density residential areas with some industrial, institutional, and commercial areas throughout. The Lavender Creek subwatershed, that drains into Black Creek, has a drainage area of 5.8 km² and has a predominantly residential land use. While both the Black Creek and Lavender Creek subwatersheds have some potential for intensification, there is no undeveloped green space available for new development.

Flood Characterization

Flooding within the Rockcliffe SPA occurs during all modelled storm events (2-year to Regional). There are two principal riverine flood mechanism in the area:

- Historic land development that predates modern land use planning and flood plain management policies resulting in development occurring too close to the watercourses within the SPA;
- Insufficient size of bridges, culverts, and channels resulting in water backing up at the structure impacting upstream water levels resulting in water spilling out of the channels into adjacent residential and commercial areas.

Development and Evaluation of Alternative Solutions

Initial high-level screening related to feasibility, constraints, and flood reduction potential was completed on a long list of alternative solutions. The long list of alternative solutions was based on the work completed as part of the previous feasibility study. The following types of alternative solutions were considered for the high-level screening:

- Do nothing;
- Channel conveyance improvements;
- Crossing conveyance improvements;
- Flood barriers;
- Storage;
- Flood diversions; and
- Policy measures.

The next step was to develop a short list of feasible alternatives including the following:

- Alternative 1 – Conveyance improvements between Jane Street and Alliance Avenue
- Alternative 2 – Conveyance improvements between Scarlett Road and Alliance Avenue
- Alternative 3 – Conveyance improvements between Scarlett Road and Weston Road.

Item 8.6

Flooding on Lavender Creek is highly dependent on the water levels at the confluence with Black Creek. To simplify the assessments at this stage of the Class EA process, the proposed conveyance improvements on Lavender Creek were maintained from the Feasibility Study (Wood, 2020) for all three alternatives. This approach allows for optimizing the design on Black Creek first, followed by further refinements to the conveyance improvements on Lavender Creek in the subsequent stages of the Project.

The alternatives were evaluated using a set of standard criteria, including natural environment, social and cultural environment, technical consideration and cost. Alternative 1 was selected as the preferred alternative.

Development and Evaluation of Design Concepts

Following the selection of the preferred alternative, alternative design concepts were developed and evaluated, with the intent for each design concept to meet the objectives and design criteria outlined earlier in the Class EA process. It is noted that each of the design concepts include some common elements, including (a) bridge replacements at Scarlett Road, Jane Street and Rockcliffe Boulevard; (b) culvert replacement at Symes Road; and (c) floodwall on the upstream side of Weston Road.

Three (3) design concepts were developed for Black Creek (BC1, BC2 and BC3), considering a range from engineered channel to full naturalization. Four (4) design concepts were developed for Lavender Creek (LC1, LC2, LC3 and LC4), considering different surface treatment and removal of an underutilized driveway.

The design concepts were evaluated in keeping with the Class EA requirements and expanding on the evaluation framework developed during the evaluation of alternatives.

Description of Preferred Design

An overview of the Preferred Design is presented in **Attachment 2** (Black Creek), **Attachment 3** (Lavender Creek) and **Attachment 4** (Scarlett Road) comprised of the following components:

Black Creek:

- Replacement of bridges at Scarlett Road, Jane Street and Rockcliffe Boulevard with longer spans;
- Widening of the concrete channel between Jane Street and Alliance Avenue, with uniform trapezoidal channel, hard and smooth surface to maximize conveyance and protect against erosion, as well as 2:1 to 2.5:1 slopes and benches when appropriate;
- Transition of the existing concrete channel through the widened crossing for Scarlett Road and upstream of Jane Street;
- Replacement of sidewalks and trails;
- Provisions for future bike lanes;
- Realignment of Rockcliffe Court and Rockcliffe Yard Driveway and parking lot;
- Weston Road flood wall;
- Relocation of impacted municipal services (water, sanitary storm); and
- Vegetation screening.

Lavender Creek:

- Widening of the concrete channel between Symes Road and the confluence with Black Creek, with uniform trapezoidal channel, hard and smooth surface to maximize conveyance and protect against erosion, as well as 2:1 to 2.5:1 slope;

- Vegetation screening;
- Relocation of municipal services;
- Replacement of the Symes Road culvert with a larger structure;
- Removal of the north driveway bridge; and
- Replacement of the south driveway bridge.

Potential Environmental Impacts, Mitigation and Net Effect

The Project considered a range of environmental impacts, including terrestrial and aquatic environment, Species at Risk (SAR), air quality, surface water quality, groundwater quality, impacts on other infrastructure projects, impacts to private properties, impacts on public properties, disturbance to built heritage, public safety, traffic, transit operations, area businesses, recreational facilities, aesthetics, SPA status and others. Appropriate mitigation measures have been proposed to address the identified impacts when required.

Timing of Proposed Works

A proposed construction phasing and implementation plan has been developed with consideration for flood risk, traffic modelling results, constructability, and staging. The project team identified the following priorities for development of the phasing and implementation plan.

1. Funding availability;
 - a. Current Disaster Mitigation Adaptation Fund (DMAF) funding for Jane Street bridge needs to be spent by 2030.
 - b. Additional DMAF funds for the remainder of the Project will need to be spent by the end of 2032 (**pending approval of the funding application**).
2. Constructability, functionality and staging;
3. Riverine flood protection;
 - a. Providing flood protection to properties at greatest risk of flooding under existing conditions first
 - b. Minimizing properties subject to additional or new flood risk during interim condition
4. Toronto Water Basement Flooding Protection Program (BFPP) works coordination (beginning 2027); and
5. Traffic impacts.

The proposed construction phasing and implementation plan is presented in **Table 1**, and provides the most logical sequence and cost-efficient construction from a constructability, functionality, and staging consideration. The Jane Street bridge would be constructed first followed by construction of downstream to upstream contiguous components (e.g., Black Creek between Jane Street and Rockcliffe Boulevard, then Rockcliffe Boulevard bridge, etc.). This provides the following benefits:

- Provides the greatest and most immediate flood relief to the existing flood risk in the area by constructing the Jane Street bridge first;
- Allows for the efficient use of staging areas so that lay down areas would remain accessible during construction and would not become landlocked by completed works;
- Mitigates the need for temporary transition zones from wider to narrow sections of channel or to structures;
- Allows for positive channel drainage to prevent buildup of sediment and debris; and
- Allows for efficient sequencing of servicing and utility relocations.

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Table1: Anticipated Construction Period for Each of the Major Project Components

Implementation Phase	Project Component	Approximate Construction Period in Consideration of Traffic and Staging	Recommended Order of Completion within each Phase
1a	Jane Street Bridge	2025 – 2028	Before upstream channel
1b	Weston Road Floodwall	2025	Anytime
	Black Creek Channel – Jane Street to Rockcliffe Boulevard	2025 – 2028	After Jane Street Bridge
2	Scarlett Road Bridge and associated transition channel grading	2028 – 2030	Anytime
	Rockcliffe Boulevard Bridge	2028 – 2030	Before upstream channel works
	Black Creek Channel – Rockcliffe Boulevard to Alliance Avenue	2028 – 2030	Before Lavender Creek works and after Rockcliffe Boulevard Bridge
	Lavender Creek – Black Creek confluence to Symes Road	2028 – 2030	After Black Creek channel works and Rockcliffe Boulevard Bridge
3	Symes Road Culvert and Lavender Creek upstream transition	2030 – 2031	After completion of Phase 2
<p>Note:</p> <p>1. Mitigation measures associated with each of the Project components, such as road restoration/realignment, municipal servicing and utility relocations, and trail replacements will occur during the same timeframe as each of the Project components.</p>			

Capital Cost

Capital costs associated with the Project include construction of the Preferred Design, and associated property acquisitions and/or easements, municipal servicing relocations, and private utility relocations (assumed to be 20% of the municipal servicing costs at each location). A summary of the capital costs is provided in **Table** .

The cost estimates have been presented in accordance with the proposed construction phasing are presented in **Table 1**. These costs also account for the following supporting components, which were estimated as percentages of the capital cost: interim phasing works (5%), consulting engineering services (7.25%), and public art (1%).

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Table 2: Capital Cost Summary for the Preferred Design

Implementation Phase	Item Description	Base Cost (2021 dollars)	+30% Contingency
1a	Jane Street Bridge, Channel, Servicing, Utilities, Road, and Adjacent Trails	\$46,537,000	\$60,500,000
1b	Black Creek Channel (BC1) – Jane Street to Rockcliffe Boulevard, Servicing, and Black Creek West Trail	\$23,892,000	\$31,060,000
	Weston Road Floodwall		
2	Scarlett Road Bridge, Road and Servicing	\$69,620,000	\$90,520,000
	Rockcliffe Boulevard Bridge, Rockcliffe Court, City Yard Driveway, and Black Creek East Trail		
	Black Creek Channel (BC1) – Rockcliffe Boulevard to Alliance Avenue		
	Lavender Creek Channel (LC3) – Black Creek confluence to Symes Road		
3	Symes Road Culvert and Adjacent Trails	\$10,163,000	\$13,210,000
	Lavender Creek Channel (LC3) – Upstream of Symes Road to Tie-in		
TOTAL		\$150,212,000	\$195,290,000
Note: 1. Costing based on semi-detailed itemization and MTO 2021 parametric guidelines. 2. Costing based on 2021 dollars and does not include future inflation costs. 3. +30% contingency based on Class 3 cost estimate classification system for road rail and transportation infrastructure (98R-18) (AACE, 2020)			

Monitoring

This design is expected to be implemented in phases over approximately seven to eight years, likely requiring separate construction contracts. This implies that different monitoring, operations, and maintenance activities may overlap between different phases of the project. The requirement for monitoring is expected to be further refined as part of the detailed design and tendering, as well as the actual construction sequence developed by the contractor.

In addition, both the City and TRCA will assume responsibility for several new assets in terms of their operations and maintenance. For this purpose, defined protocols are typically established and standardized for most of the City's assets (bridges, culverts, roads, servicing infrastructure, park amenities, etc.). A more site-specific protocol is expected for the new sections of the Black Creek and Lavender Creek channels.

The monitoring sequence will generally consist of the following:

- Pre-construction monitoring;

- Monitoring during construction; and
- Post-construction monitoring.

The purpose of pre-construction monitoring will be to establish the baseline set of data to evaluate the effectiveness of mitigation measures during and after the construction. It is emphasized that some of baseline data may become outdated if collected too far in advance of a certain implementation phase. As such, the requirements for pre-construction monitoring should be incorporated in individual contracts.

The purpose of monitoring during construction is to ensure that all construction activities are carried out in conformity with pertinent environmental regulations and other industry standards. The purpose of the post-construction monitoring component is to ensure that all the lands disturbed because of construction activities are restored as soon as reasonably possible, as well as to ensure that the preferred design is functioning as intended.

Public Consultation Process

As a requirement of the Schedule C MCEA process TRCA and City staff completed a comprehensive public consultation process which included hosting Public Information Centers (PICs) to solicit input from the public to help direct the project outcome. This section provides a brief overview of the events and the key themes of input received during the formal public consultation process. Due to the ongoing pandemic and public health protection measures, the PICs were virtual events hosted via Webex. During the events, participants could type questions into the Q&A box for staff to review and respond to in writing, or participants could use the raise hand function and ask questions or make comments verbally. The PICs were also recorded, and copies were posted on the project website for the public to view if they missed the live meeting. Following each PIC, members of the public were encouraged to submit additional comments or questions to the project team via an online comment form, email, or by phone.

PIC #1 – June 16, 2021

PIC #1 covered Phases 1 and 2 of the MCEA process. The purpose of PIC #1 was to:

- Introduce the project to the public, including review of the problem-opportunity statement and focus of the EA;
- Clarify the MCEA decision making process;
- Provide project context information, including information on the history of the project and related studies;
- Review work done to-date, including review of alternative solutions and evaluation criteria; and
- Engage members of the public in a dialogue about flood mitigation issues and potential solutions and the environmental effects of interest.

Forty-eight (48) members of the public attended PIC #1. (Note: the number of attendees was counted based on the number of unique log-in devices that registered during the virtual meeting. The count does not reflect if there were multiple people watching on a single device.) Questions and comments received during and following the PIC focused primarily on understanding the scope of the study, understanding the alternative solutions being considered, and identifying potential impacts to natural and recreational spaces that the public is concerned with. In addition, there were questions about the process and implementation schedule given that some residents have experienced recent flooding and would like to see swift action.

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Participants raised concerns with the impacts of solutions on park space, trees, wildlife, pedestrian connections, and traffic. There was a desire to see a naturalization solution that would allow for a more natural riverine condition rather than a concrete channel solution. Further, participants were concerned with the urban flooding issues in the area that are also causing basement flooding. Although this is not within the scope of the RRFM EA, participants wanted to see more information about what the City of Toronto is doing to address urban flooding in the sewer system and the schedule for that work.

Where possible during the PIC, responses to the questions were provided by project team staff either in writing through the Q&A function, or verbally. Input received from the public during PIC #1 informed the refinement of alternative solutions and the completion of the evaluation. This included the review of a naturalization solution. Input also informed the next steps in the Phase 3 MCEA work on design concepts and effects assessment. Questions that pertained to urban flooding were passed on to City of Toronto staff for further review.

PIC #2 – March 1, 2022

PIC #2 covered Phase 3 of the MCEA process. The purpose of PIC #2 was to:

- Review the purpose of the EA and findings from Phases 1 and 2 of the study on the Rockcliffe flood mitigation;
- Present how input from PIC #1 informed the project work and selection of the preferred solution.
- Present the design concepts for the preferred solution;
- Present the evaluation of design concepts and the preliminary Preferred Design concept for feedback;
- Engage members of the public in a dialogue about the preliminary Preferred Design concept and approach to the effects assessment and mitigation plans; and
- Clarify the EA study, next steps and decision-making process.

Eighty (80) members of the public attended PIC #2. (Note: the number of attendees was counted based on the number of unique log-in devices that registered during the virtual meeting. The count does not reflect if there were multiple people watching on a single device.) Questions and comments received during and following the PIC focused primarily on understanding the design concepts and the preliminary Preferred Design and understanding the impacts to residents, properties, and green space. Participants were most interested in:

- Impacts that the recommended design may have on green space and trees;
- Concerns with construction impacts related to wildlife, noise/vibration, clearing and privacy;
- Replanting and vegetation plans after construction is complete;
- Impacts from the widening of Black Creek and Lavender Creek;
- Concerns with the construction phasing approach and the potential for increased interim flood risk during construction;
- Concerns with the conservative approach to hydrologic modelling and flood risk characterization and related questions regarding the need for certain interventions, particularly along Lavender Creek; and
- Interest in seeing immediate action to reduce flood risks including implementation of the project.

Participants were also interested in the project timeline and necessary funding commitments required for implementation.

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Input from PIC #2 informed the confirmation of the Preferred Design concept and informed the completion of the effects assessment and mitigation plans included in the ESR. Many of the concerns raised during PIC #2 pertained to the mitigation and re-landscaping plans following construction. These concerns have been identified and addressed in the mitigation section of the Environmental Study Report (ESR).

Stakeholder Consultation

As part of the EA process, the TRCA and City established a Community Liaison Committee (CLC) to provide input into the study and to help share project information with the public. Establishment of a CLC is above the minimum mandated public consultation for a MCEA. The CLC members were engaged to provide community knowledge, interest, and input into the study. The CLC was made up of members of the local community representing residents, businesses, and key stakeholder groups such as residents' associations and local advocacy groups. A list of stakeholders was created through input from TRCA, the City, and the local Councillor's office to identify potential CLC participants. It is important to note that the CLC included members who live on Hilldale Road. The purpose of the CLC was to:

- Provide valuable and timely input into the EA while understanding the project scope;
- Assist TRCA and the City in obtaining public input and advice;
- Identify issues that may concern the community regarding the project;
- Review and provide comments on project materials for PIC consultation in order to help guide the study and to help refine the communication of project information to the public; and,
- Assist in disseminating project information in the community.

Two CLC meetings were held during the EA process. Due to the ongoing pandemic and public health protection measures, the CLC meetings were virtual meetings held via Webex. CLC #1 was held on May 19, 2021, and CLC #2 was held on February 1, 2022. Stakeholders were invited to join the CLC and attend meetings through email invitations that were circulated approximately 2 weeks prior to the CLC meetings. Materials presented to the CLC were the basis of the materials presented at the PICs with the presentation materials then refined for the PICs based on feedback from the CLC. Input received at the two CLC meetings was documented in meeting summaries.

CLC #1 – May 19, 2021

Nine (9) stakeholders attended the first CLC meeting. The purpose of the meeting was to introduce the project and project team to the CLC members; clarify the role of the CLC and the project process; provide project context information; describe the work done to date on the project related to Phases 1 and 2 of the MCEA process; and engage CLC members in a dialogue about key questions at this stage, particularly related to the project history, preliminary alternative solutions, evaluation criteria, and how best to engage the broader public on the project.

Input during CLC meeting #1 focused primarily on how technical information was presented and what the public may have concerns with at PIC #1. The CLC members helped identify where simplification/clarification of technical information was needed in advance of PIC #1. The CLC members also shared some of the key issues that the public would be interested in regarding the study focus, alternative solutions, and local impacts of concern. CLC members highlighted that basement flooding was a major issue and that at PIC #1 City staff would need to clarify work being completed related to urban flooding in the area. In addition, CLC members identified

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that the process, cost, and timelines for project implementation are of interest given the ongoing flood concerns and potential for residential property damage during storm events. The CLC also provided input on how to reach members of the public and inform them of PIC #1. Input from CLC #1 was used to refine consultation materials for PIC #1.

CLC #2 – February 1, 2022

Six (6) stakeholders attended CLC meeting #2. The purpose of the meeting was to provide an update on work done to-date and the project schedule; review the EA process, preferred solution, design concepts and preliminary recommendations; engage CLC members in a dialogue about the designs, evaluation, and recommendations; and to gather input on how to best engage and communicate with the public for PIC #2.

Input during the CLC meeting focused on potential issues related to the design concepts and impacts to residents, transportation, and green spaces. There were multiple questions about implementation, timelines, and construction approaches, including concerns about flood risks during construction. CLC members provided input on how to better visualize the design options so that people can more clearly understand the differences between the options. Issues related to impacts of construction on wildlife, trails, and natural corridors were raised. CLC members also identified concerns with how PIC #1 was advertised, and concerns related to public notifications. CLC members provided suggestions for improving communications to encourage PIC attendance. Ongoing concerns were raised with the timeline for implementation as well as timelines for addressing urban flooding through the City's basement flooding program. Input from CLC #2 was used to refine consultation materials and the marketing campaign for PIC #2.

Landowner Consultation

As part of the MCEA consultation program, correspondence was sent to directly impacted landowners as these potential impacts were identified throughout the Project and meetings were offered to further discuss the potential impacts.

During Phase 2 of the MCEA process one landowner was identified as potentially directly impacted. In advance of PIC #1 information regarding the project was shared with the landowner via email and phone, however, the landowner did not reply to offers to meet. During Phase 3 of the MCEA process three additional landowners was identified as potentially directly impacted. Letters were sent via registered mail to all potentially directly impacted landowners in advance of PIC #2. The letters described the potential direct impacts to their property and the landowners were invited to contact the Project team to discuss the proposed works and impacts. Letters were delivered in February 2022 and to an additional landowner in June 2022 that was identified through design refinements to mitigate other impacts. A response was received from just one of the directly impacted landowners. The response was regarding existing buried infrastructure on the private property that conflicted with the proposed infrastructures. The design was reviewed in more detail, which confirmed that a conflict was not expected.

Further attempts to contact the non-responsive, directly impacted, landowners were made in September 2022 via phone and email. The previous letters along with similar letters that reflected updated information regarding the potential impacts were sent via email to the landowners. Responses were then received from all landowners and the study team met with each individually to discuss the potential impacts, mitigation measures, and next steps related to each location.

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Additionally, the Project team met with various indirectly impacted landowners within the community upon request of the landowner. These landowners were informed of the Project via the public consultation process. Most of the requests were for informal site walks that the landowner used to show the Project team the existing vegetation, wildlife habitat and recreational amenities that they were concerned would be impacted. The Project team took note of these existing conditions and ensured it was considered in the evaluation of impacts and development of mitigation measures.

Ongoing consultation was undertaken with indirectly affected residents on Hilldale Road whose properties are adjacent to the Lavender Creek corridor. These residents expressed concerns with the proposed solution for Lavender Creek and loss of greenspace in the Lavender Creek corridor. Multiple emails and letters were exchanged with a particular resident who was representing the concerns of themselves and some of their neighbours. Additionally, both a site walk, and a virtual meeting were held with the resident involving key Project staff from the City, TRCA and the consultant team. Various concerns were raised by the residents throughout the consultations and the Project team provided detailed responses and developed mitigation measures to address the resident's concerns.

Next Steps

The study team is currently completing the Environmental Study Report (ESR) which has been tentatively scheduled to be released to the public on November 22, 2022. As per the direction from the City of Toronto, the public review period will consist of a 30-day review and the study team will make digital copies of the ESR available for public review via e-readers at the Jane/Dundas Branch of the City's Public Library, and the Project website.

Staff will continue to work with the City of Toronto and senior levels of government to secure and identify funding opportunities to undertake the detailed design process and implementation. As a critical piece of flood control infrastructure, the RRFM project represents an important example of a capital project focused on disaster risk reduction. Staff will continue to provide support to the City of Toronto for the approved DMAF project for the Jane Street Bridge reconstruction with implementation starting in 2025, with approved funding of \$48 million.

The City and TRCA are currently waiting on a decision and or announcement from the federal government on the October 2021 DMAF application for the remainder of the proposed flood mitigation works as proposed through the Rockcliffe Riverine Flood Mitigation Project Municipal Class Environmental Assessment and the City's Basement Flooding Protection Program with a total intake ask of \$324 million. The provincial government has also been requested by the City through a previous Council resolution to provide funding in support of implementation of this project.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:
Strategy 2 – Manage our regional water resources for current and future generations

FINANCIAL DETAILS

Funding for the Rockcliffe Riverine Flood Mitigation Project Municipal Class Environmental Assessment was made available through a fee for service delivery agreement with the City of Toronto within account 107-82.

DETAILS OF WORK TO BE DONE

TRCA will work with the City of Toronto to coordinate press releases and social media updates

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communicating notices, the approval, and or any decisions related to the Environmental Assessment to the public and key stakeholders.

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For Information contact: Nick Lorrain, (437) 880-2375

Email: nick.lorrain@trca.ca

Date: November 10, 2022

Attachments: 4

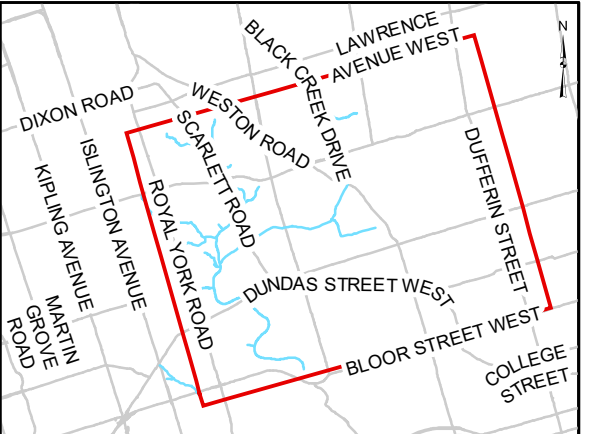
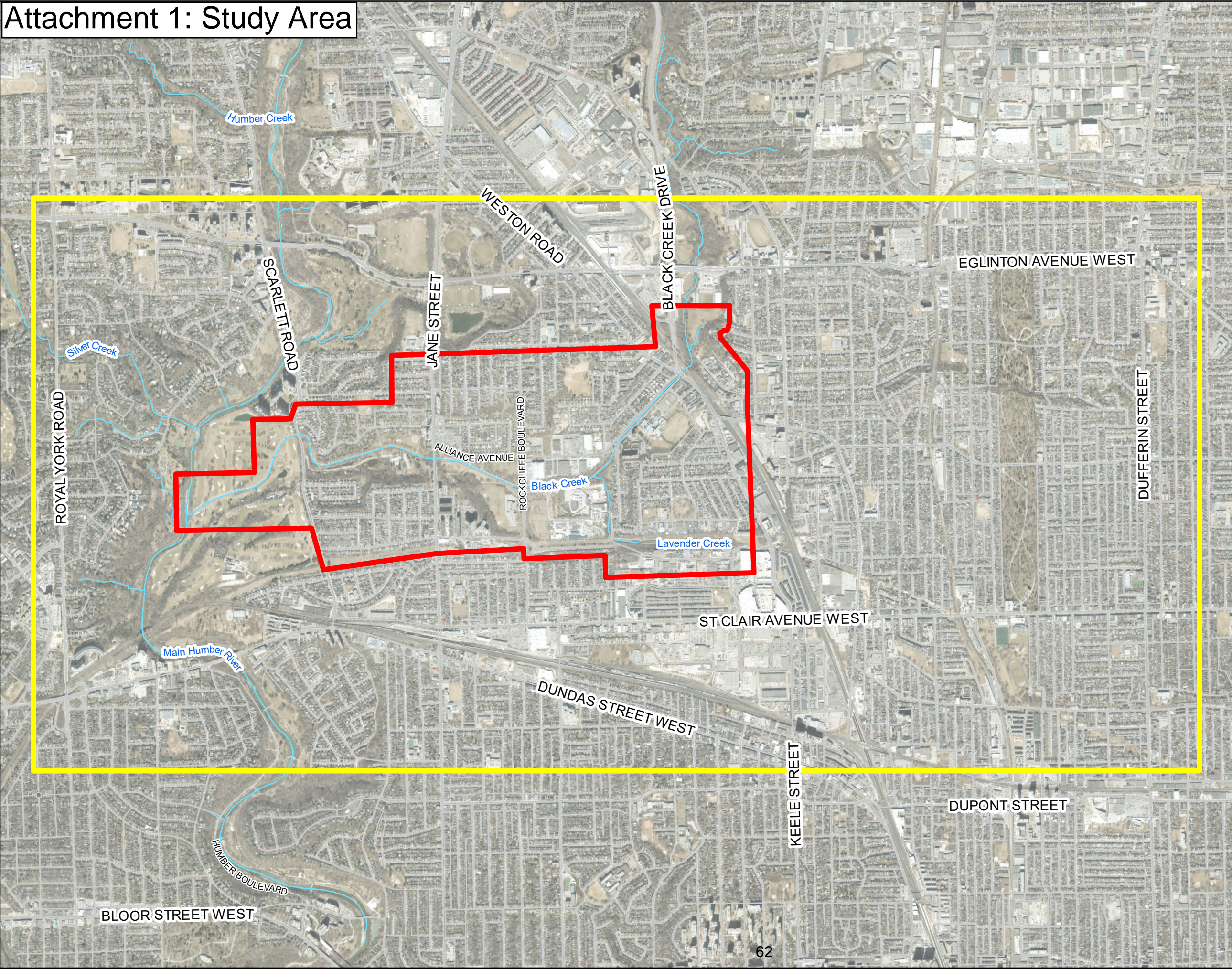
Attachment 1: Study Area

Attachment 2: Preferred Design – Black Creek

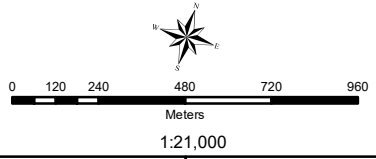
Attachment 3: Preferred Design – Lavender Creek

Attachment 4: Preferred Design – Black Creek at Scarlett Road

Attachment 1: Study Area



- Legend**
- Scoped Study Area
 - Broad Study Area
 - Roads
 - Watercourse



Datum: NAD 1983 UTM Zone 17N
North American 1983

Sources: Toronto and Region Conservation Authority
City of Toronto



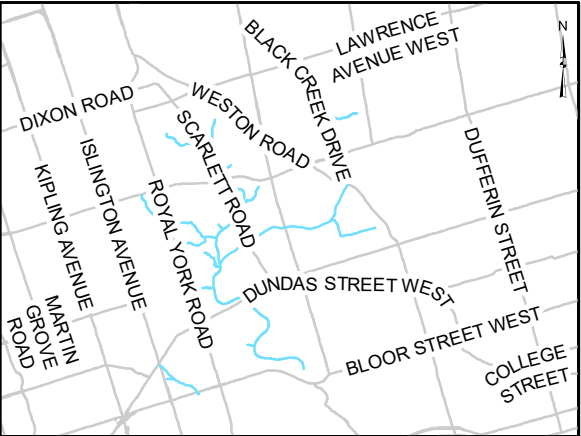
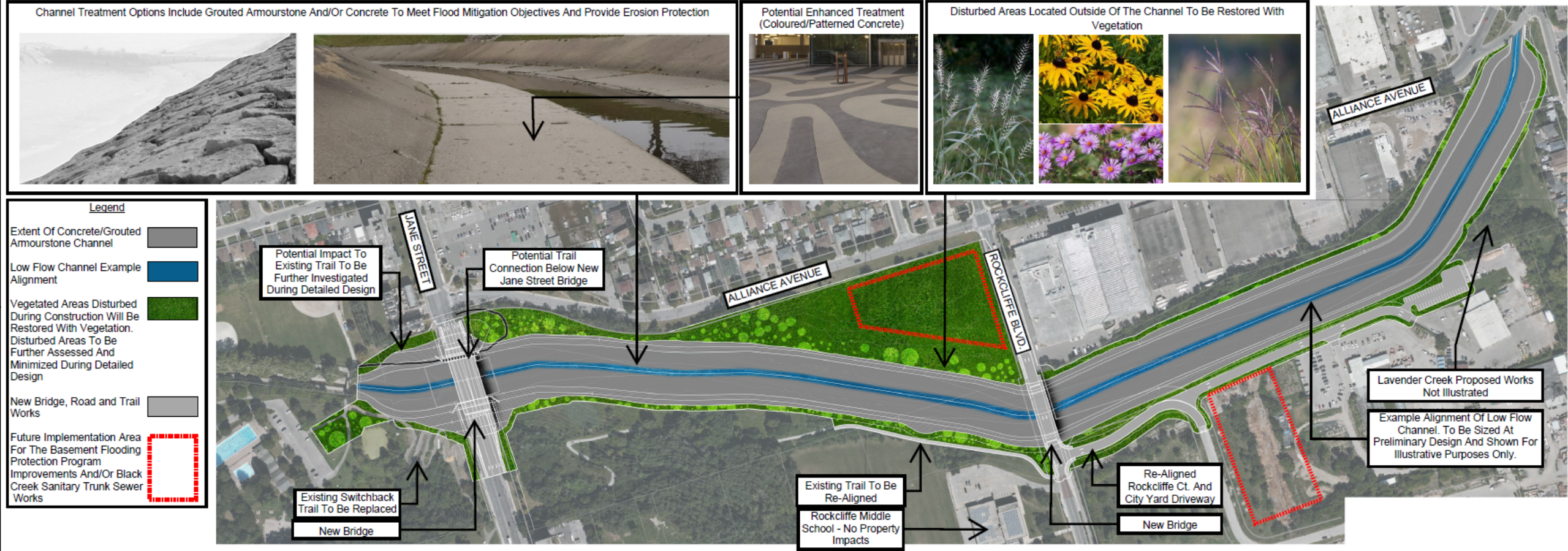
Rockcliffe Riverine Flood Mitigation
Municipal Class Environmental Assessment

Project Location

Project No.:	202179500	1
Date:	September 2022	

Map location: G:\2020\02\79500\mde\LSA\Fig_1_1_Rockcliffe_Riverine_Flood_Mitigation_Project_Location.mxd
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Attachment 2: Preferred Design - Black Creek



Not to Scale

Datum: NAD 1983 UTM Zone 17N
North American 1983

Source: Toronto and Region Conservation Authority
City of Toronto

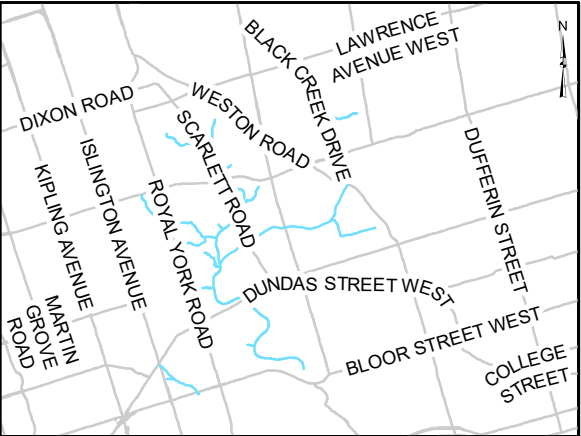
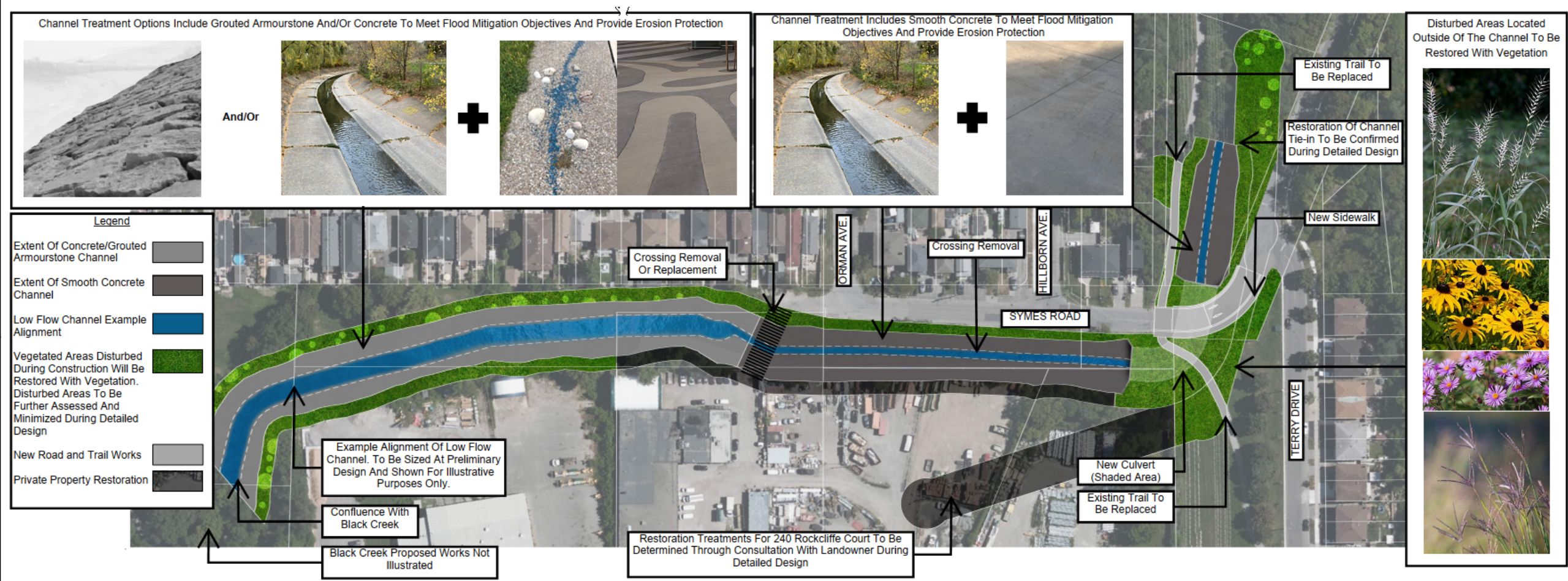


Rockcliffe Riverine Flood Mitigation
Municipal Class Environmental Assessment

BC1 Concept Plan

Project No.:	202179500	2
Date:	June 2022	

Attachment 3: Preferred Design - Lavender Creek



Not to Scale

Datum: NAD 1983 UTM Zone 17N
North American 1983

Source: Toronto and Region Conservation Authority
City of Toronto



Rockcliffe Riverine Flood Mitigation
Municipal Class Environmental Assessment

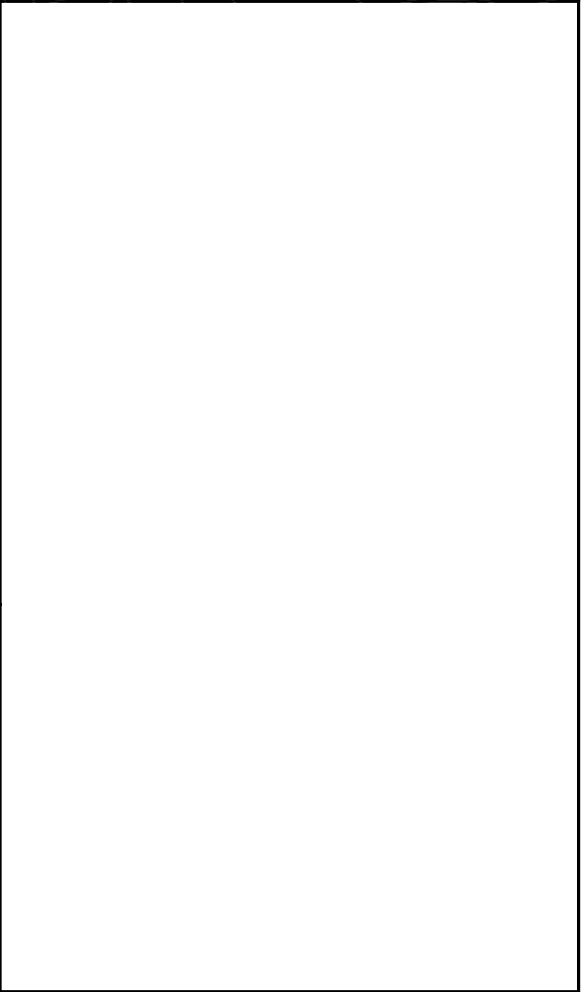
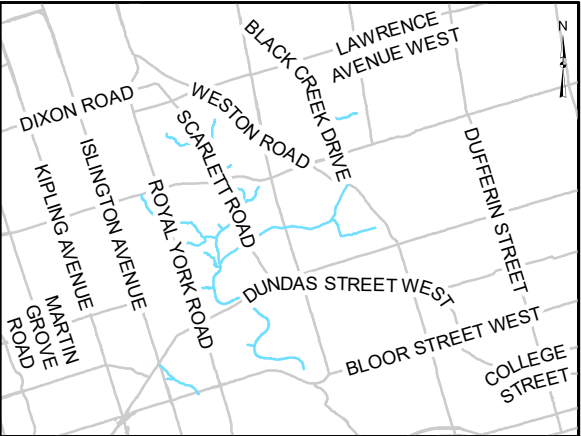
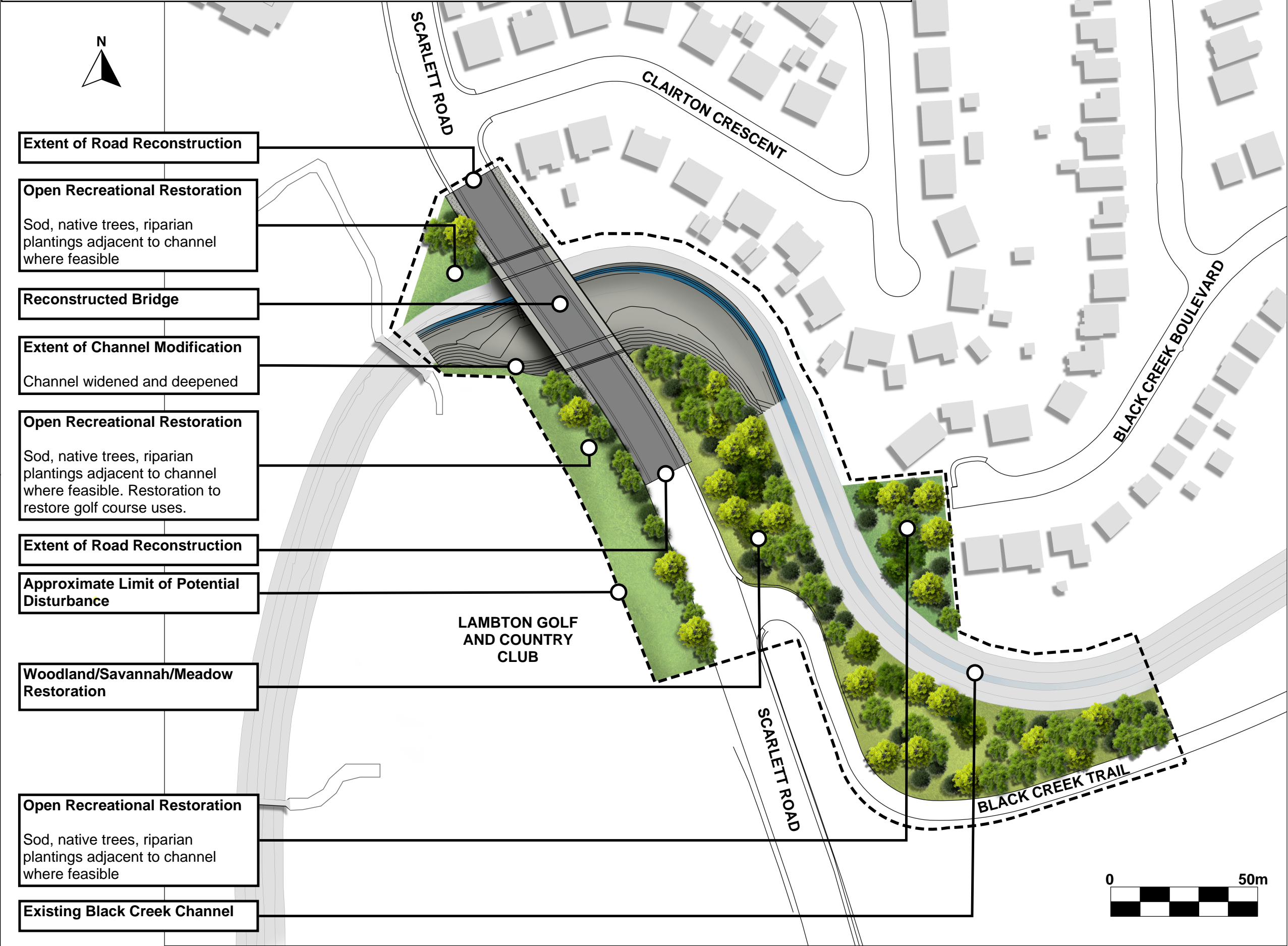
LC3/LC4 Concept Plan


Project No.: 202179500

Date: June 2022

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Attachment 4: Preferred Design - Black Creek at Scarlett Road



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Datum:	Source: Toronto and Region Conservation Authority City of Toronto
	
Rockcliffe Riverine Flood Mitigation Municipal Class Environmental Assessment	
Scarlett Rd Bridge Replacement and Black Creek Channel Modification - Conceptual Plan	
Project No.:	202179500
Date:	June 2022
4	

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Friday November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **PROPOSED 2023-2024 TRCA MEETING SCHEDULE**

KEY ISSUE

Approval of the Proposed 2023-2024 Toronto and Region Conservation Authority (TRCA) Board of Directors and Executive Committee meeting schedule.

RECOMMENDATION:

THAT the Proposed 2023-2024 TRCA Meeting Schedule, as outlined in Attachment 1, be approved;

AND FURTHER THAT the schedule be distributed to the Minister of Natural Resources and Forestry, the Minister of the Environment, Conservation and Parks, municipalities within TRCA's jurisdiction, and Conservation Ontario.

BACKGROUND

Section C.2 of TRCA's Board of Directors Administrative By-Law ("By-Law") requires that TRCA's Board of Directors approve an annual schedule for regular meetings of the Board of Directors and Executive Committee.

RATIONALE

The proposed 2023-2024 meeting schedule is guided by a number of general scheduling assumptions and principles:

- Avoid conflicts with municipal council, board, and committee meeting dates, which usually fall on days other than Friday
- Avoid Federation of Canadian Municipalities (FCM) Board of Directors meeting dates (tent. February 28 to March 3, September 12-15, November 21-25) and the FCM Annual Conference (May 25-28)
- Avoid statutory holidays, memorial days, days of cultural or religious significance, and school spring breaks
- Avoid Fridays following the City of Toronto Council regular meetings, since in the past (in special circumstances) these meetings have been extended to Friday
- Allow for summer and winter hiatus to better accommodate planned summer vacations and the December holiday season, in accordance with TRCA's Board of Directors and Executive Committee Terms of Reference, and in line with the practice in many municipalities

Should any conflicts with municipal meeting dates arise following the release of meeting calendars for municipalities within TRCA's jurisdiction, the Clerk's Office will revise the 2023-2024 meeting schedule.

Annual Meetings

At Authority Annual Meeting held on January 25, 2002, Resolution #A6/02 was approved in part as follows:

THAT the dates of future Annual Meetings be changed to accommodate the budget meeting schedule for our member municipalities, such that the Annual Meeting held following a municipal election be in January while the Annual Meetings in the interim two years between elections be moved to February.

In accordance with RES.#A6/02, the 2023 annual Board of Directors meeting has been scheduled for Friday January 13, 2023, and Friday February 16, 2024.

Delegated Authority for Summer, Winter and Post-Election Recess

As the busy summer construction season typically results in a high volume of permit approval requests and conversely there is a small possibility of permits required in December, staff request an exception to RES.#A28/16, which requires Executive Committee approval for all “major” development and infrastructure permits within the TRCA’s regulatory jurisdiction, in order to allow for the approval of all permits in the months of December 2022 and July, August 2023 to be delegated to the Director, Development and Engineering Services. Prior to any approval under this delegated authority TRCA staff will continue to ensure that all permits are compliant with the regulations under the Conservation Authorities Act. Further, any permits subject to this delegation of authority will be circulated to Executive Committee members and Board Members representing the area subject to the permit at least a week ahead of the approval date, which will enable Board Members to voice any concerns that may have in relation to the proposed permit. Finally, staff will report back to the February 2023 and September 2023 Executive Committee meeting with a summary report on all permits approved under this delegation of authority.

Approval of all time sensitive procurements and agreements for the months of December 2022 and July and August 2023 have been delegated to the Chief Executive Officer or their designate. Where it is anticipated that a contract would need to be awarded during the summer or winter hiatus, staff will prepare a summary report for November 2023 and June 2023 Board of Directors meetings, providing all information available at that time and recommending the course of action. Staff will further report back on any contracts awarded under this delegated authority at the February 2023 and September 2023 Board of Directors meetings.

On September 23, 2022 the Administrative By-Law was updated to reflect the above noted delegated authority in order to streamline reports and reduce redundancy in preparing reports for Board consideration:

21. Delegated Authority

- (1) The Chief Executive Officer (CEO) is delegated the authority during the months of July, August and December of each calendar year.*
- (2) The Chief Executive Officer (CEO) is delegated the authority during the months of September, October and November during an election year where quorum is not met three days in advance.*
- (3) Any exercise of the authorities delegated to staff through during the above noted months are required to report to the Board at its next available meeting.*

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Should another item require Board of Directors approval during the summer or winter hiatus, subsection C.2(4) of the By-law permits the Chair to call a special meeting, if necessary, as follows:

C.2(4) *The Chair may, at their pleasure or at the request of a Board Member, call a special meeting of the Board of Directors with seven days' notice, in writing, or as is necessary. The Chair shall not refuse the calling of a special meeting with majority support. The notice shall state the business of the special meeting and only that business shall be considered at that special meeting. The agenda for special meetings of the Board of Directors shall be prepared, as the Chair may direct.*

Hybrid Meetings and Participation by Electronic Means

Due to voting considerations, TRCA is scheduled to have the Annual General Meeting in January 2023 as an in-person meeting with hybrid regular meetings to follow subject to Board direction.

For members who participate in-person, meetings will be held at TRCA's Head Office (either at 101 Exchange Avenue, Concord or at 5 Shoreham Drive, Toronto). All meetings will begin at 9:30 a.m. Board members are required to schedule to be in attendance at all meetings, from the start of the meeting until at least 1:30 p.m., in order to ensure quorum is maintained and continuity of TRCA operations is preserved.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:
Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

There are no financial implications associated with this report.

DETAILS OF WORK TO BE DONE

Once the schedule is approved, a copy will be circulated to the Minister of Natural Resources and Forestry, Minister of the Environment, Conservation and Parks, municipalities within TRCA's jurisdiction, and Conservation Ontario

Report prepared by: Joanne Hyde

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Email: michael.tolensky@trca.ca

Date: September 27, 2022

Attachment: 1

Attachment 1: Proposed 2023-2024 TRCA Schedule of Meetings

Attachment 1 Proposed 2023-2024 TRCA Schedule of Meetings

TORONTO AND REGION CONSERVATION AUTHORITY 2023 - 2024 SCHEDULE OF MEETINGS BOARD OF DIRECTORS AND EXECUTIVE COMMITTEE

January '23						
Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13 *BoD	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

February '23						
Su	M	Tu	W	Th	F	Sa
			1	2	3 EXEC	4
5	6	7	8	9	10	11
12	13	14	15	16	17 BoD	18
19	20	21	22	23	24	25
26	27	28				

March '23						
Su	M	Tu	W	Th	F	Sa
			1	2	3 EXEC	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24 BoD	25
26	27	28	29	30	31	

April '23						
Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14 EXEC	15
16	17	18	19	20	21	22
23	24	25	26	27	28 BoD	29
30						

May '23						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12 EXEC	13
14	15	16	17	18	19	20
21	22	23	24	25	26 BoD	27
28	29	30	31			

June '23						
Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9 EXEC	10
11	12	13	14	15	16	17
18	19	20	21	22	23 BoD	24
25	26	27	28	29	30	

July '23						
Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

August '23						
Su	M	Tu	W	Th	F	Sa
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

September '23						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8 EXEC	9
10	11	12	13	14	15	16
17	18	19	20	21	22 BoD	23
24	25	26	27	28	29	30

October '23						
Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6 EXEC	7
8	9	10	11	12	13	14
15	16	17	18	19	20 BoD	21
22	23	24	25	26	27	28
29	30	31				

November '23						
Su	M	Tu	W	Th	F	Sa
			1	2	3 EXEC	4
5	6	7	8	9	10	11
12	13	14	15	16	17 BoD	18
19	20	21	22	23	24	25
26	27	28	29	30		

December '23						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

January '24						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12 EXEC	13
14	15	16	17	18	19	20
21	22	23	24	25	26 BoD	27
28	29	30	31			

February '24						
Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9 EXEC	10
11	12	13	14	15	16	17
18	19	20	21	22	23 BoD	24
25	26	27	28			

BoD = Board of Directors
EXEC = Executive Committee

* Annual Board of Directors Meeting

Statutory Holidays
(Date Observed)

Memorial Days

Mid-Winter Break (MoE)
(Not a holiday; for information only)

Festive Closure

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **DELEGATED AUTHORITY REQUEST FOR WINTER 2022**
Request for Delegated Authority for the Chief Executive Officer

KEY ISSUE

It is requested that the Chief Executive Officer (CEO) be granted delegated authority in November and December 2022, pursuant to Section 21 of Toronto and Region Conservation Authority's (TRCA) Administrative By-Law for time sensitive procurements to ensure business continuity including support for municipal and partner supported programs and projects.

RECOMMENDATION:

WHEREAS TRCA Procurement Policies require reporting to the Executive Committee for procurements over \$250,000 and to the Board of Directors for procurements over \$500,000;

WHEREAS no meetings of TRCA's Executive Committee and Board of Directors are scheduled for December of each calendar year;

WHEREAS a number of legislative amendments and draft regulations have been released by the Province requiring a time sensitive TRCA response;

THEREFORE LET IT BE RESOLVED THAT the CEO be delegated authority to approve, grant or authorize all activities in connection with acquisition of goods and services or submissions on major legislative and policy matters that would otherwise require Executive Committee of Board of Directors approval for November and December 2022;

THAT any approval under the delegated authority comply with TRCA's Procurement Policies;

THAT should TRCA staff be unable to negotiate contracts with successful Proponents, staff be authorized to enter into and conclude contract negotiations with other Proponents that submitted proposals, beginning with the next highest ranked meeting TRCA specifications;

THAT authorized TRCA officials be directed to take whatever action may be required to implement the contract, including the obtaining of necessary approvals and the signing and execution of any documents;

AND FURTHER THAT staff report back at the February 17, 2023 Board of Directors meeting with a list of all procurements that were approved under the delegated authority.

BACKGROUND

At Board of Directors Meeting held on September 23, 2022, Resolution #A144/22 was approved

Item 8.8

as follows:

WHEREAS no meetings of TRCA's Executive Committee and Board of Directors are scheduled for the months of July, August and December of each calendar year and meetings scheduled for September, October and November during a municipal election year may have difficulty reaching quorum due to conflicting obligations of municipally-appointed board members;

THEREFORE, LET IT BE RESOLVED THAT the CEO be delegated authority during the months of July, August and December of each calendar year;

AND THAT the CEO be delegated authority during the months of September, October and November during an election year where quorum is not met three days in advance;

AND THAT the Administrative By-Law be updated to include Section 21 providing for this authority;

AND FURTHER THAT any exercise of the authorities delegated to staff through this report will be reported back to the next available meeting.

RATIONALE

This report requests the Board of Directors to allow for delegated authority to the CEO on a time-limited basis to ensure that TRCA business continuity is maintained in November during a municipal election year, where quorum is not met three days in advance of a scheduled meeting and during December as there are no meetings scheduled until the Annual General Meeting on January 13, 2023.

At this time, it is expected the following procurement would require delegated authority approval for the winter months to meet established timelines for project and program delivery. Note that the anticipated value listed does not include considerations for contingency. This will be incorporated into contracts as deemed necessary.

Project	Description	Type of Goods/ Services	Type of Procurement	Anticipated Value	Staff Lead
Cudmore Creek Wetland & Trailhead Project: Phase 2 Implementation	Construction of the Cudmore Creek Wetland & Trailhead Project by General Contractor. Includes supply of all materials, labour, equipment, manufacturing, installation of site features and construction management services.	Construction Goods, Services, Materials, and Supplies	Competitive Request for Tender	\$1.1M	Jaya Soora, Senior Project Manager, Project Management Office jaya.soora@trca.ca (365) 566-2380

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 9 – Measure performance

FINANCIAL DETAILS

The use of delegated authorities outlined in this report will rely on new, available and/or reallocated funding with no net impacts to annual budgets approved by the Board of Directors.

The actual anticipated financial implications associated with this report are currently unknown and will be dependent on the use of delegated authorities in response to emerging issues or time-sensitive requirements.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 1 – Green the Toronto region's economy

DETAILS OF WORK TO BE DONE

Staff will report back to the February 17, 2023 Board of Directors meeting with a list of all procurements approved under delegated authority, including related financial details.

Report prepared by: Joanne Hyde

Email: joanne.hyde@trca.ca

For information contact: Michael Tolensky, (437) 880-2278

Email: michael.tolensky@trca.ca

Date: October 20, 2022

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Michael Tolensky, Chief Financial and Operating Officer

RE: **TRCA STRATEGIC PLAN 2023-2034**

KEY ISSUE

Approval of Toronto and Region Conservation Authority's (TRCA) Strategic Plan 2023-2034 including the accompanying Strategic Plan Playbook for the first four (2023-2026) years.

RECOMMENDATION:

THAT TRCA's Strategic Plan 2023-2034, be adopted;

THAT TRCA's Strategic Plan Playbook 2023-2026, be received;

AND FURTHER THAT staff be authorized to amend the Strategic Plan Playbook 2023-2026 and future iterations to reflect changing environmental factors and alignment with partners so as to ensure that the Strategic Plan goals can be achieved.

BACKGROUND

At a time of uncertainty and changing environmental factors, effective strategic planning can be more challenging and yet more necessary than ever. Building on a solid foundation of stakeholder collaboration, a diversified and sustainable business model, and leadership and innovation success, TRCA's Strategic Plan 2023-2034 seeks continued excellence in the pursuit of changes that address the needs of today and tomorrow.

TRCA's Strategic Plan 2023-2034 (Plan) advances upon the tradition of providing overarching organizational guidance to ensure continued success. It establishes targeted priorities and drives the focus of day-to-day actions. This Plan's strength lies in the fulsome collaborative development process through which it was developed. Beginning in the summer of 2021, many stakeholders were involved in creating its final form. Those who provided input or lent expertise included TRCA Senior Leadership Team (SLT) and Senior Management Team (SMT), staff at various levels, TRCA Board of Directors, representatives from partner municipalities and government agencies, external subject-matter experts. This input was achieved through the support of all divisions in TRCA with co-ordination from the Strategic Business Planning and Performance (SBPP) business unit.

A range of methodologies were employed to extract the most value from the stakeholder engagement. These included a strengths, weaknesses, opportunities, and threats (SWOT) analysis exercise, contextual scan of other strategic plans and priorities and expert interviews. The ensuing analysis, coding and mapping of these engagement responses resulted in the ideas that were initially presented in February 2022 to the TRCA Board of Directors.

Although a strategic plan is a forward-oriented framework, revisiting past plans and reviewing the historical context for the direction ahead is inherently part of this process. Since the inception of the last Strategic Plan in 2013 and especially in the past couple of years, a lot has

changed in the operating environment. All business plans now require both more adaptability and also benefit from more precision than before. TRCA's Strategic Plan 2023-2034 was created with these criteria in mind. Maintaining a medium-term time horizon of twelve (12) years ensures sufficient lead time to establish, pursue and succeed at achieving challenging performance-based goals. The Vision statement, which reflects the ultimate end state the entire organization is seeking to accomplish was updated. Likewise for the Mission statement, which expresses the process that the Vision will be achieved. These updated statements read as follows:

TRCA Vision: The achievement of safe and resilient communities.

TRCA Mission: The provincial leaders in conserving, restoring, and managing natural resources to advance safe and sustainable development.

The four (4) underpinning pillars and goal statements that organize the collective TRCA work, were drafted and shared with the Board in February 2022 as well. These pillars and goals will not change over the course of the 12-year timeframe and are elaborated as follows:



Figure 1 TRCA's Four Strategic Pillars and Goals

The ensuing work since February 2022 has finalized the remaining elements of the Strategic Plan Framework detailed below (Figure 2).

RATIONALE

A strategic plan is a higher-order framework mean to provide overall direction. Its utility becomes contingent on how the medium and shorter-term activities and strategies join and fit together to achieve the intended outcomes. The remainder of this project has proceeded through fulsome and ongoing collaboration across the organization to ensure adequate alignment between the directions established and the planned work.

To demonstrate this link, each of the four (4) pillars and overarching goals are expressed as four (4) separate outcomes each, totalling sixteen (16) in all. Each of the sixteen (16) outcomes are made more tangible through descriptive examples of work that will be undertaken to achieve that outcome. Significant coordination across the entire organization to account for anticipated

and planned work and aligning these initiatives with the outcomes has been accomplished methodically and thoroughly in collaboration with senior managers and leaders. In the data-driven era which now critically feeds business planning and execution and building upon previous requests of the Board in TRCA's Strategic Plan update., there is a greater emphasis on the measurement of performance. Performance measurement is critical to ensure outcomes are validated and success can be rightly claimed. What is especially new for this Plan is that each outcome will be validated by a unique performance measure. The sixteen (16) total measures have been carefully selected to account for the longer-term (twelve-year) impact the work of each outcome is meant to accomplish. Each performance measure is purposefully expressed as a percentage. This enables reporting against an established target in a simple and clear way. By reporting on these measures at the conclusion of the 2023-2034 Strategic Plan, and through impact reporting at planned intervals, stakeholders and the broader public will clearly see how accountability is a design feature of this new Strategic Plan framework. The performance measures are clearly identified in *Attachment 1 TRCA Strategic Plan 2023-2034*.

Since the presentation of the initial draft Strategic Plan material to the Board of Directors earlier this year, detailed feedback sought and received from TRCA board members and staff has been diligently and thoroughly addressed at every opportunity. Hundreds of hours, dozens of meetings and many iterations demonstrate a commitment to honouring each piece of feedback received. Revisions also signal how the content has been shaped by the directive of the TRCA Board and leadership. Though time-intensive, benefits to the Plan have ensued: clarity, consistency, and the alignment of wide-ranging but reinforcing priorities. The final result is the realistic and vetted Strategic Plan presented herein for Board of Director approval.

Strategic Plan Phase 1 Playbook (Playbook)

Where the Strategic Plan has a 12-year, longer-term outlook, *Attachment 2 Strategic Plan Phase 1 Playbook 2023-2026* is its companion document. It operationalizes the entire plan by aligning annual work planning along three 4-year terms. The length and timing of these phases ensure the implementation of a strategic plan becomes iterative, as it is meant to be. The Playbook transforms a point-in-time created plan into a living and emerging document that includes impacts and targets. These proposed impacts and targets, like in the Plan, use percentages to evaluate and convey success.



Figure 2: TRCA Strategic Plan Framework

This phased approach has several benefits:

Improved Alignment

Internal work planning and strategic decision-making will better align with Partner Municipalities' terms of council. This makes an important structural change to ensure priorities of mutual interest garner greater attention and momentum, including emphasized funding prioritization.

Increased Transparency and Accountability

At the conclusion of a four-year term, a new external Strategic Impact Report 2023-2026 will detail progress made against established interim targets as well as introduce the Strategic Plan Playbook 2027-2030. This improved approach to impact reporting greatly enhances transparency and accountability, highlighting both progress, gaps and next steps. While Annual Reports will continue throughout, it is through the Strategic Impact Report that the results of our work will be made more consequential.

Learning

Lastly, through evaluation comes learning. If progress towards an interim target is not being achieved, there is a chance in the near-term to assess and re-evaluate a particular approach. This intentional design process allows course-correcting changes to be considered as needed.

The first Strategic Impact Report 2023-2026 will be released in 2026. No fewer than 155 indicators establish the organization's ambition and represent the steadfast commitment to ensuring the changes being sought become reality. The proposed impacts and targets intended to be used in the Strategic Impact Report are shared in the attached (*Attachment 2*) for information and interest.

DETAILS OF WORK TO BE DONE

Throughout the remainder of 2022, staff will continue to prepare for the launch of the new Plan in 2023. Given the Playbook is a living document, ongoing work remains as we move forward to develop fulsome medium-term work plans, associated performance measures, and operationalize new reporting requirements at the different time horizons.

Report prepared by: Jenifer Moravek

Email: jenifer.moravek@trca.ca

For Information contact: Michael Tolensky, (437) 880-2278

Email: michael.tolensky@trca.ca

Date: November 10, 2022

Attachments: 2

Attachment 1: Toronto and Region Conservation Authority Strategic Plan 2023-2034

Attachment 2: Toronto and Region Conservation Authority Strategic Plan Phase 1 Playbook
(2023-2026)

Strategic Plan 2023-2034



VISION

The achievement of safe and resilient communities.

MISSION

The provincial leader in conserving, restoring and managing natural resources to advance safe and sustainable development.

CORE VALUES

Working with government and the communities we serve to achieve collective impact and advance shared goals.

CORE BEHAVIOURS

INTEGRITY

We are honest, ethical, and professional.

COLLABORATION

We achieve shared goals through a solution-oriented approach.

ACCOUNTABILITY

We are responsible for our actions, behaviours and results.

RESPECT

We recognize and value that our differences make us stronger and we commit to creating a diverse, equitable, and inclusive workplace that celebrates individual contributions to provide dignity for all.

EXCELLENCE

We maintain a high standard of performance and customer service, consistently striving to improve and produce quality work.

ABOUT US

Since 1957, Toronto and Region Conservation Authority (TRCA), as enabled through the provincial Conservation Authorities Act, has taken action to enhance our region's natural environment and protect our land, water and communities from the impacts of flooding and increasingly extreme weather events – Ontario's leading cause of public emergencies.

As the region's first line of defence against natural hazards, TRCA maintains vital infrastructure and provides programs and services that promote public health and safety, protecting people and property.

TRCA mobilizes a science-based approach to provide sound policy advice, leveraging its position as a not-for-profit operating in the broader public sector to achieve collective impacts within our communities and across all levels of government.

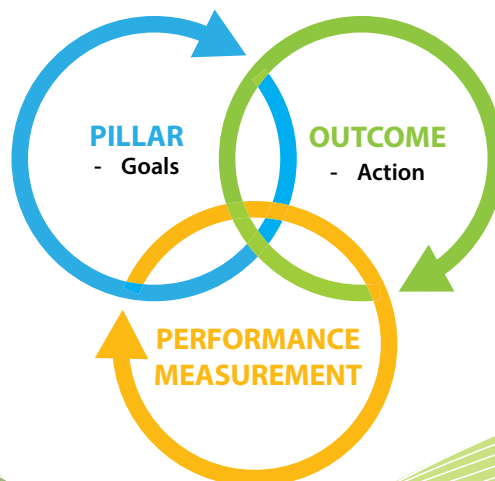
TRCA's jurisdiction includes nine watersheds and their Lake Ontario shorelines, spanning six upper-tier and fifteen lower-tier municipalities and representing almost five million people, approximately 10% of Canada's population.

UNDERSTANDING TRCA'S STRATEGIC PLAN

TRCA's 2023-2034 Strategic Plan (Plan) is built around a 12-year timeframe, divided into three 4-year phases, reflecting our partner municipalities' terms of council. It is a living document guided by the evolving needs of TRCA and its stakeholders, allowing the organization to adapt to changes in the external operating environment, while guiding the organization towards its desired outcomes.

The framework starts with TRCA's vision, mission and core values, which will shape the future state that all priorities and actions across the organization are working towards achieving.

The Plan is structured according to four strategic pillars designed to group associated outcomes within the Plan. The pillars provide a clear alignment and defined links that reflect how TRCA works towards supporting the efforts of our primary stakeholders and our partner municipalities.





PILLAR 1

Environmental Protection and Hazard Management

GOAL: Mitigating hazard risks to communities and protecting the natural environment

RESULT:

- Reduction of flood and erosion risks
- Healthy greenspaces
- Clean water resources
- Sustainable development



1.1 Deliver provincially mandated services pertaining to natural hazards including flood and erosion

TRCA provides provincially mandated services pertaining to natural hazards including flood and erosion monitoring and risk management.

- Identify and map flood hazards, provide flood forecasting and warning services, and operate flood mitigation infrastructure
- Conduct inventories of erosion infrastructure and monitor infrastructure health
- Implement green infrastructure and other capital works projects to reduce risk and achieve sustainability objective
- Educate the public and provide technical support to partner municipalities



% of known flood and erosion risks that will be mitigated with active or funded projects

1.2 Leadership in greenspace conservation

TRCA protects and manages natural heritage systems throughout its jurisdiction by ensuring safe operation and access, site protection and maintenance, ecosystem protection and unmatched visitor experiences.

- Acquire greenspace to protect and manage natural heritage systems
- Monitor and maintain greenspace to enable safe operation and access
- Assess and maintain resources and protected sites through land planning
- Steward greenspace to ensure quality visitor experiences and protect ecosystems



% of environmentally significant targeted land acquired*
* funding dependent



1.3 Maintain healthy and resilient watershed ecosystems in the face of a changing climate

TRCA implements effective, targeted programs that improve watershed health and resilience through ongoing monitoring and assessment of natural resources within its jurisdiction.

- Meet provincial requirements and provide support for Drinking Water Source Protection
- Provide watershed and subwatershed planning and ecosystem services
- Enhance watershed wide restoration and regeneration opportunities
- Protect, manage and enhance biodiversity



% of watershed plans and corresponding implementation actions completed

1.4 Balance development and growth to protect the natural environment ensuring safe sustainable development

TRCA ensures safe and sustainable development throughout its jurisdiction to protect communities and the natural environment to minimize impacts to greenspace and infrastructure, ensure flood protection and remediation and maximize benefits for communities.

- Undertake flood protection and remediation activities that facilitate community revitalization
- Mitigate impact on the natural environment and infrastructure by applying sustainable development best practices
- Provide expertise on proposed development and infrastructure
- Conduct enforcement and compliance to protect communities and the natural environment



% of developments and infrastructure projects that are safe from flood and erosion hazards and protect natural heritage features





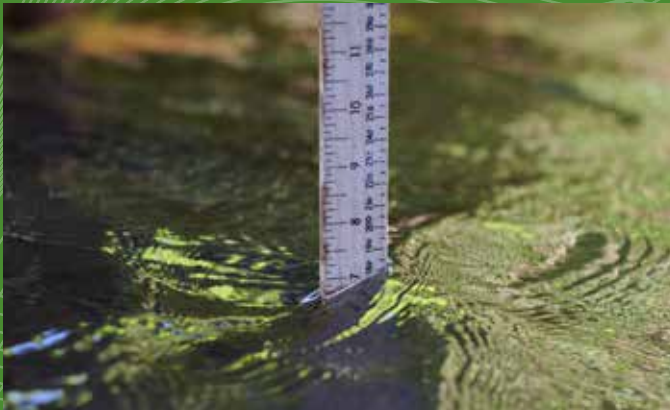
PILLAR 2

Knowledge Economy

GOAL: | Contributing to environmental targets through knowledge advancement

RESULT:

- Climate solutions
- Sustainability
- Advocacy success
- Science-based decisions



2.1 Research and development that drives innovation and climate-based solutions

TRCA demonstrates leadership in sustainability efforts by identifying and developing best-practice and policy for climate change.

- Implement, monitor and communicate the results of pilot projects to encourage market adoption
- Engage stakeholders to address climate change impact and inform policy development
- Identify and develop best-practices and policies for climate change
- Establish climate change adaptation plans with partner municipalities, institutions and businesses



% of TRCA municipalities with increased green infrastructure projects

2.2 Collaboration to advance a green transition

TRCA works with business and industry partners to inform sustainability initiatives that drive the adoption of green technologies through engagement.

- Collaborate with partners and industry to inform sustainability initiatives
- Provide training programs that support external partner efforts
- Share knowledge that supports partners in building green infrastructure
- Integrate green infrastructure into asset management planning



% of partners citing TRCA collaboration in actioning sustainability initiatives



2.3 Advocacy and adaptability in the face of policy pressures

TRCA remains committed to providing stakeholders with the best available science-based information to inform and guide external policy initiatives.

- Advocate and provide input into government legislation, policy, regulations, and technical guidance
- Advocate for the development of private and public funding programs
- Strengthen relationships with all levels of government and conservation authority partners
- Support municipalities in achieving conformity with provincial policy, plans, and watershed planning requirements



% of Official Plan, zoning by-law and municipal planning documents updated to reflect TRCA's science-based technical and policy interests

2.4 Integrate environmental considerations and science into decision making

TRCA provides partner municipalities with industry-leading science.

- Provide municipalities with access to leading science, research and studies
- Host knowledge sharing events with stakeholders and the public
- Analyze data into tangible and relatable facts and key messages for external utilization



% of municipal partners citing decision-making influenced by TRCA scientific knowledge and products





PILLAR 3

Community Prosperity

GOAL: | Building communities that drive local action and improve wellbeing

RESULT:

- Healthy connected communities
- Accessible nature
- Develop community champions
- Green industry innovation



3.1 Connect communities and nature to greenspace

TRCA ensures that the public has access to accessible outdoor recreation and programming.

- Create management strategies that ensure public access to greenspace
- Maintain, develop and upgrade parks facilities, including waterfront parks and trails
- Enable access to nature in urban areas through major green initiatives
- Connect the region and communities through TRCA's Trail Strategy



% increase in visitors to TRCA's natural spaces and centres



3.2 A culture of diversity, equity and inclusion contributing to community wellbeing

TRCA demonstrates that innovative land management leads to more accessible and inclusive communities.

- Ensure accessibility of greenspace, programs, services and community infrastructure for all
- Leverage adaptive re-use of cultural heritage resources on TRCA-owned or managed lands
- Develop and implement organizational strategy for diversity, equity, and inclusion internally and externally
- Offer cultural programs, archeological services and urban agricultural initiatives that benefit the community




% of total visitors and program participants that reside either in Neighbourhood Improvement Areas (City of Toronto) or communities/neighbourhoods with a Community Safety and Wellbeing Plan under the Police Services Act (Regions of York, Peel and Durham)

3.3 Informed citizens are conservation champions

TRCA collaborates with communities on environmental initiatives.


- Engage local community partners
- Design and implement education programming targeted at people of all abilities and backgrounds
- Establish TRCA facilities as community hubs
- Leverage the Regional Watershed Alliance, Natural Science and Education Committee along with TRCA's Youth Council to cultivate conservation champions

 % of baseline knowledge of Grade 5 and Grade 7 students in participating TRCA and School Board-operated outdoor education centres utilizing a standardized environmental knowledge test. (Draft concept to be considered by Natural Science and Education Committee in Q1 2023)

3.4 Inspired communities take environmental action

TRCA enables communities to protect their natural environment with their own hands.

- Nurture citizen-led restoration and regeneration
- Lead community engagement and restoration activities
- Provide communities with programming and tools to act
- Strengthen TRCA's network of volunteers and environmental stewards

 # of community and neighbourhood action programs/plans that have either a stormwater reduction benefit or a greenhouse gas (GHG) reduction value, calculated as a reduction in stormwater runoff or GHG reduction





PILLAR 4

Service Excellence

GOAL: Customer service excellence for efficient service delivery to adapt to a changing environment

RESULT:

- Employee growth
- Employee pride
- Valued relationships
- Performance ownership



4.1 A strong and skilled workforce

TRCA's workforce is its most important resource, and the organization will remain competitive in the employment market through its commitment to talent retention and investment.

- Cultivate work life balance and flexible work arrangements
- Continue rollout of employee-aligned training
- Educate staff through learning and development opportunities
- Ongoing implementation of priority Diversity, Equity and Inclusion (DEI) initiatives



% of employees that complete role-aligned developmental training per TRCA's Performance Development Program



4.2 Provide and manage an efficient and adaptable organization

TRCA enhances the sustainability of its business model for generations to come by strengthening relationships with our partner municipalities and securing long-term partner support.

- Ensure appropriate prioritization for maximum impacts through systems-wide thinking
- Address emerging needs through an agile and flexible organization
- Complete asset management and state of good repair assessments and improvements
- Develop internal greenhouse gas (GHG) mitigation plans and support stakeholder plans



% of employees likely to recommend TRCA as a great place to work

4.3 Responsive relationships and a trusted brand with a reputation for excellence

TRCA builds on past successes to deepen existing relationships and reach new audiences.

- Strengthen relationships with stakeholders
- Enhance and expand fee-for-service work and service delivery for external organizations
- Amplify a reputation for excellence through strategic communications
- Serve niche market needs through a unique project pipeline



% of partner municipalities satisfied with TRCA delivery and performance



4.4 Transparent decision making and accountable results

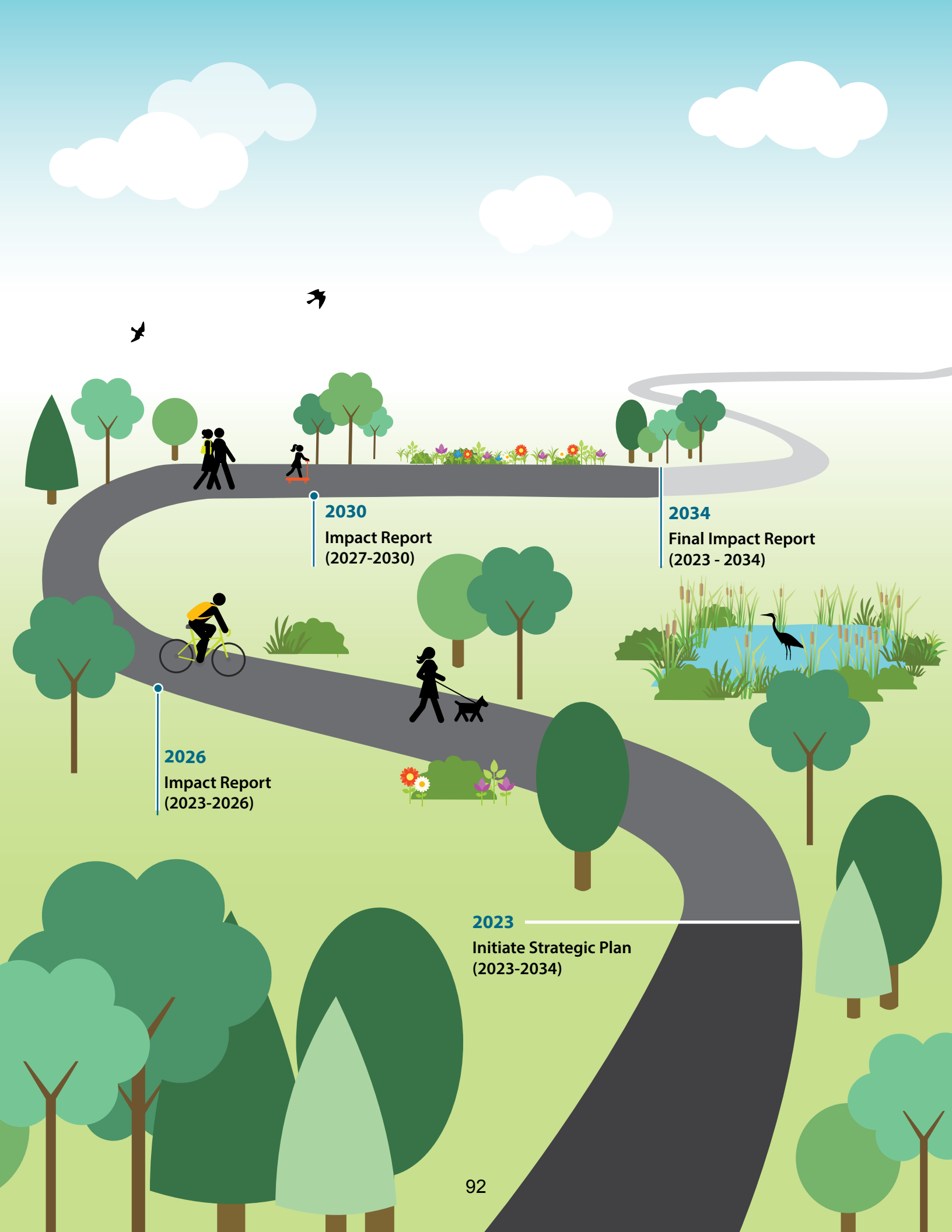
TRCA measures and evaluates performance to inform outcome-based decision making.

- Informed decision making is outcome based
- Measure and evaluate performance
- Enhance communication to further accountability and transparency
- Bolster cross-divisional knowledge integration



% variance between TRCA budget and actual*

** Large-scale multi-year projects are excluded from this analysis*



2030

Impact Report
(2027-2030)

2034

Final Impact Report
(2023 - 2034)

2026

Impact Report
(2023-2026)

2023

Initiate Strategic Plan
(2023-2034)





Strategic Plan Playbook

Proposed Impacts and Targets

2023-2026



PILLAR 1

Environmental Protection and Hazards Management

Mitigating hazard risks to communities and protecting the natural environment

1.1 Deliver provincially mandated services pertaining to flood and erosion hazards

Impact	Target
Reduce risks to people and property through a well-managed network of erosion control structures	% of TRCA's erosion control structural network in acceptable condition

Impact	Target
Develop erosion risk mapping and screening tools using high-accuracy remote sensing data (LiDAR, photogrammetry, etc.)	% of TRCA's jurisdiction with recent data

Impact	Target
Meet industry/regulatory/performance standards and criteria for management of TRCA's flood-control infrastructure	% of dams with a condition assessment from fair to good % of dikes with a condition assessment from fair to good % of kilometers of flood control channels with a condition assessment from fair to good

Impact	Target
Conduct monitoring to maintain early warning capabilities for municipal partners, stakeholders and the public	% uptime for real-time gauges



Impact	Target
Ensure floodplain mapping is current and meets provincial standards	% of floodplain mapping current and meeting provincial standards
Impact	Target
Maintain 100% coverage of TRCA's jurisdiction for weather and watershed conditions that could lead to flooding	% of TRCA jurisdiction covered by condition and issue messaging
Impact	Target
Meet due diligence requirements for early warning of possible failure and identify deficiencies to ensure timely repairs and full operability of flood control structures	% of flood infrastructure inspections conducted per four-year term
Impact	Target
Inform and deepen municipal and other stakeholder understanding of roles and responsibilities for flood management	% of TRCA municipalities attending at least one flood management workshop or event
Impact	Target
Provide technical services to municipalities to assist with flood risk mitigation for large development projects	% of flood risk mitigation projects managed by TRCA

1.2 Leadership in greenspace conservation



Impact	Target
Establish management practices for TRCA's natural spaces and centres	% of TRCA's natural spaces and centres with applicable service standards
Impact	Target
Maintain officer presence within TRCA's properties	% officer presence within TRCA's properties
Impact	Target
Acquire property to preserve environmentally significant lands, protect natural functions and for the benefit of people	<div>% of targeted land acquired*</div> <div><i>* dependent on gratuitous dedication via the land use planning process</i></div>

1.3 Maintain healthy and resilient watershed ecosystems in the face of a changing climate



Impact	Target
Meet ambitious land restoration and management targets for a healthy natural environment	% hectares restored/managed % kilometers of stream/shoreline restoration

Impact	Target
Meet established/standardized quality targets for TRCA restoration sites	% of sites that achieve a good restoration trajectory score

Impact	Target
Improve TRCA's ability to monitor and evaluate changes in the ecosystem and watersheds to inform decision making, and; improve ability to track effective implementation of recommendations by respective actors and identify key gaps	% of watershed plans completed and approved % of implementation actions completed % of the targeted areas completed as per the monitoring review

1.4 Balance development and growth to protect the natural environment ensuring safe sustainable development



Impact	Target
Provide accurate and timely responses to circulations for planning, permitting and Environmental Assessment (EA) files	% of circulations reviewed in accordance with applicable policy

Impact	Target
Provide accurate and timely responses to circulations for planning, permitting and EA files	% of circulations reviewed in accordance with service delivery standards

Impact	Target
Conduct proactive enforcement and compliance initiatives and respond to public inquiries and concerns	% of mandatory compliance audits completed on higher risk permits % of higher risk non-compliance issues resolved within standard timelines

Impact	Target
Provide accurate and timely tracking of Ministerial Zoning Orders (MZOs) and related amendments of interest to TRCA	% of known MZOs and related amendments tracked within TRCA's jurisdiction

Impact	Target
Update TRCA Regulation mapping annually to reflect current information and advise appropriate government partners and stakeholders	% of necessary changes incorporated in accordance with TRCA protocol



Impact	Target
Consistently provide clear and timely recommendations on government planning, policy and legislative proposals based on fulsome policy analysis and science-based technical review for incorporation into updated documents, to the extent feasible	<ul style="list-style-type: none">% of municipal requests for TRCA feedback reviewed and responded to, as needed% of TRCA submissions in response to municipal circulations that reflect comprehensive policy analysis as applicable% of municipal public consultations on items of interest to TRCA responded to based on expected timeliness% of updated municipal planning and policy documents in general alignment with relevant TRCA and provincial policies% of updated municipal planning and policy documents incorporating TRCA policy planning and regulatory recommendations, in some capacity% of TRCA submissions to provincial proposals meeting response timelines and reflect detailed policy analysis and extensive technical review% of updated provincial planning and policy documents/decisions relevant to TRCA that are in general alignment with relevant TRCA policies% of applicable updated provincial documents/decisions incorporating TRCA policy planning and regulatory recommendations, in some capacity% of TRCA submissions to federal initiatives meeting expected response timelines and reflecting detailed policy analysis and extensive technical review% of updated federal planning and policy documents in general alignment with relevant TRCA and provincial policies and reflective of TRCA recommendations% of updated federal documents/decisions incorporating TRCA policy planning and regulatory recommendations, in some capacity

Impact	Target
Provide clear and timely policy and regulatory support to TRCA and municipal staff, including assistance with policy interpretation/questions, planning projects and technical guidelines/updates	<ul style="list-style-type: none">% of requests for TRCA feedback reviewed and responded to based on expected timelines and reflecting detailed policy analysis and expert planning and/or technical advice, where possible



Impact	Target
Development and infrastructure planning applications address all TRCA interests and are approved	% of development and infrastructure planning applications that integrate natural systems, mitigate risk to life and property, and achieve a less impactful environmental footprint, as well as advocating for sustainability and community benefits, and are approved
Impact	Target
Development and infrastructure permit applications address all TRCA interests and are approved	% of development and infrastructure permit applications that integrate natural systems, mitigate risk to life and property, and achieve a less impactful environmental footprint, as well as advocating for sustainability and community benefits, and are approved
Impact	Target
Provide accurate and timely responses to Solicitor Realtor Inquiries	% of service delivery standards met



PILLAR 2

Knowledge Economy

Contributing to environmental targets through knowledge advancement

2.1 Research and development that drives innovation and climate-based solutions

Impact	Target
Identify priority knowledge gaps through continued maintenance and update of the TRCA Research Agenda	<div>% of collaborative research initiatives underway</div> <div>Research Agenda review and update complete</div> <div>% of knowledge sharing events participated in</div>
Impact	Target
Support municipalities in the development of green infrastructure (GI) programs through research, decision support tool development, inspection, monitoring and advisory services, knowledge dissemination and training	<div># of municipalities engaged/ supported</div> <div>% of supported municipalities with increased GI projects</div>
Impact	Target
Apply and evaluate technological solutions through in-field research and living laboratories that advance sustainability outcomes together with academic, public and private sector partners	% of land area / stream length protected or conserved by stakeholders with TRCA technical guidance

2.2 Collaboration to advance a green transition



Impact	Target
Advance sustainability action through collaborative partnerships with municipalities, private sector, academia and non-governmental organizations (NGOs)	% of partners citing TRCA collaboration in actioning sustainability initiatives

Impact	Target
Industrial, Commercial and Institutional (ICI) clients are well served through integrated internal business opportunities	% of integrated ICI sector engagement plan developed

Impact	Target
Drive the adoption of emerging low-carbon technologies to public and private stakeholders through research, tools, recommendations and guidelines	% of low-carbon technology industry partners citing TRCA collaboration in helping drive market adoption

Impact	Target
Empower a green transition for public and private sector clients through knowledge dissemination and engagement opportunities in water management and related fields such as erosion and sediment control and salt	<p>% of attendees from Source to Stream conference and pre-event training</p> <p>% of training participants citing TRCA collaboration in advancing their professional development in water management</p>

2.3 Advocacy and adaptability in the face of policy pressures



Impact	Target
Strengthen relationships with internal and external clients through engagement activities that advance best practices in science-based knowledge and policy trends	% of engagement activities by client group
Impact	Target
Research into comparable legislation and advocate for improved enforcement provisions within Conservation Authorities Act	% of improved enforcement and compliance provisions within legislation
Impact	Target
Municipal and TRCA decision making is informed by relevant and up-to-date research outcomes and knowledge	% of research projects integrated into TRCA plans % of research outcomes integrated into municipal policies and plans % of annual summaries completed and used to inform future planning



Impact	Target
Regular communication with government and CA partners that strengthens relationships and advances best practices in science-based knowledge and policy trends	% of requests for TRCA feedback reviewed and responded to, as needed, and based on expected response timelines (where possible)
Consistently provide clear and timely recommendations on planning, policy and legislative proposals based on fulsome policy analysis and science-based technical review for incorporation into updated documents, to the extent feasible	% of TRCA submissions reflecting detailed policy analysis and extensive technical review
	% of updated provincial and municipal policy planning documents in general alignment with relevant TRCA policies
	% of updated provincial and municipal documents/decisions incorporating TRCA policy planning and regulatory recommendations, in some capacity

Impact	Target
Update TRCA Regulation mapping annually to reflect current information and advise appropriate government partners and stakeholders	% of necessary changes incorporated, in accordance with TRCA protocol

Impact	Target
Provide clear and timely policy and regulatory support to municipal partners staff, including assistance with policy interpretation/questions, planning projects and technical guidelines/updates	% of requests for TRCA feedback reviewed and responded to based on expected timelines and reflecting detailed policy analysis and expert planning and/or technical advice, where possible

Impact	Target
Provide effective planning and technical input to applications made in accordance with the Conservation Authorities Act	% of development and infrastructure permit and Voluntary Project Review (VPR) applications which are consistent with provincial policy, plans, and watershed planning objectives

Impact	Target
Provide effective planning and technical input to applications made in accordance with the Ontario Planning Act and environmental assessment legislation	% of development and infrastructure planning applications which are consistent with provincial policy, plans, and watershed planning objectives

Impact	Target
Provide effective partnership services to clients related to development and infrastructure planning and permitting review services	% municipal, provincial and industry partners with approved service level agreements or memorandums of understanding related to development and infrastructure planning and permitting



2.4 Integrate environmental considerations and science into decision making



Impact	Target
Enhance client decision making through high quality, customized and timely inquiry responses that strengthen relationships and advance knowledge and policy outcomes	<ul style="list-style-type: none"> % of inquiries addressed % of inquiries meeting service standards % of engagement activities by client group
Impact	Target
Facilitate timely, comprehensive, current and informative reviews and submissions in response to accelerated/expedited timelines set by the Province or municipalities	<ul style="list-style-type: none"> % of municipal requests for TRCA feedback reviewed and responded to, as needed % of TRCA submissions to municipal circulations reflecting detailed policy analysis and extensive technical review
Consistently provide clear and timely recommendations on government planning, policy and legislative proposals based on fulsome policy analysis and science-based technical review for incorporation into updated documents, to the extent feasible	<ul style="list-style-type: none"> % of municipal public consultations on items of interest to TRCA responded to based on expected timelines % of updated municipal planning and policy documents in general alignment with relevant TRCA and provincial policies % of updated municipal documents/decisions incorporating TRCA policy planning and regulatory recommendations, in some capacity % of TRCA submissions to federal initiatives which meet expected response timelines and reflecting detailed policy analysis and extensive technical review % of updated federal planning and policy documents in general alignment with relevant TRCA and provincial policies and reflective of TRCA recommendations % of updated federal documents/decisions incorporating TRCA policy planning and regulatory recommendations, in some capacity

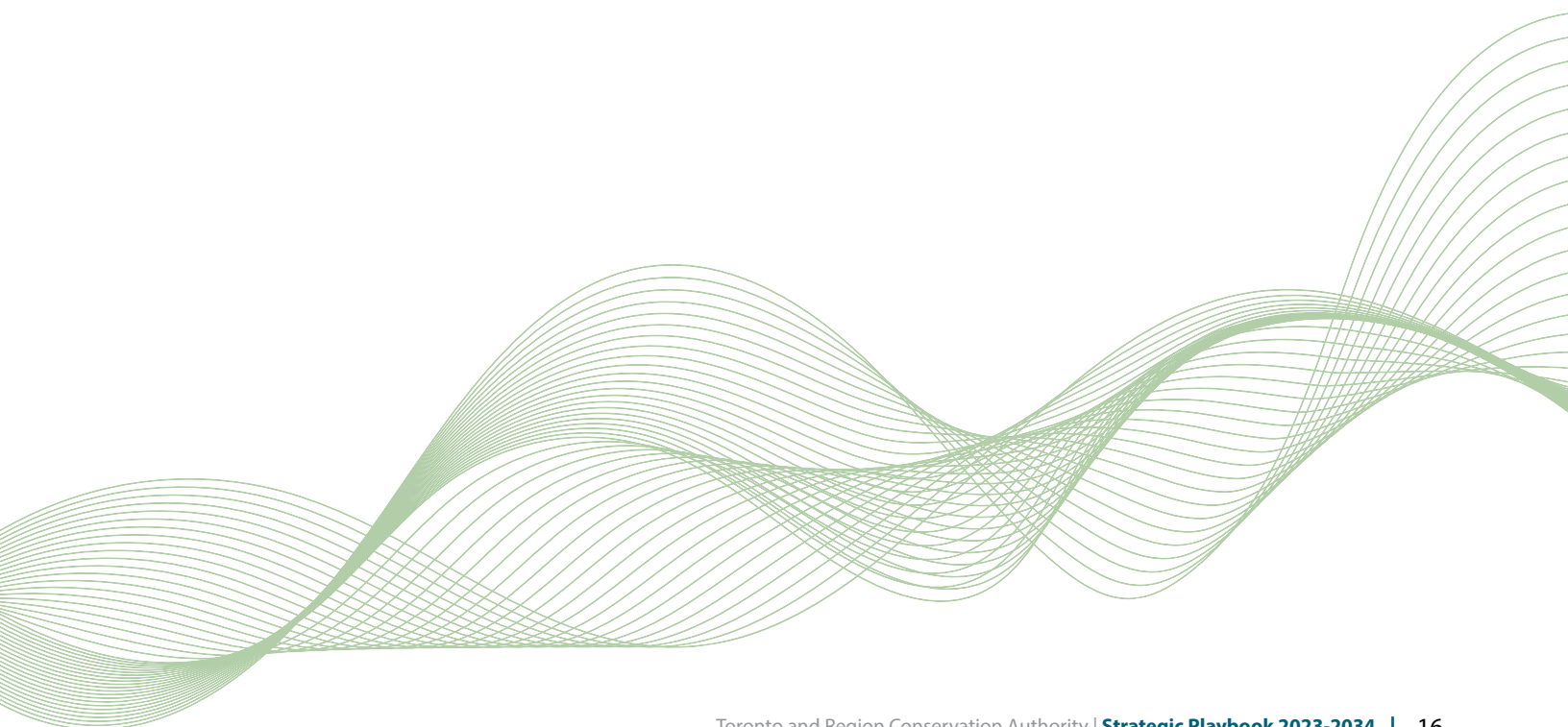


Impact	Target
Provide accurate and timely responses to Solicitor Realtor Inquiries	% of service delivery standards met
Impact	Target
Update TRCA Regulation mapping annually to reflect current information and advise appropriate government partners and stakeholders	% of necessary changes incorporated in accordance with TRCA protocol
Impact	Target
Provide clear and timely policy and regulatory support to TRCA and external staff, including assistance with policy interpretation/questions, planning projects and technical guidelines/updates	% of requests for TRCA feedback reviewed and responded to based on expected timelines and reflecting detailed policy analysis and expert planning and/or technical advice, where possible
Impact	Target
Advance evidence-based client decisions through sound research findings, pilot demonstrations and the development and promotion of best practices for Salt Management and Erosion and Sediment Control	% of municipal partners citing TRCA guiding or training in decision-making for erosion and sediment control

Impact	Target
Improve TRCA's ability to integrate, influence and plan for social, economic and ecological considerations and Greenhouse Gas (GHG) emissions reductions for organizational policy and practice	<p>% of departments implementing sustainability scorecards</p> <p>% of TRCA Vehicle and Equipment Emissions Reduction Plan implemented</p> <p>% of TRCA Land/Asset Management GHG Emissions Reduction Plan implemented</p>



Impact	Target
Research into comparable legislation and advocate for improved enforcement provisions within Conservation Authorities Act	% increase of enforcement and compliance provisions within legislation





PILLAR 3

Community Prosperity

Building communities that drive local action and improve wellbeing

3.1 Connect communities and nature to greenspace

Impact	Target
Increase community wellbeing through enhanced access to TRCA's natural spaces and centres	% of TRCA watershed communities that live or work within 1 km of TRCA-owned or managed greenspaces
Impact	Target
Increase public access to high-quality greenspace through The Meadoway, a large meadow restoration project	% of the targeted portion of The Meadoway hydro corridor restored and accessible
Impact	Target
Increase connectivity and community greenspace access through Trail Strategy implementation	% of kilometres of trails constructed
Impact	Target
Deepen understanding and appreciation of urban wilderness through visitor engagement at Tommy Thompson Park	% of visitors engaged

3.2 A culture of diversity, equity and inclusion contributing to community well-being



Impact	Target
Create welcoming places and spaces for Indigenous-led programming, supported through enhanced programs and partnerships with TRCA	% of newly created programs, events and exhibits at all TRCA centres
Impact	Target
Review education program content for relevancy, cultural appropriateness, and historical accuracy to ensure Indigenous people and perspectives are authentically represented	% of programs, activities and exhibits reviewed
Impact	Target
Ensure agricultural leases have current term lengths demonstrating TRCA's commitment to promoting social equity, food security, food education and greenspaces	% of leases on overhold
Impact	Target
Strengthen TRCA's collaboration with First Nations to explore the integration of their interests and the pursuit of joint opportunities	% of relationship agreements with First Nations

3.3 Informed citizens are conservation champions



Impact	Target
Engage volunteer groups (friends of parks) to work in managing TRCA natural spaces and centres so they can become informed citizens and advocates for TRCA	% of volunteer hours accumulated at TRCA natural spaces and centres

Impact	Target
Create education experiences which address community needs with a high level of participation and participant satisfaction	% average participant evaluation score good or higher

Impact	Target
Solidify and leverage the Regional Watershed Alliance (RWA) as a vehicle for community and stakeholder engagement and input for TRCA work	% of TRCA-led and supported initiatives brought forward to the RWA % implementation of revised RWA membership structure % of TRCA opportunities and/or needs advocated for by RWA members and associated organizations

Impact	Target
Engage with area school boards to ensure equity of access to natural science-based learning experiences for students in the Greater Toronto Area	% of school boards adopting minimum access standards for out-of-classroom learning in the Natural Sciences

Impact	Target
Build the capacity of TRCA's Youth Council and integrate a diverse youth perspective for organizational considerations	% of initiatives offered by the Youth Council for youth % of TRCA initiatives that incorporate meaningful youth involvement and perspectives

3.4 Inspired communities take environmental action



Impact	Target
Expand and deepen strategic neighbourhoods working towards collective climate action and sustainable urban renewal	% of Neighbourhood-Based Resilience Strategies

Impact	Target
Empower residents through knowledge sharing and hands-on learning to take action in their community	% participants in community learning programs % community events

Impact	Target
Nurture and inspire the next generation of environmentally-focused, sustainably-minded youth leaders from high-priority urban communities	% of teachers that indicate student awareness of environmental issues increased through participation in the Environmental Leaders of Tomorrow program

Impact	Target
Engage volunteers in community-based stewardship to achieve restoration targets efficiently and with knowledge-building benefits	% volunteer hours % cost offset through volunteer labour value



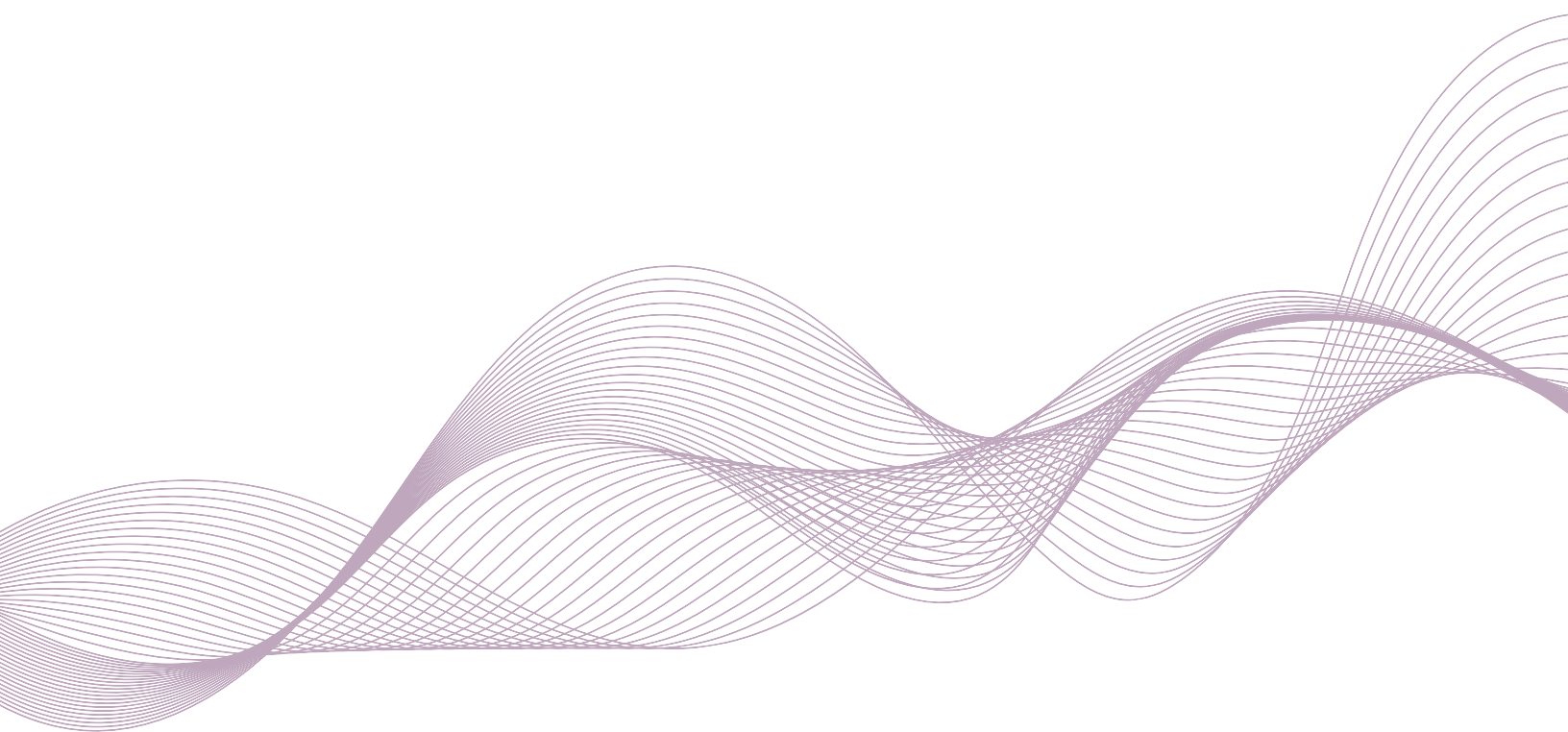
PILLAR 4 Service Excellence

Customer service
excellence for efficient
service delivery to
adapt to a changing
environment

4.1 A strong and skilled workforce

Impact	Target
Implementation of a Talent Management Roadmap that enables TRCA to attract and retain environment-minded inclusive, high performing and innovative talent to deliver on strategic priorities	<p>% of job descriptions reviewed for accuracy within the last 4 years</p> <p>% of identified critical roles where succession plans are in place</p> <p>% of required employees with completed development plans</p>
Impact	Target
Implementation of TRCA's People First Diversity Equity and Inclusion (DEI) Strategic Playbook to provide an inclusive workplace for all employees and programming for the community in which we serve	<p>% increase in employee engagement scores related to organizational inclusivity</p> <p>% completion of DEI Strategic Playbook initiatives</p>
Impact	Target
Provide a healthy and safe workplace that supports employee's physical and mental health and wellness	<p>% increase in employee engagement scores related to the organizational work environment</p> <p>% reduction in average lost time days</p>

Impact	Target
Implementation of a Learning and Development Roadmap that fosters a learning culture and creates a learning ecosystem that provides on demand, accessible, 'learn anywhere' programming, complemented by technically-focused training and succession development in support of a high-performance workforce	% of identified critical roles where succession plans are in place % of required employees with completed development plans



4.2 Provide and manage an efficient and adaptable organization



Impact	Target
Implementation of an Integrated People Strategy	% of eligible staff with a Flexible Work Arrangement (FWA) agreement in place
Impact	Target
Document and analyze Information Technology (IT) assets for data-informed planning	% of Baseline Inventory Assessment completed, per asset category (hardware, software, communications)
Impact	Target
Establish plans to ensure IT assets are agile and are able to meet developed standards	% of IT Asset Management Plan developed and Board-approved % of IT Asset Lifecycle Management Policy completed
Impact	Target
Well-managed upkeep of assets through a maintenance and upgrade program that includes annual lifecycle state of infrastructure reporting	% of technology assets under warranty (network, device, data centre) % of technology assets operating under a supportable version (software, database)
Impact	Target
Evaluate and plan to effectively meet networking service capacity needs through responsive service level design solutions	% of IT Network and Communications Architecture Plan developed % of IT Network and Communications Service Capacity and Operational Service Plan developed



Impact	Target
Understand and meet ever-evolving network capacity organizational needs per service standards	% of reporting of IT network and communications service levels implemented % of IT network locations meeting minimum service level
Impact	Target
Effective asset management and a reduced state of good repair backlog ensure high quality facilities, user experience and mitigated risk	% of budgeted priority property repairs or replacements completed
Impact	Target
Facilitate and develop business opportunities with governmental partners and agencies	% of Memorandums of Understanding (MOUs) and supporting agreements established
Impact	Target
Modernize financial systems and reporting for improved decision-making	% of updated Finance policies approved Finalized agreement signed for Enterprise Resource Planning System implementation
Impact	Target
Ensure financial sustainability through cash management, revenue maximization and cost recoveries	% of programs/divisions/projects with full cost recovery model applied % return on investments % improvement to debt-to-asset ratio % of municipal levy funding leveraged through grants



Impact	Target
Enhance transparency and accessibility of TRCA public documents by streamlining internal submission timelines and processes	% of reporting timelines met % of reports, agendas, and minutes using proper templates
Impact	Target
Continue to expand a hybrid technology model that fully supports member services, meeting protocols and document management by digitizing processes to ensure effectiveness and efficiency results	% of onboarding documents current % of onboarding gaps identified and improved
Impact	Target
Meet required obligations and advance best practices for consistency and equity by ensuring that corporate policies and procedures are current and align with TRCA standards	% of policies meeting standards
Impact	Target
Secure TRCA knowledge, meet required obligations and ensure information is well managed through a standardized records management approach that is effective and efficient	% of current records documented % of governance files organized using retention schedule and classification code
Impact	Target
Reduce TRCA's carbon footprint through implementation of sustainability initiatives for GHG emissions reductions	% of total GHG emissions reduced % of GHG emissions reductions from land / asset management decisions % of GHG emissions reductions from vehicle and equipment decisions

4.3 Responsive relationships and a trusted brand with a reputation for excellence



Impact	Target
Establish strong and reciprocal communications and relationships with Federal MP offices and Provincial MPP offices	<p>% of MP and MPP offices with which strong and reciprocal communications and relationships have been established</p> <p>% of policies or funding opportunities influenced by new communication strategy</p>

Impact	Target
Foster and deepen relationships through targeted engagement initiatives with governmental partners and agencies to support business development	% of TRCA representation on targeted governmental working groups

Impact	Target
Strengthen TRCA's brand and leverage business growth opportunities through integrated, data-informed communications	% of business units with integrated communications plans

4.4 Transparent decision making and accountable results



Impact	Target
Implement TRCA's Integrated People Strategy	Increase in TRCA's Employee Engagement Management Net Promoter score

Impact	Target
Leverage partner relationships to execute new business opportunities and revenue streams	% of TRCA procurement agreements for programs and services

Impact	Target
Improve employee engagement and strategic work planning alignment through greater staff understanding of municipal relationships, priorities and business development processes	% of tailored engaged opportunities offered to staff

Impact	Target
Optimize financial reporting timelines for improved business planning and decision-making	% of financial reporting timelines met

Impact	Target
Improve efficiency and transparency through Records and Information Management plans and initiatives	<p>% of Records and Information Management Assessment completed to establish baseline of current state and account for projected desired future state</p> <p>% of Records and Information Management Plan developed and Board-approved</p> <p>% of a comprehensive classification framework and taxonomy for corporate records developed</p> <p>% of Electronic Records and Document Management System (ERDMS) Implementation and Sustainment Plan developed and Board-approved</p> <p>% of TRCA divisions implementing ERDMS</p> <p>% of a reporting compliance program developed for TRCA records to meet Municipal Freedom of Information and Protection of Privacy Act (MFPPA) requirements</p> <p>% of paper and electronic records meeting compliance as per policy</p>



Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: John MacKenzie, Chief Executive Officer

RE: **IMPACT OF BILL 23, MORE HOMES BUILT FASTER ACT, 2022**
Environmental Registry of Ontario (ERO) Posting 019-6141, and various related ERO postings

KEY ISSUE

Summary of and draft responses to the Government of Ontario's *Bill 23, More Homes Built Faster Act, 2022*, which has been referred to the Standing Committee on Heritage, Infrastructure and Cultural Policy, and which proposes to amend the Conservation Authorities Act (CA Act), the Planning Act, the Environmental Assessment Act, and several other Acts. The Bill is also accompanied by related policy and regulatory proposals on the Environmental Registry, for which a summary and preliminary draft responses are provided.

RECOMMENDATION:

WHEREAS *Bill 23, More Homes Built Faster Act, 2022* proposes to amend, among other Acts, the Conservation Authorities Act, with the most concerning amendments being to prohibit conservation authorities from reviewing and commenting on matters beyond natural hazard matters under prescribed Acts including the Planning Act and the Environmental Assessment Act;

AND WHEREAS Bill 23 has also been accompanied by a number of related policy and regulatory proposals on the Environmental Registry of Ontario (ERO) affecting Toronto and Region Conservation Authorities (TRCA) and municipal partner interests, with potential for negative impacts particularly related to the conservation authority permitting role under Section 28, including weakening of watercourse and wetland protections;

AND WHEREAS TRCA staff have been conducting an analysis of legislative changes and have provided a summary of and draft responses to Bill 23 and the ERO proposals;

THEREFORE LET IT BE RESOLVED THAT TRCA's Board of Directors endorse TRCA submissions to the Province;

AND FURTHER THAT the Clerk and Manager, Policy, provide a copy of this report to the Office of the Premier, Minister of Environment, Conservation and Parks, the Minister of Natural Resources and Forestry, the Minister of Municipal Affairs and Housing, the Minister of Finance, MPPs within TRCA's jurisdiction, TRCA's partner municipalities, neighbouring conservation authorities and Conservation Ontario.

BACKGROUND

Since 2015, the CA Act has been amended three times to provide further clarity and transparency surrounding the programs and services that conservation authorities (CAs) provide and the governance and operations of CAs. These previous amendments were

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undertaken through the *Building Better Communities and Conserving Watersheds Act, 2017* (Bill 139), the *More Homes, More Choice Act, 2019* (Bill 108), and the *Protect, Support and Recover from COVID-19 Act (Budget Measures), 2020* (Bill 229). TRCA actively participated in these consultations and has worked diligently to implement resulting amendments in good faith in accordance with the direction from the Province, including participating in two further rounds of consultation on regulatory proposals, being a member of and playing a major role in the Province's multi-sectoral Conservation Authorities Working Group, and subsequently carrying out the direction of the Phase 1 and Phase 2 regulations already released by the Province.

On October 25, 2022, further amendments to the CA Act were proposed through *Bill 23, More Homes Built Faster Act, 2022*. On that same date, the following proposals were posted to the Environmental Registry for public comment:

- Regulatory proposal consultation guide on proposed regulations under Section 28 to protect people and property from natural hazards ([ERO #019-2927](#)).
- Discussion paper seeking feedback on the development of an ecological offsetting framework for natural heritage features ([ERO #019-6161](#)).
- Proposed updates to the Ontario Wetlands Evaluation System ("OWES") manual ([ERO #019-6160](#)).

At Board of Directors Meeting held on October 28, 2022, Resolution #A163/22 was approved as follows:

WHEREAS on October 25, 2022, the Province of Ontario introduced Bill 23, More Homes Built Faster Act, 2022, which proposes amendments to various acts including the Conservation Authorities Act and Planning Act;

AND WHEREAS several related proposed legislative, regulatory, policy and other matters to achieve Ontario's Housing Supply Action Plan: 2022-2023 have been posted for consultation on the Environmental Registry of Ontario (ERO) and Regulatory Registry;

AND WHEREAS, Toronto and Region Conservation Authority (TRCA) works tirelessly with our partner municipalities, the province, and the development industry to support safe and resilient development and infrastructure in our watersheds that conserve natural resources and features intrinsically linked to manage flooding and erosion and that provide access to nature in urban areas;

AND WHEREAS the proposed changes will diminish TRCA's ability to serve and provide science-based expertise to its municipal partners, government agencies and other watershed stakeholders primarily in the areas of planning and environmental assessments, as well as permitting, contrary to recent Conservation Authorities Act amendments, regulations and consultation with TRCA's municipal partners and agencies on establishing new or updating existing memorandums of understanding/service level agreements;

THEREFORE, LET IT BE RESOLVED THAT TRCA staff immediately request that the Province remove the components of the Bill and draft regulations that would limit Conservation Authorities from commenting on planning and infrastructure projects under various prescribed Acts including the removal of the "conservation of land" and "pollution" as matters that are considered in permit decisions;

AND THAT draft regulations including those reducing protection for watercourses and wetlands by changing their definition and standards for protection be instead strengthened to address risks from climate change and associated extreme weather events;

AND THAT staff report back to the Board of Directors on November 10, 2022 with an analysis of the legislative changes and ERO postings and receive comments from the Board to inform TRCA's submissions;

AND FURTHER THAT TRCA requests that the Province re-establish the multi-stakeholder, solutions-oriented Conservation Authority Working Group to provide meaningful input prior to finalizing the legislative, regulatory and policy changes.

RATIONALE

The further changes to the CA Act proposed in Bill 23 can be summarized as follows:

Disposition of Land:

- A disposition of land in respect of which the Minister had previously contributed funding will no longer require Minister's approval and the Minister must only be provided with notice of the proposed disposition. Additional public consultation requirements apply with respect to disposing of lands that meet certain criteria.

Conservation Authority Fees:

- The Minister will be able to issue a directive to conservation authorities to freeze the fees it charges for a specified period of time.

Restrictions on Non-Mandatory Services:

- Non-mandatory services (including programs and services requested by municipalities, provincial agencies, other infrastructure providers) cannot include services related to reviewing and commenting on certain matters under prescribed Acts, including the Planning Act and Environmental Assessment Act.

Changes to Provisions Governing Permits:

- The criteria for permit approvals will no longer include consideration of the effects on "pollution" and "conservation of land". Instead, those criteria are proposed to be replaced by consideration of the effects on "control of unstable soil or bedrock".
- The timeframe for a non-decision appeal of a permit application is reduced from 120 days to 90 days.
- Regulations may be enacted to exempt activities approved under the Planning Act from the requirement to obtain a permit, subject to any terms and conditions set out in the regulations.

Changes to Provisions Governing MZO Permits:

- The existing provisions in the CA Act governing permits for MZO's issued under Section 47 of the Planning Act will now also apply to Minister's Orders issued under Section 34.1 of the Planning Act. Regulations may be enacted limiting the types of conditions that may be attached to a permit for development authorized under an MZO.

Changes to Provisions Governing Planning Act Appeals:

- In addition, Bill 23 proposes further amendments to the Planning Act restricting the

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participation of conservation authorities in appeals related to planning matters:

- Subsection 1(4.1) of the Planning Act is further amended to revise the restriction limiting conservation authority participation in certain Planning Act appeals. The amendment to subsection 1(4.1) replaces the criteria of appeals that relate to, “prescribed natural hazard risks” with appeals that relate to, “natural hazard policies in any policy statement issued under section 3 of the Planning Act, except for those policies that relate to hazardous forest types for wildland fire”.

Comments and proposed amendments to Bill 23 recommended by staff can be found in Attachment 1, which is the submission being made by TRCA’s CEO to Standing Committee on November 10, 2022 in Brampton.

TRCA staff are also reviewing the ERO postings and offer the following preliminary comments that will inform written submissions to the Province:

- Regulatory proposal consultation guide on proposed regulations under Section 28 to protect people and property from natural hazards ([ERO #019-2927](#)).
 - The definition of “watercourse” would change from “an identifiable depression in which water regularly or continuously flows” to, “a defined channel having a bed, and banks or sides.” TRCA’s concern is that headwater drainage features (HDFs) would no longer be regulated as watercourses and their functions would not be maintained on the landscape. This new definition is being proposed despite the well understood functions that HDF’s or headwater watercourses play in being integral to watershed health, e.g., flood control, habitat provision, organic matter conveyance, evapotranspiration, maintenance of water flow, infiltration, and water quality. The proposed definition’s exclusion of HDFs ignores the current accepted best practice in the plan review process of assessing HDFs using the conservation authority HDF Guideline adopted by many municipal partners, a consistent and predictable framework for determining appropriate management of these features. Further, these features can be associated with a regulatory flood plain, which may not have opportunity to be assessed if HDFs are not captured in the regulation.
 - Approvals for “low-risk activities” (e.g., non-habitable accessory structures and unenclosed detached decks/patios less than 10m² outside hazardous land, wetland, or watercourse) would be exempt from permits if conditions are met (i.e., requiring that an activity be registered with an authority). Additional clarity is needed regarding approval authority, exemption criteria, hazard and feature identification, and fee recovery for services rendered.
 - Potential regulation(s) that would exempt development authorized under the Planning Act from requiring a permit. Feedback requested on these changes include the need for additional clarity as to which Planning Act authorizations would be exempt, what requirements or conditions should be in place, what regulated activities should not be exempt, and in which municipalities should such exemptions apply.
- Discussion paper seeking feedback on the development of an ecological offsetting framework for natural heritage features ([ERO #019-6161](#)).
 - The objective of this approach includes stopping the net loss of natural heritage in Ontario and is to be developed in consideration of principles based on net gain, avoidance first, transparency and accountability, limits to offsets, and being informed by best available science and Traditional Knowledge.

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- Several components are currently unclear, e.g., what baseline assessments will be determined, and what offset ratio would constitute an “acceptable net gain” or “greater conservation outcome”? Would offsets occur within the same watershed? Would land value be a factor? Would there be consideration for local conditions as well as upstream/downstream impacts that could impact stormwater management and flood mitigation?
- Significant growth across TRCA’s jurisdiction continues to place immense stress on natural heritage systems, features, and functions. TRCA and our municipal partners have successfully used ecosystem compensation as a valuable tool as a last resort, to help ensure critical ecosystem functions and services lost through growth-related development approved through MZO’s and or through infrastructure processes including environmental assessment outcomes, are restored back on the landscape. As outlined in TRCA’s Living City Policies, in some instances, natural feature impacts and associated compensation are not the preferred option of environmental management, regardless of evaluation, given they are a diminishing resource and essential components of mitigation and resilience to climate change and unchecked urban expansion.
- TRCA would be concerned where there would be a significant increase in the quantity of natural heritage features subject to offsetting resulting from the proposed changes to the Ontario Wetland Evaluation System (OWES), potential changes to the Planning Act Provincial Policy Statement, and supporting definitions and documents. A broad applicability is implied in the Discussion Paper which calls into question the feasibility of habitat creation at such a large scale; it would be challenging to achieve specific conditions needed for successful implementation, e.g., wetland catchment, land availability, connectivity to existing natural heritage systems.
- The principles and approach in TRCA’s Guideline for Determining Ecosystem will be used to inform feedback on the development of an ecological offsetting framework. In doing so, TRCA will highlight the importance of replicating, to the extent possible, and without significant delay, the same ecosystem structure and functions that are to be lost.
- Proposed updates to the Ontario Wetlands Evaluation System (“OWES”) manual ([ERO #019-6160](#)).
 - The updated OWES manual would maintain that wetlands less than 2 ha need not be evaluated while no longer recognizing the evaluation potential of wetland “complexing”, which accounts for smaller wetlands interconnected by larger hydrologic, social, and ecological functions. It would also expose existing Provincially Significant Wetlands (PSWs) to re-evaluation in isolation. This would significantly reduce the number of PSWs afforded greater environmental protections. Subsequent wetland impacts/removal would diminish their essential natural functions, including flood mitigation, erosion control, conserving and purifying water, supporting biodiversity, and carbon sequestration.
 - The changes contemplated are concerning given that across the Greater Toronto Area, wetlands only cover approximately 1% of surface area and are small (<2 ha in size). Within TRCA’s jurisdiction they are becoming increasingly scarce, particularly in Toronto where around 90% of historic wetlands have been lost.
 - TRCA’s municipal partners rely on TRCA’s science-based technical expertise to assist with the identification, review, and protection of wetlands. The proposed changes would download responsibilities in evaluating their significance to municipalities, without additional funding or supports. The contemplated changes

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do not identify an approval process for wetland evaluation, re-evaluation, and/or delineation/mapping. Wetland evaluations (and re-evaluations) would be “approved” once a certified wetland evaluator submits an evaluation to the municipality. This would contradict the science-based principle of peer review and iterative application review process under the Planning Act, which could cause confusion and delays, particularly if there is disagreement regarding the accuracy/results of the evaluation or applicable policy.

- Proposed Changes to O. Reg 299/19: Additional Residential Units ([ERO 019-6197](#)); and proposed changes to the Planning Act and the City of Toronto Act to address the “missing middle”, create higher density around transit, streamline municipal planning responsibilities and limit third party appeals for all planning matters ([ERO 019-6163](#)).
 - Up to 3 units per lot would be allowed “as-of-right” within many existing urban areas, without the need to change zoning or official plans. Municipalities would also be required to implement “as-of-right” zoning for transit supportive densities around specified transit station areas. It is imperative that policy direction in section 3.1 of the Provincial Policy Statement (PPS) related to Natural Hazards be adhered to in the implementation of these permissions to ensure risk to life and property are not increased by virtue of intensification within a natural hazard.
 - Planning policy and approval responsibilities would be removed from certain upper-tier municipalities (Durham, Halton, Niagara, Peel, Simcoe, Waterloo York). Responsibilities related to implementing regional/county official plans would be downloaded to local municipalities and MMAH would be responsible for approving lower-tier official plans. TRCA would submit that this creates challenges for regional and watershed-based planning coordination and oversight where it is most appropriate such as for growth management, watershed planning, systems-based environmental and agricultural protection, drinking water source protection, water and wastewater master planning, and transportation planning. This is particularly concerning when considered in combination with the diminished roles of CAs as proposed under Bill 23. TRCA’s experience with watershed planning and subwatershed planning is that this type of work supported by the Region with involvement of lower tiers municipalities, creates certainty for all stakeholders and saves time while achieving other efficiencies at successive stages of Planning Act and Environmental Assessment Act processes.
 - CA appeals of land use planning decisions would be limited to matters that affect land they own, or where the CA is the applicant. Likewise, a CA could only act as a public body in specific appeals where the appeal relates to natural hazard policies in provincial policy statements. In keeping with other Bill 23 changes, this would effectively eliminate CA appeal rights related to natural heritage features, endangered species protection, aggregate extraction, etc.
 - All aspects of Site Plan control would be exempt for residential development up to ten units. This would remove the ability for municipalities to regulate architectural details and landscape design, curtailing the ability to use Site Plan control as a means to implement green development and urban design standards. Standards incorporated into zoning by-laws would continue to apply. In current practice, TRCA’s municipal partners engage TRCA regularly to advise on their development of green development and urban design standards and this area is an example of our valuable advisory role in the plan input and plan review process. Many of these site level matters that TRCA advises municipalities on

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assist partner municipalities in addressing climate change, flooding, and other impacts from increasingly more extreme weather events.

- The Province is seeking input on the proposed integration of the PPS and A Place to Grow (the Growth Plan) into a new province-wide planning policy instrument to leverage housing-focused policies, streamline policies that result in duplication, delays or burden housing development, protect the environment and public health, and ensure growth management is supported ([ERO 019-6177](#)).
 - As the ERO states, PPS policies, “allow flexibility in their implementation provided that the original intent of the policy is upheld,” where planning decisions under A Place to Grow, “must demonstrate that provincial direction is explicitly satisfied.” TRCA has engaged in collaborative work with partner municipalities to help update and implement provincial policies related to watershed planning, identification, and protection of the natural heritage and water resource systems (including features, areas, and functions), including through recent comprehensive official plan reviews. If Growth Plan policies, which must be explicitly satisfied, are absorbed into more flexible provincial direction, planning decisions may have less regard for critical environmental policy requirements, especially if regional planning oversight is removed.
 - Further, through such amalgamation, strong environmental protections within the Growth Plan could be diluted in favour of higher-level, province-wide housing-focused policy direction without regard for the environmental planning challenges specific to the Greater Golden Horseshoe.
 - Policies pertaining to the wise use and management of resources (e.g., natural heritage, water), protecting public health and safety (e.g. natural hazards), integrated infrastructure and land use planning to support growth (e.g., water, wastewater and stormwater management) and protecting what is valuable (natural heritage and water resource systems, key natural features, etc.) are fundamental to effective land use and environmental planning and any changes to increase housing supply should not come at the expense of public safety and the environment.
- Changes are also proposed that would revoke the Central Pickering Development Plan ([ERO 019-6174](#)), revoke the Parkway Belt West Plan ([ERO 019-6167](#)) and require the expansion of wastewater treatment services for York Region ([ERO 019-6192](#)). TRCA is considering these proposals relative to our interests and would like to review the proposed municipal policy frameworks that would need to be updated to replace these area and regionally specific plans prepared under the Ontario Planning and Development Act. TRCA is seeking greater detail from provincial and municipal officials on these questions and will respond accordingly.
- Proposed amendments to the Greenbelt Area boundary regulation ([ERO 019-6217](#)), include proposed changes to the Greenbelt Plan that would remove or redesignate 15 areas of land and add lands in the Paris Galt Moraine area ([ERO 019-6216](#)), and proposed changes to the Oak Ridges Moraine Conservation Plan that would redesignate lands in the Oak Ridges Moraine Conservation Plan area ([ERO 019-6218](#)).
 - These related consultations are seeking feedback on proposed changes to the Greenbelt to accommodate housing supply. A number of the proposed areas are within TRCA’s jurisdiction. TRCA is undertaking a review of these sites and will

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provide comments based on available data and scientific information and in accordance with The Living City Policies.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 2 – Manage our regional water resources for current and future generations

Strategy 4 – Create complete communities that integrate nature and the built environment

Strategy 4 – Create complete communities that integrate nature and the built environment

Strategy 12 – Facilitate a region-wide approach to sustainability

FINANCIAL DETAILS

Staff are engaged in this policy analysis work per the normal course of duty. No additional funding is proposed to support the policy analysis work associated with the preparation of these comments. However, provisions related to the Minister's ability to freeze fees for CA's and municipalities and proposed changes that may limit the use of development charges (DC's) for growth related studies, and which would revise formulas for calculating DC's, would negatively impact TRCA and our partners financially. These changes, if passed, would fetter TRCA and partner efforts to advance studies necessary to accommodate planned growth including new housing considering provincial and stakeholder interests.

DETAILS OF WORK TO BE DONE

Staff are undertaking the following next steps:

- Presentation and written submissions to Standing Committee on November 10, 2022;
- Written submissions on Bill 23 and the related ERO postings on or before the end of respective commenting periods in November and December 2022.

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Date: November 10, 2022

Attachments: 1

Attachment 1: TRCA Comments and Proposed Amendments to Bill 23

Presentation to the Standing Committee on Heritage, Infrastructure and Cultural Policy

Bill 23, More Homes Built Faster Act, 2022

TRCA Comments and Proposed Revisions to Schedule 2 of Bill 23

John MacKenzie, M.Sc.(PI) MCIP, RPP
Chief Executive Officer
Toronto and Region Conservation Authority

November 10, 2022



Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Toronto and Region Conservation Authority Overview Comments

- TRCA supports the important goal of addressing the housing crisis through expediting development approvals
- TRCA has significant concerns about provisions in Bill 23 preventing municipalities and infrastructure providers from receiving **comments from conservation authorities on natural heritage matters that intersect with natural hazard and climate change considerations**
- TRCA recommends revisions to Bill 23 to **give municipalities and infrastructure providers the option of continuing to receive such “non-mandatory” services, where requested under MOUs and service level agreements** for development and infrastructure reviews
- Since the first round of amendments to the Conservation Authorities Act in 2017, it has been clear that **conservation authorities must focus on mandatory services related to natural hazards** (Category 1), and that **conservation authorities may continue to provide non-mandatory services at the request of municipalities** (Category 2) **or other partners, to further purposes of the Act** (Category 3)
- Through the amendment to the *Planning Act* made by Bill 229 in 2021 (and as further amended by Bill 23), **conservation authorities can only participate in *Planning Act* appeals on natural hazard matters**
- In addition, **TRCA recommends retaining “pollution” and “conservation of land” as part of the tests to be applied in a permit decision**

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Toronto and Region Conservation Authority Overview Comments cont'd

- Reducing and restricting CA roles contradicts advice from the Premier’s Special Advisor on Flooding, whose report recommended strengthening CA roles
- The Housing Affordability Task Force recommendations did not raise issue with CA plan review or permitting roles
- Under the current legislative framework, the CA role has saved taxpayers billions compared to losses from extreme weather events experienced in other provinces
- Reducing CAs’ ability to comment on planning applications and infrastructure applications removes critical capacity at a time when we need to achieve certainty for development and servicing to supply housing in high growth GGH municipalities
- There are no new costs from continuing the non-mandatory services that CAs currently provide to GGH municipalities, and no alternative to such role without significant new costs to municipalities

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Prohibition on commenting to municipalities – New subsection 21.1.1(1.1)

Bill 23 – Subsection 3(2):

21.1.1(1.1) An authority shall not provide under subsection (1), within its area of jurisdiction, a municipal program or service related to reviewing and commenting on a proposal, application or other matter made under a prescribed Act.

TRCA Proposed Revisions:

21.1.1(1.1) An authority shall not provide under subsection (1), within its area of jurisdiction, a municipal program or service related to reviewing and commenting on a proposal, application or other matter made under a prescribed Act, unless there is an agreement with the municipality that expressly authorizes or requests the provision of such comments directly to the municipality.

TRCA concerns with proposed addition of subsection 21.1.1 (1.1):

- **Municipalities rely on TRCA to provide technical, science-based comments on planning applications and municipally initiated planning instruments to assist in determining conforming to provincial policy involving the natural environment, watershed planning, and climate change**
- **Many municipalities do not have the technical professional staff (ecologists, hydrogeologists) or the data (monitoring, modelling, inventory, mapping) to inform managing natural hazard risk in the context of natural resource management**
- **Without this CA role, costs for this review would be borne by the municipality and the taxpayer, cause delays, eliminate the watershed perspective, and reduce municipalities’ ability to prepare for climate change**
- **Existing municipal MOUs for plan review services** (in place since early 2000s or prior) are currently being updated to ensure streamlined review and clear roles
- It is unclear what “proposals, applications or other matters” within the Acts being prescribed are not to be reviewed or commented on
- The government’s policy intent would be better reflected by reframing this provision to allow conservation authorities to provide such comments directly to a municipality for the municipality’s own use

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Prohibition on commenting to infrastructure agencies – New subsection 21.1.2(1.1)

Bill 23 – Subsection 4(2):

21.1.2(1.1) An authority shall not provide under subsection (1), within its area of jurisdiction, a program or service related to reviewing and commenting on a proposal, application or other matter made under a prescribed Act.

TRCA Proposed Revisions:

21.1.2(1.1) An authority shall not provide under subsection (1), within its area of jurisdiction, a program or service related to reviewing and commenting on a proposal, application or other matter made under a prescribed Act, **unless there is an agreement with the infrastructure provider that expressly authorizes or requests the provision of such comments directly to that entity.**

TRCA concerns with proposed addition of subsection 21.1.2 (1.1):

- **Public infrastructure providers (e.g., provincial agencies, utilities) rely on TRCA to provide technical, science-based comments** in the class environmental assessment process and at detailed design, to assist in planning, siting and design in accordance with provincial and municipal objectives for natural hazards, water resources and natural heritage protection
- **TRCA has numerous service level agreements (SLAs) with provincial agencies and infrastructure providers** for dedicated review services (including voluntary permit review applications), for example, Metrolinx and Enbridge
- Without this CA role, **public infrastructure providers will face delay and reduced ability to prepare for climate change** in the context of infrastructure planning, siting and design
- It is unclear what “proposals, applications or other matters” within the Acts being prescribed are not to be reviewed or commented on
- The government’s policy intent would be better reflected to allow conservation authorities to provide such comments directly to provincial agencies advancing infrastructure projects, or to other infrastructure providers, for their own use

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Removing tests applying to issuance of permits – Revised subsection 28.1(1)(a)

Bill 23 – Subsection 9(1):

28.1 (1)(a) the activity is not likely to affect the control of flooding, erosion, dynamic beaches or unstable soil or bedrock;

TRCA Proposed Revisions:

Retain “pollution” and “conservation of land” tests

Adjust existing definition of “pollution”

Add definition of “conservation of land” that would align with Conservation Ontario recommended definition used by CAs, which relates to protection, management, and restoration of lands to maintain and enhance hydrologic and ecological functions of natural features within the watershed

TRCA concerns with removal of “pollution” and “conservation of land” tests:

- **TRCA suggests that if “pollution” is removed it should instead be replaced with “sedimentation”** CAs’ ability to enforce keeping damaging sediment out of natural features during construction of permitted works would otherwise be lost.
- **TRCA submits that removal of “conservation of land” is a fundamental alteration to the mandate of conservation authorities** and will have a negative impact on TRCA’s ability to address natural hazards and climate change, **given the linkages between conservation of land and natural hazards**
- TRCA respects and supports the municipal role of determining the principle of development and assessing conformity/consistency of proposed development under their official plans and applicable provincial policy
- **TRCA submits that retaining “conservation of land” as part of the test to be applied is a fundamental alteration to the mandate of conservation authorities and will have a negative impact on addressing natural hazards and climate change, given the linkages between conservation of land and natural hazards**

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Exemption for development with a Planning Act approval – New subsection 28(4.1)

Bill 23 – Subsection 7(2):

28(4.1) Subject to subsection (4.2), the prohibitions in subsection (1) do not apply to an activity within a municipality prescribed by the regulations if,
(a) the activity is part of development authorized under the Planning Act; and
(b) such conditions and restrictions as may be prescribed for obtaining the exception and on carrying out the activity are satisfied.

TRCA Proposed Revisions:

Explicitly provide that exemption contingent on conservation authority being provided sufficient opportunity to review, comment on and recommend conditions of approval to the approval authority for the development

Add required enforcement provisions

TRCA concerns with proposed addition of subsection 28(4.1):

- TRCA has concerns with the proposed additional exception to the requirement to obtain a permit for development that has been authorized under the Planning Act
- TRCA suggests the **new exemption under subsection 28 (4.1)(a) should only apply where the conservation authority is provided with sufficient opportunity to review, comment on and recommend conditions of approval for the development prior to approval under the Planning Act**
- Further, TRCA is concerned about enforcement in relation to development authorized under subsection 28(4.1), as well as 28(3) and 28(4)
- Although these subsections are added to section 30.5 (Offences), there is no reference to these subsections under sections 30.2 (Entry without warrant) and 30.4 (Stop work order)

Schedule 2, Bill 23: Amendments to the Conservation Authorities Act

Minister’s direction for fee changes – New Section 21.3

<p>Bill 23 – Section 5</p> <p>21.3(1) The Minister may give a written direction to an authority directing it not to change the amount of any fee it charges under subsection 21.2 (10) in respect of a program or service set out in the list referred to in subsection 21.2 (2), for the period specified in the direction.</p> <p>TRCA Proposed Revisions:</p> <p><i>Explicitly provide that lost revenue resulting from a “freeze” is added to municipal levy</i></p> <p><i>Add criteria to identify circumstances where the Minister may direct a conservation authority to “freeze” its fees, identify maximum period, permit conservation authorities to increase fees by an annual cost of living adjustment during “freeze”</i></p>	<p>TRCA concerns with proposed addition of Section 21.3:</p> <ul style="list-style-type: none">• Bill 23, as proposed, authorizes the Minister to freeze any fees charged by CAs, including permitting fees• TRCA establishes the majority of its fees, including planning and permitting fees, on a cost recovery basis• For clarity and transparency, TRCA suggests that this proposed new section explicitly provide that forgone or lost revenue resulting from a “freeze” directive may be added to the municipal levy (funded by taxpayers)• TRCA recommends criteria be added to identify the circumstances under which the Minister may direct a conservation authority to “freeze” its fees, that a maximum period be identified (e.g., one year) or that in the event of a “freeze”, conservation authorities be allowed to increase fees by an annual cost of living adjustment (e.g., Consumer Price Index) during the “freeze” period
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Schedule 2, Bill 23: Amendments to the Conservation Authorities Act Toronto and Region Conservation Authority Summary Comments and Recommendations on Measures the Province Could Take Now to Support Housing

- Provincial leadership is needed on implementing existing plans for housing and mixed-use development in Urban Growth Centres and Mobility Hubs and approved but not-yet-built urban areas.
- Agreements with owners to deliver housing upon delivering transit, servicing, flood protection infrastructure and resolving provincial policy conflicts would help get housing sites ready for construction sooner
- Funding, engagement and support to build “catalyst” infrastructure, e.g., use of provincial lands for Black Creek Renewal flood protection works would protect existing flood-prone community; and free up lands for development in Vaughan Metropolitan Centre near transit (outstanding City and TRCA request), unfunded elements of the Brampton Riverwalk project, and in many other areas of GTA.
- More “working tables” would drive decision-making on mixed-use projects, e.g., Portlands Executive Steering Committee (TRCA/Waterfront Toronto/City of Toronto)



Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Sameer Dhalla, Director, Development and Engineering Services

RE: **DEVELOPMENT AND ENGINEERING SERVICES - PLANNING AND PERMITTING ADMINISTRATIVE FEES UPDATE NOVEMBER 2022**
Assessment of Cost Recovery and workload volume supporting the 2023-2024 Planning, Permitting and Infrastructure Planning Fee Schedules

KEY ISSUE

Toronto and Region Conservation Authority's (TRCA) Development Planning and Permits & Infrastructure Planning and Permits business units typically update the Administrative Fee Schedules every two years to keep pace with cost-of-living and other initiatives, and to ensure a sustainable revenue source and high level of service. The fee schedules were last updated in May 2021 for the period 2021-2022 and are due for an update. Staff recommend proposing an 8% across the board increase to fees to accommodate a 5% cost-of-living allowance (COLA) (2.5% per year consistent with historical increases) and 3% to fund the Planning Application, Review and Enforcement System (PARES) operations.

RECOMMENDATION:

THE BOARD OF DIRECTORS RECOMMENDS THAT WHEREAS TRCA staff establish Fee Schedules for all plan review services that aim to achieve a 100% cost recovery target for applicable planning and permitting review functions within the Development Planning and Permits and Infrastructure Planning and Permits business units;

WHEREAS TRCA staff have committed to monitor trends in the volume of submissions received annually, our level of service, and cost recovery and report back to the Board of Directors on a regular basis on the status of cost recovery and the need to update fees;

WHEREAS the last planning and permits fee update was approved by the Board of Directors in May 2021, which provided fee schedules for mid-2021 through 2022;

WHEREAS TRCA's planning, permitting and infrastructure planning fee schedules are now out of date, and are no longer accounting for the increased inflationary costs of delivering the services and the need to fund the Planning Application, Review and Enforcement System (PARES) initiative approved by TRCA's Board of Directors under RES#B43/21;

AND WHEREAS TRCA has discussed the approach to the proposed new fee schedules with the Building Industry and Land Development Association (BILD) and has considered any comments prior to seeking Board of Directors approval;

THEREFORE, LET IT BE RESOLVED THAT the fee adjustment proposal as outlined within this report be approved, and that staff be directed to utilize the new 2023-2024 fee schedules upon approval.

BACKGROUND

Through its Planning and Permitting section, TRCA regulates development in valley and stream corridors, wetlands, flood, and erosion prone areas, and along the Lake Ontario shoreline, and reviews and comments on development proposals and applications within or adjacent to these natural areas and hazards. By doing so, TRCA aims to prevent, eliminate, or reduce the risk to life and property from flooding, erosion, and slope instability, and to encourage the protection and enhancement of natural systems. In parallel with our permitting responsibilities, TRCA Planning and Permits provides municipalities with science-based, technical and policy advice on applications made under the Planning Act, the Environmental Assessment Act, and other applicable legislation. Through this function, TRCA assists our municipal partners, the development community, and the public to prevent and mitigate natural hazard-based risks, while maintaining and where possible enhancing the health of our watersheds. This function is deemed to be a core mandatory service under the Conservation Authorities Act and applicable regulation 686/21 arrived at through recent consultations by the Province and with input from the multi-sectoral Conservation Authorities Working Group at BILD and TRCA were represented on.

Planning and Permits is comprised of two business units – Development Planning and Permits (DPP) and Infrastructure Planning and Permits (IPP). DPP principally processes applications with private sector proponents. IPP principally processes applications with public sector proponents. In a similar fashion to our municipal partners, and in accordance with the Policies and Procedures provided by MNRF, TRCA Planning and Permits section assesses fees for our services. DPP attains fees from the proponents for our review of planning and permit applications. IPP attains fees through both service level agreements with some of the partners, and through fees for service from the others. These fees are to recover the costs of delivering the services, and historically TRCA has recovered less than or equal to 100% of the actual cost.

Planning and Permits staff received direction from TRCA's Board of Directors in 2011 to achieve full cost recovery for eligible Planning and Permits services. In the subsequent fee schedule updates, incremental adjustments were made to the Planning and Permitting fees. Maintaining full cost recovery is an on-going process, as the costs of providing the services increase annually, and file volumes are not within the control of Planning and Permits staff and are subject to change. Based upon monitoring revenues, costs, and file volumes, and adapting the fee schedules, 100% cost recovery was functionally attained in 2015 and was maintained for the most part through 2021 by both business units, with the target not being met by DPP in 2019.

In 2019 and 2020, the volume of new development planning applications dipped notably, while permit application volumes remained high, as reflected in Attachment 1, Planning and Permit Volumes 2016-2021. Reduced revenues in 2019 and 2020 were most pronounced in DPP's permitting revenues, despite the high volume of permits received. In May 2021, a comprehensive fee update was approved by the Board of Directors (RES#B43/21) which incorporated a COLA increase, the anticipated costs of the PARES initiative and realigned some of the fees to better reflect the workload involved.

In 2021, the volume of both planning and permit applications increased significantly (30%) due to a boom in development and investments in infrastructure (**Attachment 1**). Volumes appear to be similar or slightly less in 2022, to end of Q3. With increased interest rates and a significant reduction in property sales, it is anticipated that volumes of permits may decline in 2023 according to representatives of BILD. However, this is unpredictable.

RATIONALE

Purpose of the Fee Schedule Revisions

An update to TRCA's fees is now due to: 1) incorporate a cost-of-living increase; 2) to support the operating costs of the PARES initiative, which is necessary for TRCA to achieve the file processing and tracking capabilities consistent with our municipal partners; and 3) to allow for "up-front" fees to address municipal process changes due to Bill 109. As a comprehensive fee review took place in 2021, there are no major changes proposed. There are some minor edits to the text to provide clarification or apply revisions to the existing fee categories and fee notes to reflect the above.

The 2023-2024 fee review has four principal purposes:

1. Maintain Board of Directors' direction with respect to achieving cost recovery;
2. Incorporate an inflationary (cost-of-living) increase - 5% is proposed (2.5% increase per year for 2 years) to cover annual increases in the cost of staffing and benefits;
3. Address recently established payback and on-going funding needs associated with PARES – 3% is proposed;
4. Provide for "Pre-Submission Application" fees to mirror new review processes established by municipalities under Bill 109, More Homes for Everyone Act, 2022.

DPP has three active budgets and accounts associated with Planning, Permitting and Major Projects. IPP has 10 active budgets and accounts associated with Environmental Assessments and Permitting, including Service Delivery Agreements and PARES. As noted, the overall volume of applications increased in 2021 and 2022 compared to previous years, and a minor restructuring of the DPP and IPP teams to align with increased workload was finalized in 2022. Prior to this restructure, staff salary and benefit expenses were lower than budgeted due to unfilled complement, and file volumes resulted in a surplus in revenue over expenses in 2021. These surplus planning and permitting fees were used to contribute in part towards the upfront cost of the PARES initiative, so that some of the reserve funds used for the initiative could be replenished. Based on proposed 2023 budgets, staff recommend an 8% fee increase.

Proposed Fee Schedules

The proposed revised fee schedules, with the proposed changes outlined, are included in ***Attachment 2, Proposed Permit Fee Schedule 2023 – 2024, Attachment 3, Proposed Planning Fee Schedule 2023-2024, and Attachment 4, Proposed EA Planning and Infrastructure Permitting Fee Schedule 2023 – 2024.***

Cost of Living Increase

Based upon the revenues and expenditures of DPP and IPP from 2015, both business units are substantially achieving and maintaining full cost recovery for the services offered. As revenues of these business units (and DPP in particular) are based upon the number of applications received – which is not within our control, there is some annual variation. However, the budgeting and cost recovery has been very successful and as accurate as possible in achieving full cost recovery, without recovering more than the cost of delivering the service. To maintain this, our fees need to be updated to incorporate a COLA increase to address the annual inflationary increases to the costs of delivering the services. Consistent with the past fee schedule updates, staff are proposing to incorporate a cost-of-living increase - 5% is proposed (based upon a 2.5% increase for each of the two years that the fee schedules will be in effect) to cover annual increases in the cost of staffing, benefits, and expenses.

Funding for PARES

On February 25, 2022, after extensive consultation with BILD and municipal partners, the Board of Directors awarded the PARES project to Tyler Technologies Inc's EnerGov solution at a total cost not to exceed \$1,390,595 including applicable taxes. Ongoing Licensing, maintenance and staffing is estimated at \$700,000 per year. Funds for the contract were identified in the 2022 Development & Engineering Services capital budget and the project relied on user fees and reserves. Funds for the contract term of 2023 and beyond are planned to be covered through existing user fees as per the approved TRCA fee schedule and service level agreements.

Comparators

In completing our biennial fee review, Planning and Permits staff review the fee reports of our neighboring conservation authorities to ensure that our proposed fee changes are in line with their modifications. Most of our neighboring conservation authorities review their fees on an annual basis and make incremental changes to cover COLA increases. Several of the GTHA conservation authorities have undertaken more substantial reviews and updates to fee schedules. For 2023, the following reflects the changes made by are conservation authorities:

- Credit Valley Conservation (CVC) - increase for cost-of-living adjustment (COLA) of 2% for 2023. CVC completed a comprehensive consultant led fee revision in 2022.
- Central Lake Ontario Conservation Authority – increase for COLA of 7% for 2023.
- Conservation Halton – increase for COLA of 3% for planning and permitting and 5% for environmental assessments for 2023. Conservation Halton completed a comprehensive consultant led fee revision in 2022.
- Lake Simcoe Region Conservation Authority – increase for COLA of 2% for 2023. LSRCA completed a comprehensive consultant led fee revision in 2021.

Workload Volume and Level of Service

Attachment 1, Planning and Permit Volumes 2016-2021 provides the comparative summary of submissions for the period of 2016-2021. Note that 2022 statistics are tracking similar to 2021. The following is a summary of the volume of files. In 2021 Planning and Permits:

- Received 1,673 new permit applications each year associated with private and public projects; this is 30% greater than 2020;
- Processed more than 1,200 new planning and concept applications in addition to carry-over files, also 30% greater than 2020.
- Received 500 infrastructure projects across our jurisdiction, including National Energy Board, Ontario Energy Board, Ontario Environmental Assessment Act in addition to Voluntary Project Review Applications.
- Processed almost 1,000 solicitor/realtor enquiries.

Additionally, TRCA Planning and Permits:

- actively participates in OLT hearings affecting TRCA's interests, as well in support of our municipal partners;
- continues to be an active participant in the master planning process for more than 20 new communities per year;
- spends considerable amounts of time working with the province and municipalities on the implementation of over 50 Ministers' Zoning Orders;
- met Conservation Ontario service delivery guidelines for permitting services 88% of the time in 2021, exceeding our goal of 80%.

In 2021, TRCA Enforcement staff inspected 4,693 permits, issued 156 violations on 144 properties, received 578 complaints, resolved 50 violations, and conducted 600+ inspections relating to violations and complaints.

TRCA believes that our service delivery is generally excellent under current workload pressures and the complexity of applications. While staff work to achieve TRCA's own service delivery guidelines, they actively work with our municipal partners to achieve their processing timelines. TRCA Planning and Permits staff are committed to working with our municipal partners, through both the creation of, or updates to, Memorandums of Understanding related to the plan review process, as well as through on-going dialogue with municipal staff to ensure that our review timelines and process are adapted to the extent possible to meet the specific timeline needs of our municipal partners.

Discussion with BILD

The building industry (represented by BILD) has been very helpful in providing their input into TRCA's Planning and Permitting fee schedules. As part of the fee review process Planning and Permits staff consult with BILD to attain their comments on the proposed changes. At our most recent BILD/TRCA meeting, a presentation was provided to BILD representatives on October 29, 2022 to outline the proposed approach, and no comments were provided. A letter was then sent to BILD on November 9, 2022 identifying the proposed 8% fee increase and offering to discuss any questions or concerns. IPP Staff also consulted with our municipal partners who are not on service level agreements, on the proposed changes to the IPP fee schedule, at recent meetings.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategies set forth in the TRCA 2013-2022 Strategic Plan:

Strategy 2 – Manage our regional water resources for current and future generations

Strategy 4 – Create complete communities that integrate nature and the built environment

Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

Account Codes 110-01, 110-05 and 110-09 have been established to provide for TRCA's Development and Infrastructure Planning and Permits matters. These accounts are fully funded through planning and permit fees and are critical to operations and ensuring service delivery standards.

DETAILS OF WORK TO BE DONE

Following approval of this report and the associated updated fee schedules, Planning and Permits staff will make any stylistic or note changes and update and conduct a final quality review of the Administrative Fee Schedules for Planning, Permitting and Infrastructure Planning and Permitting, in addition to the requisite changes to our databases and the website.

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Date: November 7, 2022

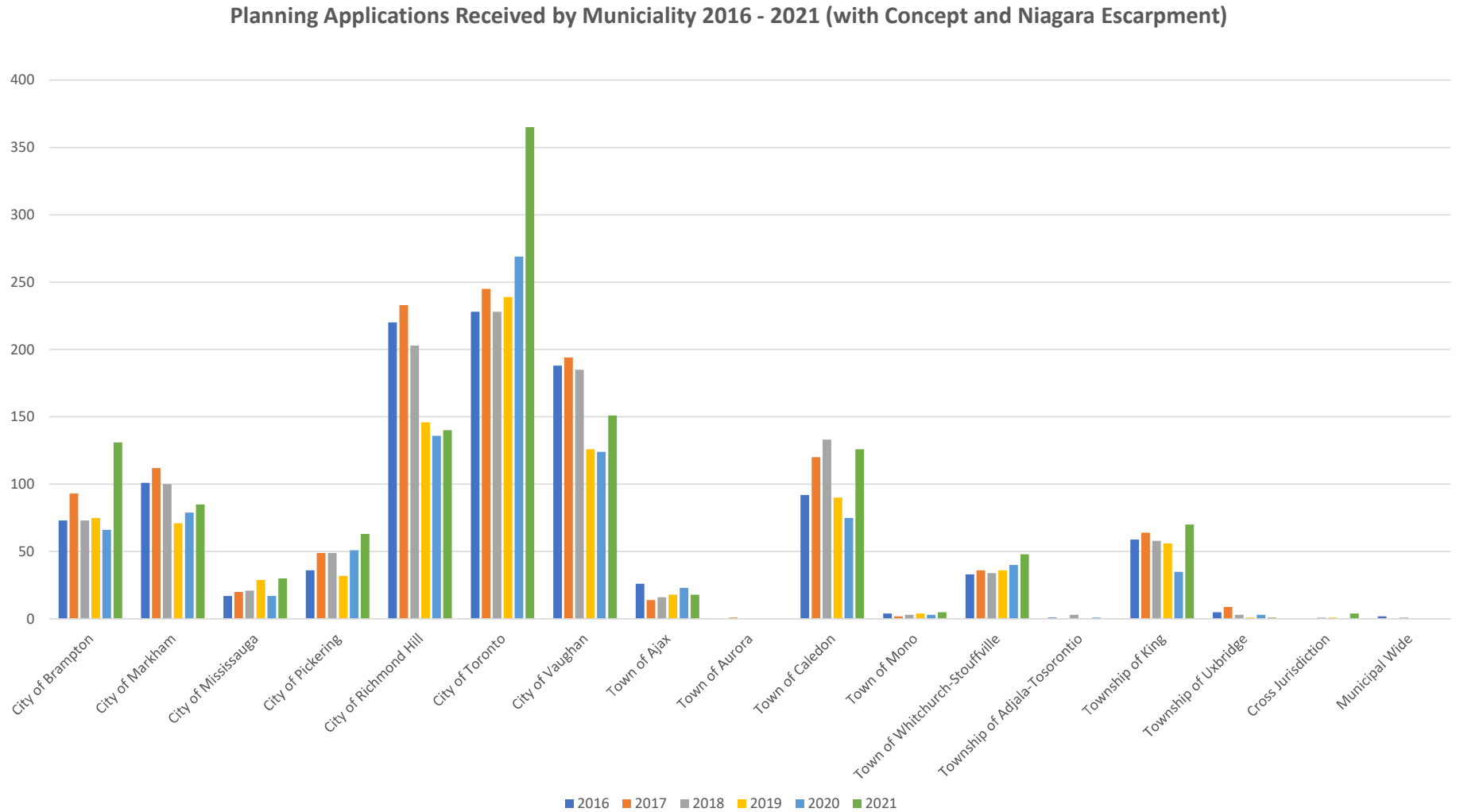
Attachments: 4

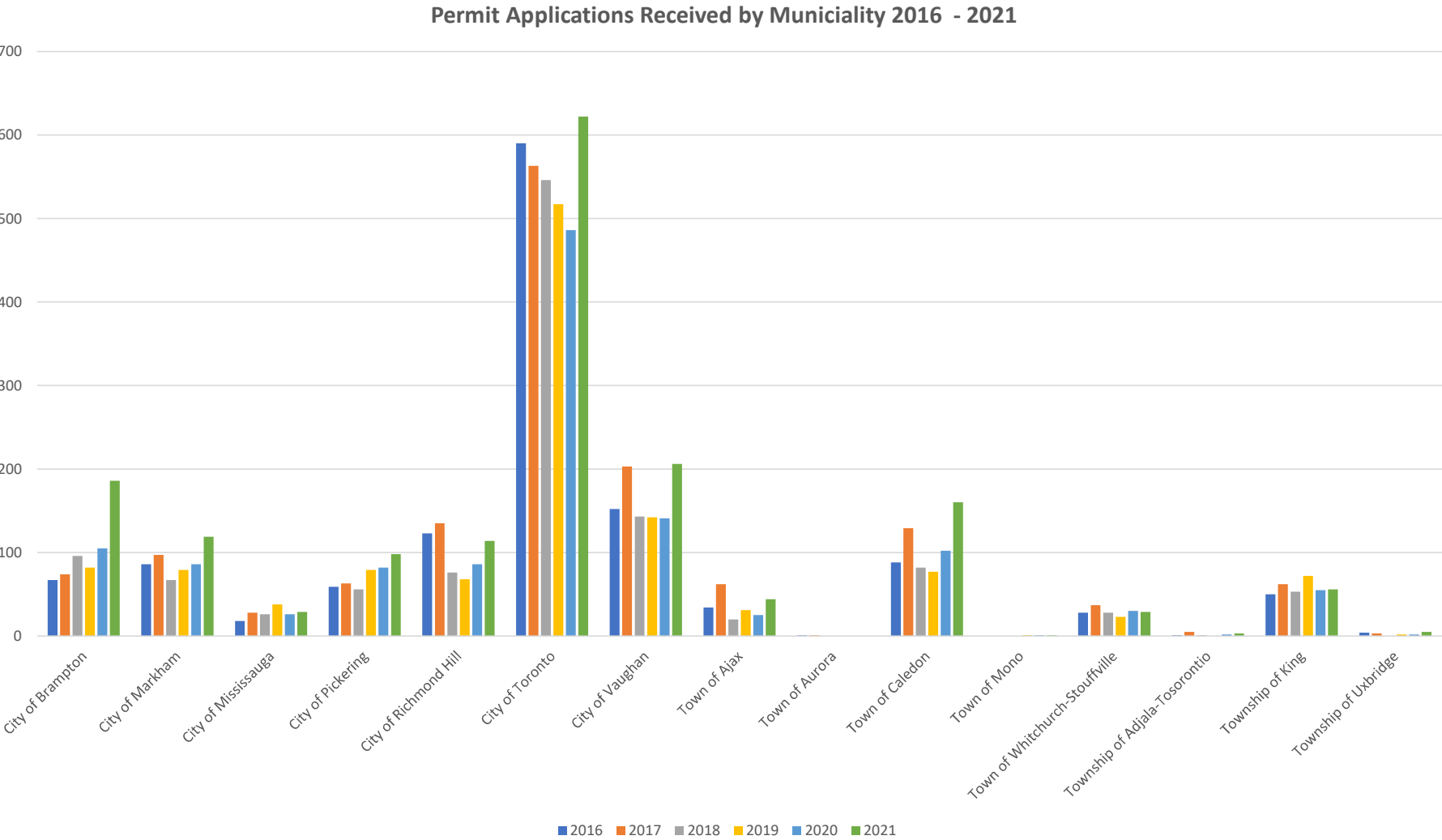
Attachment 1: Planning and Permit Volumes 2016 – 2021

Attachment 2: Proposed Permit Fee Schedule 2022 - 2024

Attachment 3: Proposed Planning Fee Schedule 2022 - 2024

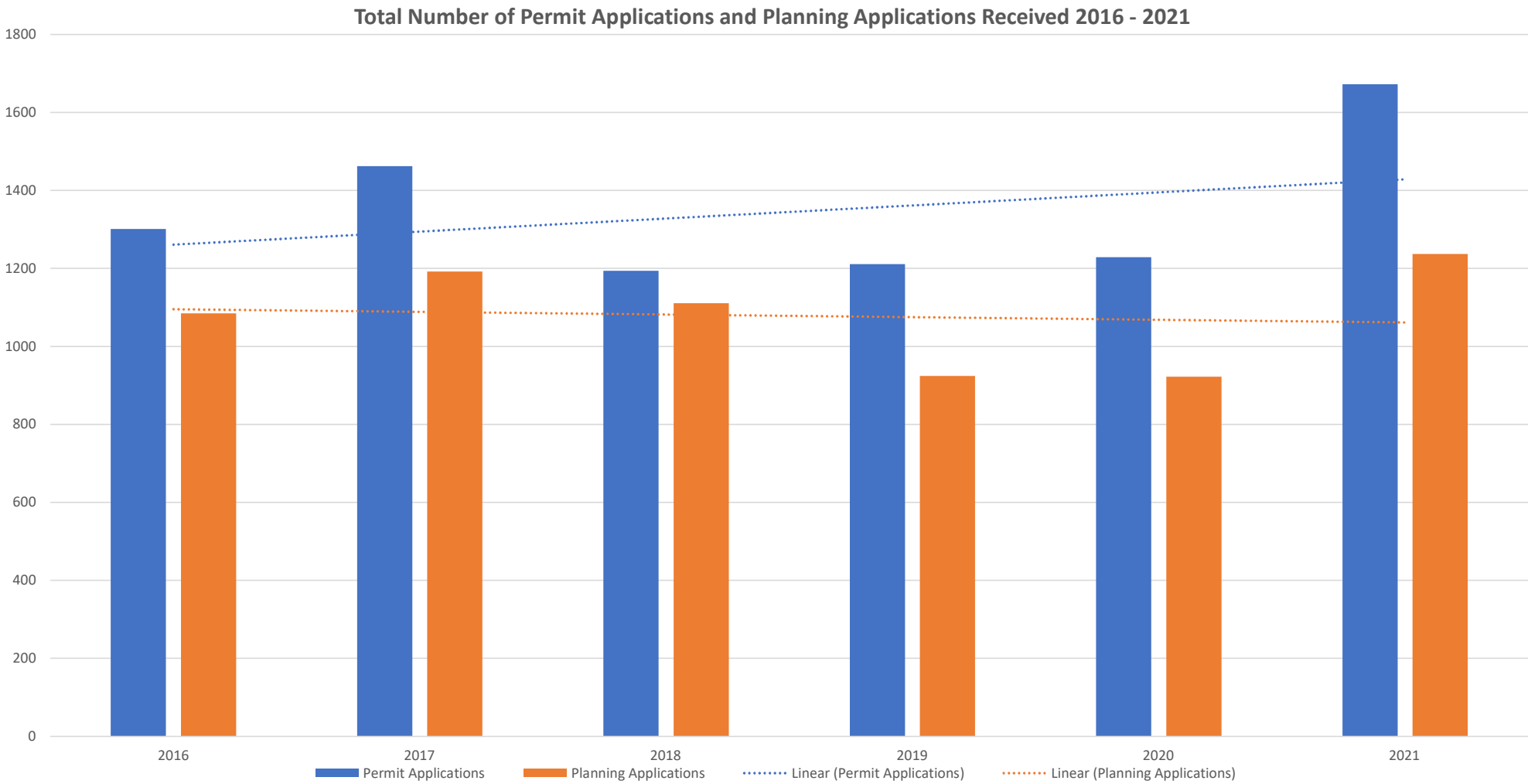
Attachment 4: Proposed EA Planning and Infrastructure Permitting Fee Schedule 2022 - 2024





Attachment 1 – Planning and Permit Volumes 2016 - 2021

	2016	2017	2018	2019	2020	2021
Total Number of Permit Applications Received	1301	1462	1194	1211	1229	1672
Letter of Approval (Minor)						
Minor Works (DPP)	208	246	203	213	220	320
Routine Infrastructure Works (IPP)	317	339	277	319	274	366
Total Standard (Full Permits)	776	877	714	679	735	986
IPP Permits	125	178	119	145	147	158
DPP Permits	651	699	595	534	588	828
Private Residential Minor	253	262	221	229	282	358
Private Residential Standard	197	246	179	143	147	233
Private Residential Major	5	1	8	5	3	0
Private Residential Complex	0	3	1	1	0	3
Projects on Subdivision/Commercial						
Minor	90	85	72	84	82	97
Standard	94	82	94	64	61	113
Major	6	10	11	5	11	13
Complex	3	7	7	1	1	6
Other	3	3	2	2	1	5



Introduction

TRCA’s Fee Schedule for Permitting Services for Development, Interference with Wetlands and Alterations to Shorelines and Watercourses (Ontario Regulation 166/06) was adopted by Resolution #A151/17 (as amended) of the Authority on January 26, 2018. The Fee Schedule adheres to the Ontario Ministry of Natural Resources and Forestry “Policies and Procedures for Charging of Conservation Authority Fees”, and the TRCA’s Fees Policy/Guideline 2010.

The Fee Schedule includes a broad spectrum of fee categories within each application type to accurately cover the scale of work. The lower fees apply to minor and less complex applications with modest scale efforts. Higher fees apply to more complex applications requiring a higher level of regulatory and technical review. The Fee Schedule also includes fees for services that assist with streamlining processing and approval efforts for the applicant, such as phased approvals, expedited review charges, red-line revision processing (where possible), and a project management assistance fee.

Administration of Applications and Fees (General Notes):

1. All applications must be deemed complete by TRCA, inclusive of fee submission, prior to commencement of submission processing.
2. All permit application submissions and associated fees must be administered through the Planning and Development Division of TRCA.
3. Pre-consultation - A pre-consultation meeting with TRCA staff to determine the scope of issues for the permit application is mandatory. TRCA processing fees will be determined based on a predetermined scope of work. If through the application processing, the scope of the application changes, fee adjustments will be determined.
4. General inquiries and negotiation of fees will be directed through TRCA's Planning Senior Managers or Associate Directors on issues of interpretation and scoping of work requirements.
5. Fee appeal process - Any dispute of fee calculations that cannot be resolved through consultation with TRCA's Senior Director, Planning and Development and/or CEO's office, can be appealed through the Budget/Audit Advisory Board and/or the Authority. Delegation format is recommended for an appeal.
6. Any refunds, where applicable, will be approved by the Senior Director, Planning and Development.
7. The permit fee will be paid at the time of filing an application to TRCA. In the event that the permit fee is not paid at the time of filing an application, the current fee as of the time of issuance of the permit must be paid prior to issuing a permit.
8. TRCA reserves the right to request additional fees should the review require a substantially greater level of effort. Additional fees may also need to be charged to the applicant for peer reviews that may be required for shoreline works, geotechnical, and specialized modelling.
9. All permits are issued for two years. Requests for initial permit issuance (only) beyond the standard two-year time period, (up to 5 years), will be subject to an additional fee of 50% of the current fee for each additional year to cover compliance monitoring and will require Executive Committee approval.
10. On a one-time basis, applicants may apply for a permit extension provided such requests are made 60 days prior to the expiration of an Ontario Regulation 166/06 permit. In the Application for Permit Re-issuance, applicants shall set out the reasons for which an extension is required. Requests for a permit extension/re-issuance beyond the standard two-year time period, (up to 5 years), will be subject to an additional fee of 50% of the current fee for each additional year to cover compliance monitoring and will require Executive Committee approval.
11. TRCA reserves the right to adjust fees related to regulatory legislation changes or updates.
12. Expedited Review Additional Charge applies only to unanticipated circumstances requiring fast-tracked approvals (primarily clearance), and can only be approved by the Senior Director as staffing capability allows.
13. TRCA staff will process permit applications in accordance with Board approved policies and procedures, as per Authority Resolutions A/198/13, A199/13 and A103/15, (i.e. Major, Standard Delegated, Minor Works, Routine Infrastructure Works). Permit fees are determined by TRCA as set out in this schedule based upon the scale and scope of the component of the project, independent of the administrative review process.

Definitions

- a) **Minor Ancillary** (outside of hazard) - applies to non-habitable projects that are partially or wholly within TRCA’s Regulated area, but are entirely outside of all hazards (erosion, slope stability, floodplain). Review of technical studies, site visits and meetings are not included. If technical reports, a site visit or meeting is required, the application will be considered to be Minor, Standard or Major. Completion of a Concept Development application prior to submitting for a Minor Ancillary Permit is recommended.
- b) **Minor Ancillary Residential** - applies to non-habitable minor ancillary structures and landscaping and only for applications that are outside of all hazards, valley and stream corridors and are setback a minimum of six metres from all hazards, and for which a technical review is not required. Includes small-scale projects within wetland area of interference areas, beyond 30m. Does not include a site visit and does not include a meeting.
- c) **Minor** - applies to ancillary structures such as decks, sheds, garages, and pools and placement of less than 30 cubic metres of fill located adjacent to a natural feature or natural hazard, which may affect the program or policy interests of TRCA. Includes a site visit or a meeting with a TRCA planner without TRCA technical staff. . A maximum of one submission is included, after which additional fees will apply.
- d) **Standard** – applies to additions, minor additions or ancillary works in the floodplain, structures or buildings that are not within or directly adjacent to flooding or erosion hazards, and placement of fill (over 30 cubic metres) and associated grading/fill placement which meet TRCA policies and require scoped technical review related to one technical discipline (e.g. review of letter report). . Includes one meeting or site visit with up to two staff members. A maximum of two submissions are included, after which additional fees will apply. Completion of a Concept Development application prior to submitting for a Standard Permit may be recommended.
- e) **Major** – applies to additions, new structures or buildings, works in the floodplain or erosion hazard and placement of fill (over 30 cubic metres) and associated grading/fill placement which meet TRCA policies. Includes technical analysis in up to two technical disciplines (e.g. standard Environmental Impact Study review and/or water management screening and assessment, or standard geotechnical review). . Includes up to one site visit and two meetings. A maximum of two submissions are included, after which, additional fees will apply. Completion of a Concept Development application prior to submitting for a Major Permit is recommended.
- f) **Complex** – applies to major additions (greater than 50% of the original ground floor area), new structures or buildings, works in the floodplain or erosion hazard, and the placement of 30 cubic metres of fill or more projects which are significant in geographic area, and/or for which submission of several applicable technical studies is required to demonstrate that TRCA or partner municipality program and policy interests can be met. Complex projects generally require more detailed ecological, geotechnical, water resource engineering, hydro-geological, or fluvial geomorphology studies and assessment. Complex projects may require up to three technical team or planning meetings, and up to two site visits. . A maximum of three submissions are included, after which additional fees will apply.

Note: Additional charges will apply for additional meetings or site visits.



Fee Schedule for Ontario Regulation 166/06 Applications

Application Type	2021 Application Fee		2023 Application Fee (including 5% COLA AND 3% PARES increase)		Notes
Works on Private Residential Property	Minor	\$495.00	Minor	\$535.00	Refer to Definitions on page 2. *Base Fee - For Major and Complex projects, additional technical review, project management and processing fees specific to the application will be assessed.
	Standard	\$920.00	Standard	\$995.00	
	*Major	\$1,315.00	*Major	\$1,420.00	
	*Complex	\$2,500.00	*Complex	\$2,705.00	
Projects on Subdivision Lands, Commercial, Industrial and Institutional Properties, Recreation and Other Projects (per					Refer to Definitions on page 2. Ancillary - Must be outside of all hazards and valley and stream corridors and set back a minimum of six metres from all hazards.
Ancillary Structures:					
Minor Ancillary - Other (per component, Ancillary structures, Resurfacing, Individual Site Landscaping)	Minor	\$2,250.00	Minor	\$2,435.00	
Minor Projects					
• Small-scale topsoil stripping/individual property temporary stormwater management • Minor outfalls • Minor Improvements (trails, minor recreational facilities, etc.)	Per Project	\$6,825.00	Per Project	\$7,380.00	
Standard Projects					
• Standard topsoil stripping/temporary stormwater management • SWM Ponds and associated outfalls • Standard Road Crossings • Major Grading/Earth Works • Minor In-stream Remediation Works • Alterations/Restoration of Wetlands	Per Project	\$10,500.00	Per Project	\$11,355.00	
Major Projects					
• Major Outfalls • Major Road Crossings • Major Filling (Subdivision, Commercial, Employment, Institutional, others)	Per Project	\$20,550.00	Per Project	\$22,225.00	
		\$20,550.00		\$22,225.00	
		\$22,850.00		\$24,715.00	
Complex Projects					
• Relocation of Stream Corridor/New Channel Design • Complex Project (including MZO)* (base fee)	\$22,850.00		\$24,715.00		
	\$25,000 - \$75,000		\$27,040 - \$81,115		

Other Applicable Fees

Application Type	2021 Application Fee	2023 Application Fee (including 5% COLA AND 3% PARES	Notes
Minor Ancillary			
•Private Residential – Minor Ancillary Reside	\$225.00	\$240.00	Ancillary - Must be outside of all hazards and valley and stream corridors and set back a minimum of six metres from all hazards.
Commercial/Subdivision/Industrial Minor Ancillary – Single Structure Only	\$910.00	\$985.00	
Major or Complex Permit Application with Letter of Undertaking Major or Complex Projects - Additional Technical Review	\$1,000 in addition to all other permit fees.	\$1,000 in addition to all other permit fees.	
All applications located in a Special Policy Area (SPA) will be charged an additional percentage of current fee	Minor (Ancillary Structures) 25%	Minor (Ancillary Structures) 25%	
	Standard 50%	Standard 50%	
	Major/Complex 100%	Major/Complex 100%	
Additional Site Visit Charges			
•Planner Only (Minor only) •*Scoped staff - Up to 2 •*Scoped staff - Up to 2 •Team	Up to 3 Hours \$450.00	Up to 3 Hours \$490.00	Includes travel time. Multiple field assessments, stakings and negotiations are charged separately. This is not a mandatory fee. This is a guidance tool at the request of the applicant. *Scoped staff - includes the planner and up to one more discipline.
	Up to ½ Day \$850.00	Up to ½ Day \$920.00	
	Up to 1 Day \$1,900.00	Up to 1 Day \$2,055.00	
	Up to 1 Day \$3,015.00	Up to 1 Day \$3,260.00	
Red Line Revision by TRCA	Minor \$775.00	Minor \$840.00	
	Major \$1,655.00	Major \$1,790.00	
Optional Expedited Review additional charge (Director or Associate Director approved) - Percentage of current fee.	Additional 100% of current fee	Additional 100% of current fee	The Expedited Review charge applies to special circumstances around fast-tracked conditions for plan registration and completion of conditions to meet unanticipated circumstances. Applied only on Director's approval and as workload allows. This generally applies to efforts that are required to be completed within 1 - 2 week period.
Optional Expedited Permit Issuance / R e-Issuance (Director or Associate Director approved) - Percentage of current fee.	Additional 50% of current fee	Additional 50% of current fee	Issuance timelines will be identified at the time of the request, based upon capacity of TRCA staff at that time
Additional Meetings	25% of current fee (Per additional meeting)	25% of current fee (Per additional meeting)	TRCA will charge a fee directly to the applicant when additional meetings are required/requested beyond the number included in the base permit fee. The landowner will be notified of additional fees.
Project Management Assistance (Voluntary as required)	To be negotiated	To be negotiated	To be determined based on scope. Project Management Assistance fee is applied to assist applicants to address complex technical design issues to meet regulatory requirements. Working sessions are recommended.



Compliance Monitoring			
Permit Non-compliance	\$2,425.00	\$2,620.00	Fee to resolve each issue, exclusive of permit revision fee. Dependent upon scope of violation.
Compliance Reports-Clearance Letter	\$225.00	\$240.00	
Negotiated Restoration Agreement	To be determined	To be determined	
Voluntary compliance related to resolution of violation (only where supported by TRCA staff)	200% of related fee	200% of related fee	
Additional Geotechnical and Hydrogeology Review	Standard \$2,100.00	Standard \$2,270.00	
	Major \$3,150 - \$4,725	Major \$3,410 - \$5,110	
Municipal Development Projects (NOT EA related)	\$6,065.00	\$6,560.00	
Waterfront Development Additional Charge for Shoreline Engineering Peer Review. Fluvial Geomorphic Peer Review (where required) will be determined on a cost recovery basis as required.	\$1,750 - \$3,000	\$1,895 - \$3,245	To be determinedbased on scope.
Other Applicable Fees - Non Permit Services			
Archaeological Screening	\$565.00 (+HST)	\$615.00 (+HST)	Works on TRCA-owned lands require an archaeological screening by a TRCA Archaeologist. Through the screening process, the archaeologist will determine if further investigation is required. Additional fees will be charged for investigations that exceed the screening process.
GIS Fee	• \$75/hour + HST data preparation	• \$80/hour + HST data preparation	
	• \$30 + HST per .pdf or hard copy digital flood line map sheet (CAD)	• \$35 + HST per .pdf or hard copy digital flood line map sheet (CAD)	
	• \$125 + HST per digital flood line map sheet (CAD)	• \$135 + HST per digital flood line map sheet (CAD)	
Engineering Data Request	• \$150 + HST for Hydraulic and/or Hydrologic modeling files/reports	• \$165 + HST for Hydraulic and/or Hydrologic modeling files/reports	
	• \$125 + HST per digital floodline map sheet	• \$135 + HST per digital floodline map sheet	

TRCA Administrative Fee Schedule for PLANNING SERVICES
IMPLEMENTATION GUIDELINES

November 10, 2022



Introduction

TRCA's Fee Schedule for Planning Services was approved by Resolution #UPDATE ONCE APPROVED. The Fee Schedule adheres to the Ontario Ministry of Natural Resources and Forestry "Policies and Procedures for Charging of Conservation Authority Fees", TRCA's Fees Policy/Guideline 2010, and the range of planning services consistent with TRCA's Memorandums of Understanding with area municipalities. The Fee Schedule includes a broad spectrum of fee categories within each application type to accurately cover the scale of work. The lower fees apply to minor and less complex applications, and modest scale efforts. Higher fees apply to more complex applications requiring a higher level of planning and technical review. This Fee Schedule provides a layered approach, in which base fees are presented in the categories in the front portion of the fee schedule, with additional fees for specialized work in the back portion. These additional fees, (e.g. additional technical review, site visits and meetings) beyond the base fees, may apply. Where possible, TRCA staff will identify as early as possible when additional fees are necessary. We recommend that applicants with more complex applications familiarize themselves with the additional fees that may apply. The Fee Schedule also includes fees for services that assist with streamlining processing and approval for the applicant, such as phased approvals, expedited review, red-line revisions (where possible), and project management assistance.

Administration of Applications and Fees (General Notes)

1. All applications must be deemed complete by TRCA, inclusive of fee submission, prior to commencement of the review process.
2. All planning application submissions and associated fees are administered through the Planning and Development Division of TRCA.
3. A pre-consultation meeting with the municipality and TRCA staff to determine the scope of issues for the planning application should be held. TRCA processing fees will be determined based on a predetermined scope of work. If, the scope of the application changes throughout the review process, then fee adjustments will be determined.
4. General inquiries and applicability of fees will be directed through TRCA's planning Senior Managers or Associate Directors on issues of interpretation and scoping of work requirements.
5. Fee appeal process - Any dispute of fee calculations that cannot be resolved through consultation with TRCA's Associate Director, Development Planning and Permits or the Director, Development and Engineering Services can be directed to the CEO's office.
6. Any refunds, where applicable, will be approved by the Associate Director, Development Planning and Permits or the Director, Development and Engineering Services.
7. The application fee will be paid at the time of filing an application to the municipality. The clearance fee will be paid directly to TRCA prior to a request for final clearance of an application. All payments must be made within 30 days of TRCA notification in writing. If application fees have not been paid at the time of submission of the application, fees will be assessed in accordance with the fee schedule in place at the time in which payment occurs. Interest will be charged and accumulated beyond 30 days.
8. Re-submission fees must be paid prior to final clearance of an application. Only one set of fees applies when processing and reviewing a combined application (e.g. a combined Official Plan Amendment, Zoning By-law Amendment and Subdivision application), however, **planning and permit fees are separate**. For combined planning applications, the highest rate of fees applies. Separate fees apply if the applications are received more than 3 months apart. For Minor Concept Development applications (only) that are immediately followed by associated permit applications, a credit of up to \$100 of the Minor Concept Development fee may be applied to the permit application, at the discretion of the TRCA Planner.
9. TRCA reserves the right to request additional fees or adjust fees should the review require a substantially greater level of effort or for development application scenarios not captured in the Fee Schedule. Custom fees will be negotiated for optional expedited review or unique circumstances for large scale or complex review efforts. Peer reviews may also be required for shoreline works, geotechnical and specialized modeling which, if required, will be charged to the applicant. TRCA reserves the right to re-assess fee requirements after one year of processing planning applications. Additional fees can be charged after one year and for applications still in process for which applicant-driven delays have been experienced.
10. TRCA reserves the right to adjust fees to reflect new planning or regulatory legislative requirements.
11. Base geotechnical and hydrogeology review is included. Applications will be subject to an additional fee for complex reviews and advisory services. TRCA will inform applicants as early as possible in the process.
12. Any application that is inactive for 2 years or more is considered dormant by TRCA and a new application (or top-up) for processing and fee purposes is required.
13. Draft Plan of Subdivision
 - a. Refer to Definitions for application category criteria.
 - b. For subdivisions with no MESP produced within the last 10 years, the subdivisions will be considered to be Major or Complex.
 - c. Complex subdivisions without a current MESP will be subject to an additional per unit fee of \$115. Industrial subdivisions without prior comprehensive MESP review will be charged an additional \$515 per hectare. See General Note #9 and #11.
 - d. As the file review progresses, should the issues and review become more complex than originally anticipated, then the fee will correspondingly increase as per scope of work.
 - e. For sites greater than 50 ha, additional fees will be applied. there will be a site-specific discussion on scope of review depending on size and complexity of the specific application.
14. Submissions subject to a municipal collaborative application preparation process further to Ontario Bill 109 shall be subject to a pre-application fee of 70% of the applicable Planning Act review fee, with the remaining 30% due at time of complete application. No refunds shall be provided for the pre-application fee should the project not proceed to a complete application. The pre-application fee is exclusive of any optional concept development application fee applicable prior to proceeding with the municipal application preparation process.

Administration of Master Environmental Servicing Plan (MESP) Applications

The Fee Schedule sets a Base Fee across the jurisdiction as follows:

Proposals 25ha or less:	\$ 8,520 Base Fee
Proposals greater than 25ha:	\$17,035 Base Fee

1. A baseline charge of \$515 per gross hectare is applied to each application. The gross area includes natural systems. For small urban or infill MESP's, a per lot fee of \$115 may be applied in lieu of the gross per hectare charge, at the discretion of TRCA staff.
2. An additional project management fee will be added to cover meetings for committee and team coordination, as well as, general meeting sessions (Range \$27,040 - \$54,075).

The following apply to MESP applications:

1. The Fee Schedule assumes an average 2-year timeframe for MESP completion. TRCA reserves the right to re-evaluate the MESP scope of work and progress related to fee status after a 2-year process. Additional fees will be added for extended timeframes and associated multiple reviews. Payment is due for changes in scope and timeline at the 2-year review date.

Standard and Non-standard MESP/subwatershed Studies:

Standard fee agreements - all new fee calculations will follow the base guidelines set herein with associated meeting coordination allowances at the study outset. Timeline schedules and Terms of Reference set with the municipalities and landowners will assist in work flow and anticipated work program completion. All studies will be re-evaluated at the 2-year milestone (or as agreed in a Terms of Reference or upfront agreement) for changes in scope, extent of coordination, and anticipated cost to complete remaining stages of work. Extended project delays may need re-evaluation on an annual basis to fairly determine project progress and adjust work program scoping with the municipality and landowner group participation. All evaluations will be provided in writing. Fees are required to build capacity for complex reviews and to meet service delivery needs for all.

Non-Standard fee agreements - On occasion, study review requirements need to be adjusted to unique circumstances to assist the municipality and/or landowners to meet new conditions or timing considerations. These adjustments need to be incorporated into a non-standard MESP/subwatershed fee agreement to address variables in scheduling, numbers of reviews or staggered submissions, phasing, additional unanticipated technical reviews, updates and transitional files, reasonable expedited requirements. Changes to the base standard costing agreements will be negotiated on a time allowance basis upfront in a new process (when known) or at key annual evaluation milestones in active processes as noted above.

2. A Terms of Reference for the MESP (see TRCA's MESP Guidelines) must be prepared and agreed to by all parties including the municipality, TRCA and the proponent.
3. All MESP fees are required at the initiation of the study or as negotiated through Terms of Reference and agreement.

The following alternative milestone payment structure still provides the minimum base payment schedule of older MESP agreements and can be adjusted through agreement.

MESP PHASE OF WORK	PAYABLE
a. Preliminary Initiation (at Project start-up) (Scoping of MESP/Terms of Reference Initiation)	Base Fee applies
b. Terms of Reference completion/MESP Initiation (Includes existing conditions report/field work/first MESP submission/review)	50% payable
c. Prior to First Submission Comments	20% payable
d. Prior to issuance of final MESP approval by TRCA (Maximum 3 review submissions)	30% payable

TRCA Administrative Fee Schedule for PLANNING SERVICES IMPLEMENTATION GUIDELINES

November 10, 2022

4. All official plan amendment, zoning and draft plans of subdivision fee requirements that evolve out of the Secondary/ Block Plan process and MESP process apply separately as per TRCA's approved Fee Schedule at the time of submission. No additional per lot charges will apply on draft plans of subdivision if an MESP is completed, approved and paid for.
5. Plans of subdivision that have not been studied under the MESP process will be charged an additional fee of \$115 per unit, over and above the subdivision base and clearance fees (see schedule). Subdivisions not included as part of original MESP/Block Plan approval will be charged on a per unit basis for updated plans.
6. Construction permits for works under TRCA's provincial regulation are charged separately at the time of detailed design and construction of draft plan components (such as stormwater management facilities, road/bridge crossings, pipe boring and drilling works, stream channel works, etc.).

Definitions

The following definitions apply to applications to determine fee review category:

- a) Screening Letter** - projects that do not affect the program or policy interests of TRCA and for which a clearance letter is being requested. Clearance may be provided in an e-mail. Site visits, meetings and technical or policy review are not included; one submission of screening information is included. If the submission materials are updated or amended, a new fee will be applied.
- b) Screening Assessment** - projects for which a letter is required from TRCA (i.e. is located adjacent to a natural feature or natural hazard area) but the proposal does not affect the program or policy interests of TRCA and technical review comments are not required. One submission is included. If the submission materials are updated or amended, a new fee will be applied. Site visits and meetings are not included. If a site visit or meeting is required, the application will be considered to be Minor, Standard or Major.
- c) Minor** - projects for which a letter/response is required from TRCA (for properties located adjacent and not within a natural feature or natural hazard area) which may affect the program or policy interests of TRCA, and for which comments from TRCA may be provided. Minor projects may require technical review related to only one technical discipline. Up to two submissions (initial and final) are included. **Minor Subdivisions (less than 5ha)** are those with ten or fewer lots, for which a technical review is not required by TRCA, however, TRCA's participation is necessary (two submissions or a site visit applicable to Minor Concept Development). **Minor Site Plan** are for small- scale projects located outside of all hazards for which a technical review is not required by TRCA, however, TRCA's participation is necessary. All Minor single family categories do not include a site visit, and include only scoped review.
- d) Standard** - projects that meet TRCA policies, and require scoped technical analysis in up to two technical disciplines (i.e. scoped EIS review and/or water management screening and assessment, or standard geotechnical review). Up to one meeting and one site visit with a TRCA Planner and one TRCA technical staff member is included. Up to three submissions are included (multiple submissions not applicable to Standard Concept Development).
- e) Major** - projects which are significant in geographic area, and/or for which submission of multi-disciplinary technical studies are required to demonstrate that TRCA or partner municipality program or complex policy interests can be met. Major projects generally require more complex ecological, geotechnical, water resource engineering, hydrogeological, or fluvial geomorphic studies and assessment. Major projects may require a site visit and up to two technical team or planning meetings. Up to three submissions are included.
- f) Complex** - projects for which a full suite of applicable technical studies is required to demonstrate consistency with TRCA or partner municipality program or complex policy interests. Complex projects typically involve extensive modifications to the landscape. Complex projects may also be characterized by one or more of the following:
- i. The need for up to three working meetings and up to three submissions;
 - ii. The need for additional TRCA technical assessments (i.e. technical modeling refinements);
 - iii. Extensive technical study review in one or more of the following: including complex hydrogeological, fluvial geomorphology, natural channel design, wetland interference, environmental impact studies; or,
 - iv. Require more than one day of TRCA fieldwork.
- g) Additional Site Visit Charges** - Unless otherwise stated, site visits are not included in the fees assessed for all screening letters and screening assessments, "Minor" applications in all categories, and Solicitor-Realtor enquiries. Should site visits be required, or be requested for applications in these categories, additional site visit fees will apply, in accordance with the site visit fees prescribed in this Fee Schedule.
- h) Incomplete/unconsolidated Submissions** - A submission for review is deemed to be "incomplete" where TRCA has identified requirements, and the application has not met all requirements. The following scenarios are examples of situations in which an application may be deemed incomplete or unconsolidated: 1. Where all technical or supporting studies that are required to meet TRCA's submission requirements have not been provided with the application; 2. Where component studies are submitted in a piecemeal fashion; 3. Where the findings and analysis in component reports are not integrated in a multi-discipline submission (e.g. where an Environmental Impact Study, Functional Servicing Report, and Hydrogeological report are packaged together and each report has not considered the findings of the others).
- i) Applicant Driven Formal Modification** - A fee for an "applicant driven formal modification" will be charged where plans are submitted for review after the application has been formally circulated by, or received planning approval from the municipality, and TRCA review is still in progress/on-going.
- j) File Continuation** - Applicable to files that continue beyond two years from the date of submission of the application. At two years, and two year intervals thereafter, if the applications are still in the review or approval process, application fees will need to be topped-up to current fees in the applicable fee schedule at that time. This is to be completed through a re-evaluation of the status of the application and scope of the review remaining, to review the need for any additional fee requirements.
- k) Major and Complex Files without Prior MESP (non-subdivision)** - Where Major or Complex files, (Rezoning Applications, Official Plan Amendments, Site Plans - not including subdivisions which are addressed separately) are submitted without an MESP, and an MESP has not been completed for the area within the past 10 years, may be subject to additional review fees. At the time of application, where possible, TRCA staff will identify whether additional fees are applicable.

Note: Additional charges will apply for additional meetings or site visits. Additional meetings will be assessed the same fee as additional site visits, inclusive of travel and preparation time, in accordance with the site visit fees identified herein.

Application Fee Schedule for Planning Services

Application Type	2021 Application Fee		2023 Application Fee (including 5% COLA AND 3% PARES increase)	Notes
Solicitor/Realtor Inquiry Screening Service	\$340.00		\$365.00	*Only applicable to the following: Same applicant (not just same property), within one year of the original screening letter.
Update Screening Letters*	\$150.00		\$165.00	
Concept Development/Property Inquiry - Single Residential Structure	Minor	\$390.00	Minor \$420.00	This is not a mandatory application.
	Standard	\$975.00	Standard \$1,055.00	
	Major	\$2,275.00	Major \$2,460.00	
	*Complex	\$5,500.00	*Complex \$5,950.00	
	Additional Technical Review	\$1,100.00	Additional Technical Review \$1,190.00	
Concept Development/ Property Inquiry - Residential Multi-dwelling, Commercial, Industrial, Institutional	Minor	\$875.00	Minor \$950.00	
	Standard	\$1,275.00	Standard \$1,380.00	
	Major	\$3,375.00	Major \$3,650.00	
	Complex Application Specific Fee		Complex Application Specific Fee	
Minor Variance - Residential	Minor*	\$610.00	Minor \$660.00	*Where a site visit and/or extended review is required for a Minor Variance application, a clearance fee of \$155 is applicable.
	Standard	\$875.00	Standard \$950.00	
	Major	\$1,470.00	Major \$1,590.00	
Minor Variance- Industrial/Commercial/Subdivision/ Institutional	Minor*	\$1,155.00	Minor \$1,250.00	
	Major	\$1,950.00	Major \$2,110.00	
Consent/Severance/Land Division (Per Lot)	Minor	\$1,470.00	Minor \$1,590.00	Refer to General Notes #9.
	Standard	\$2,310.00	Standard \$2,500.00	
	Major	\$3,559.00	Major \$3,845.00	
Single Residential Site Plan	Minor	\$875.00	Minor \$950.00	Refer to General Notes #9. *Base Fee - Subject to additional fees for technical review, project management or processing, to be determined on an application specific basis.
	Standard	\$1,400.00	Standard \$1,515.00	
	Major*	\$2,415.00	Major* \$2,610.00	
	Complex*	\$3,465.00	Complex* \$3,750.00	
Site Plan	Minor	\$3,100.00	Minor \$3,355.00	Refer to General Notes #9 and #11.
	Standard	\$9,950.00	Standard \$10,765.00	
	Major	\$15,700.00	Major \$16,980.00	
	Complex	\$25,750.00	*Complex \$27,850.00	
Multi-Unit Building (Site Plan, Rental, Condominium, Mixed Use)	Minor	\$18,550.00	Minor \$20,065.00	Refer to General Notes #9 and #11.
	Standard	\$26,200.00	Standard \$28,335.00	
	Major	\$39,375.00	Major \$42,585.00	
	Complex	\$55,125.00	Complex \$59,615.00	
Official Plan Amendment (OPA)	Minor	\$3,100.00	Minor \$3,355.00	Refer to General Notes #9 and #11.
	Standard	\$9,400.00	Standard \$10,165.00	
	Major	\$13,250.00	Major \$14,330.00	
	Complex	\$22,050.00	Complex \$23,850.00	
Zoning By-law Amendment/ Rezoning (ZBA/RZ)	Minor	\$3,100.00	Minor \$3,355.00	Refer to General Notes #9 and #11.
	Standard	\$9,400.00	Standard \$10,165.00	
	Major	\$13,250.00	Major \$14,330.00	
	Complex	\$22,050.00	Complex \$23,850.00	

Draft Plan of Subdivision (Residential/Industrial/ Commercial Subdivision)	Less than 5ha		*Minor will only apply to applications meeting all criteria identified in this fee schedule. Refer to General Notes #13.			
	Minor*	\$6,615.00			Minor*	\$7,155.00
	Standard	\$22,050.00			Standard	\$23,850.00
	Major	\$35,450.00			Major	\$38,340.00
	Complex	\$52,950.00			Complex	\$57,270.00
	5ha to 10ha					
	Standard	\$31,600.00			Standard	\$34,175.00
	Major	\$53,250.00			Major	\$57,590.00
	Complex	\$62,250.00			Complex	\$67,325.00
	10ha to 25 ha					
	Standard	\$42,600.00			Standard	\$46,070.00
	Major	\$54,950.00			Major	\$59,430.00
	Complex	\$62,300.00			Complex	\$67,375.00
	25ha and Greater					
	Standard	\$54,350.00			Standard	\$58,780.00
	Major	\$57,500.00			Major	\$62,185.00
	Complex	\$66,050.00			Complex	\$71,435.00
	Per Unit (if applicable)	\$105/Unit			Per Unit (if applicable)	\$115/Unit
	Per ha (if applicable)	\$475/ha			Per ha (if applicable)	\$515/ha
	Block and Tertiary Plans and Master Environmental Servicing Plan (MESP) (Residential & Industrial/Commercial) (All fees will apply for this application type e.g., Application Fee, Per Hectare Fee and Project Management Fee)	Base Fee 25ha or Less*			\$7,875.00	Base Fee 25ha or Less*
Base Fee Greater than 25ha*		\$15,750.00	Base Fee Greater than 25ha*	\$17,035.00		
Project Management Fee*		\$25,000 - \$50,000	Complex	\$27,040 - \$54,075		
Master Plan & Sub-watershed Study	Negotiated in a Terms of Reference Agreement		Negotiated in a Terms of Reference Agreement			
Other Applicable Fees						
All applications located in a Special Policy Area (flood hazard) (will be charged an additional percentage of premium on the applicable fee)	Minor	50%	Minor	50%		
	Major	100%	Major	100%		
Applicant Driven Formal Modification (Requiring re-circulation)	Minor	\$1,500.00	Minor	\$1,620.00	Refer to Definition i) on page 4.	
	Major	\$5,000.00	Major	\$5,410.00		
Additional Geotechnical and Hydrogeology Review and Source Water Protection - (WHPA-Q)	Standard	\$2,220.00	Standard	\$2,400.00	Refer to General Notes #11.	
	Major	\$3,300 - \$4,975	Major	\$3,570 - \$5,380		
Additional Submissions - Each submission beyond the third submission	Minor	\$1,000.00	Minor	\$1,080.00		
	All Others	\$2500 - \$10,000	All Others	\$2,705 - \$10,815		
Additional Technical Team Meeting*	Virtual or at TRCA Office Up to ½ day*	\$1,965.00	Virtual or at TRCA Office Up to ½ day*	\$2,125.00	*Inclusive of travel time where applicable. Up to 3 staff members. Additional staff members \$520 for virtual/TRCA, \$860 for out of office.	
	Out of TRCA Office Up to 1 day	\$2,975.00	Out of TRCA Office Up to 1 day	\$3,220.00		
Clearance Fee for Additional Subdivision Phases	Standard - within one year*	\$3,045.00	Standard - within one year*	\$3,290.00	*Within one year means within one year of original subdivision clearance.	
	Standard - with new technical information or beyond one year	\$5,800.00	Standard - with new technical information or beyond one year	\$6,275.00		
Collaborative meetings and technical review related to settlement, when applicable	\$5,000 - \$20,000		\$5,410 - \$21,630		Not a mandatory fee. Dependent upon number of TRCA staff involved, number of meetings and submissions.	
Condominium Agreement Clearance - Admin/Registration		\$5,800.00		\$6,275.00		
File Continuation (All Files)	Top-up to current cost in fee schedule		Top-up to current cost in fee schedule		Applicable to files that continue beyond two years from the date of submission of the application. Refer to Definition j) on page 4.	

File Reactivation	Standard Files	\$580.00	Standard Files	\$630.00	To reactivate files that have been inactive for 2 years or more.
	Large Files/OMB	\$1,100.00	Large Files/OMB	\$1,190.00	
Golf Courses, Aggregate Pits or Large-scale Fill Operations	Standard	\$23,200.00 (Base Fee)	Standard	\$25,090.00 (Base Fee)	Base Fee - Subject to additional technical review and project management services fees, as applicable. Refer to General Notes #9 and #11.
	Complex	\$44,100.00 (Base Fee)	Complex	\$47,695.00 (Base Fee)	
Incomplete Submission/Unconsolidated Submission Coordination - Per Submission	Minor	\$1,000.00	Minor	\$1,080.00	Refer to Definition h) on page 4.
	All Others	\$5,000 - \$10,000	All Others	\$5,410 - \$10,815	
Optional Expedited Review Optional Expedited Review for Clearance for Major files, Minister's Zoning Order (MZO) requests, Ecosystem Compensation, OLT	Per Review	\$5,000 - \$20,000	Per Review	\$5,410 - \$21,630	
	Additional 100% premium of applicable fee		Additional 100% premium of applicable fee		
Optional Terms of Reference Review (EIS, Provincial Plan conformity, Master Plan - not related to an MESP) technical advisory	Minor	\$250.00	Minor	\$275.00	Fee scoped as per application issue. Not a mandatory fee.
	Major	\$500 - \$1000	Major	\$540 - \$1,080	
Pre-consultation - Meeting (Planner only)	No Charge		No Charge		
Screening Assessment (OPA/ZBA)		\$920.00		\$995.00	
Screening Letter (Residential/Minor Projects)		\$110.00		\$120.00	
Single Residential Scoped Site Plan (ORM Advice Only)	Minor/Standard	\$350.00	Minor/Standard	\$380.00	Base Fee - Subject to additional fees for technical review or site visit, to be determined on an application specific basis. * Applicable to Caledon Only
Technical Team Site Visit*	Up to ½ day	\$2,900.00	Up to ½ day	\$3,135.00	This is not a mandatory fee. This is a guidance tool at the request of the applicant. *Inclusive of travel time where applicable. Up to 3 staff members. Additional staff members \$650 for up to ½ day, \$975 for up to full day. One site visit with scoped staff is included in Major and Complex applications.
	Up to 1 day	\$4,200.00	Minor/Standard	\$4,540.00	
TRCA Project Management Fee (to assist with coordinating TRCA's reviews and project timelines associated with TRCA		\$5,000 - \$20,000		\$5,410 - \$21,630	Not a mandatory fee. Dependent upon number of TRCA staff involved, number of meetings and submissions.
Vulnerable Areas Screening (Source Water Protection)		\$95.00		\$105.00	
Waterfront Development Additional Charge for Shoreline Engineering Peer Review Fluvial Geomorphic Peer Review (where required) will be determined on a cost recovery basis as required		\$1,750 - \$3,000		\$1,895 - \$3,245	To be determined based on scope.
Archaeological Screening		\$565.00 (+HST)		\$615.00 (+HST)	Works on TRCA-owned lands require an archaeological screening by a TRCA Archaeologist. Through the screening process, the archaeologist will determine if further investigation is required. Additional fees will be charged for archaeological investigations where required.
Engineering Data Request	• \$150 + HST for Hydraulic and/or Hydrologic modeling files/reports		• \$165 + HST for Hydraulic and/or Hydrologic modeling files/reports		
	• \$125 + HST per digital floodline map sheet		• \$135 + HST per digital floodline map sheet		
GIS Fee	• \$75/hour + HST data preparation		• \$80/hour + HST data preparation		
	• \$30 + HST per .pdf or hard copy digital flood line map sheet (CAD)		• \$35 + HST per .pdf or hard copy digital flood line map sheet (CAD)		
	• \$125 + HST per digital flood line map sheet (CAD)		• \$135 + HST per digital flood line map sheet (CAD)		

Clearance Fee Schedule for Planning Services

Application Type	2021 Clearance Fee		2022 Clearance Fee (including 5% COLA AND 3% PARES increase)		Notes
Minor Variance - Residential	Minor*	Refer to Notes	Minor	Refer to Notes	*Where a site visit and/or extended review is required for a Minor Variance application, a clearance fee of \$155 is applicable.
	Standard		Standard		
	Major		Major		
Minor Variance-Industrial/Commercial/Subdivision/Institutional	Minor*	Refer to Notes	Minor	Refer to Notes	
	Major		Major		
Single Residential Site Plan	Minor	\$0.00	Minor	\$0.00	Refer to General Notes #9.
	Standard	\$280.00	Standard	\$305.00	*Base Fee - Subject to additional fees for technical review, project management or processing, to be determined on an application specific basis.
	Major*	\$775.00	Major*	\$840.00	
	Complex*	\$1,875.00	Complex*	\$2,030.00	
Site Plan	Minor	\$1,155.00	Minor	\$1,250.00	Refer to General Notes #9 and #11.
	Standard	\$1,875.00	Standard	\$2,030.00	
	Major	\$4,600.00	Major	\$4,975.00	
	Complex	\$4,600.00	*Complex	\$4,975.00	
Multi-Unit Building (Site Plan, Rental, Condominium, Mixed Use)	Minor	\$6,350.00	Minor	\$6,870.00	Refer to General Notes #9 and #11.
	Standard	\$17,430.00	Standard	\$18,850.00	
	Major	\$17,430.00	Major	\$18,850.00	
	Complex	\$17,430.00	Complex	\$18,850.00	
Draft Plan of Subdivision (Residential/Industrial/ Commercial Subdivision)	Less than 5ha				*Minor will only apply to applications meeting all criteria identified in this fee schedule. Refer to General Notes #13.
	Minor*	\$2,950.00	Minor*	\$3,195.00	
	Standard	\$6,350.00	Standard	\$6,870.00	
	Major	\$17,430.00	Major	\$18,850.00	
	Complex	\$17,430.00	Complex	\$18,850.00	
	5ha to 10ha				
	Standard	\$17,430.00	Standard	\$18,850.00	
	Major	\$17,430.00	Major	\$18,850.00	
	Complex	\$17,430.00	Complex	\$18,850.00	
	10ha to 25 ha				
	Standard	\$17,430.00	Standard	\$18,850.00	
	Major	\$17,430.00	Major	\$18,850.00	
	Complex	\$17,430.00	Complex	\$18,850.00	
	25ha and Greater				
	Standard	\$17,430.00	Standard	\$18,850.00	
	Major	\$17,430.00	Major	\$18,850.00	
	Complex	\$17,430.00	Complex	\$18,850.00	

TRCA Administrative Fee Schedule for ENVIRONMENTAL ASSESSMENT and INFRASTRUCTURE PERMITTING SERVICES



INTRODUCTION

Toronto and Region Conservation Authority's (TRCA's) Fee Schedule for Environmental Assessment and Permitting Services was adopted by Resolution #____. The Fee Schedule was developed in consultation with municipalities through an assessment of service delivery which adheres to the Ontario Ministry of Northern Development, Mines, Natural Resources and Forestry

Policies and Procedures for Charging of Conservation Authority Fees

TRCA's Fees Policy/Guideline 2010, and the range of Environmental Assessment (EA) or Infrastructure Review services consistent with TRCA's Service Delivery Agreements and/or Memoranda of Understanding with area municipalities or agencies.

The Fee Schedule includes a broad spectrum of fee categories within each application type to accurately cover the scale of work. The lower fees apply to minor and less complex applications, and modest scale review efforts. Higher fees apply to more complex applications requiring a higher level of EA and technical review. The Fee Schedule also includes fees for services that assist with streamlining processing and approval for the applicant, such as expedited review and red line revisions (where possible).

PART 1: GENERAL NOTES

1. All applications must be deemed complete by TRCA, inclusive of fee submission, prior to commencement of submission processing, unless otherwise approved by TRCA's Infrastructure Planning and Permits (IPP) Senior Manager, Associate Director or the Development and Engineering Services (DES) Director.
2. All environmental assessment (EA) and regulatory approvals under the **Conservation Authorities Act** (permit application) submissions and associated fees must be administered through the Development and Engineering Services Division of TRCA.
3. Pre-application (pre-consultation) - One pre-application meeting with TRCA staff to determine the scope of issues for the EA or permit application is recommended for all applications. TRCA application review fees as per Schedules 1 to 4, attached will be determined based on the scope of work identified through the meeting. If the scope of the application changes through the review process, fee adjustments will be made. There is no additional fee charged for pre-application review.
4. General inquiries and negotiation of fees will be directed through TRCA's IPP Senior Manager or Associate Director or the DES Director on issues of interpretation and scoping of work requirements.
5. Fee appeal process - Any dispute of fee calculations that cannot be resolved through consultation with TRCA's DES Director, Planning, Greenspace and Communications (DES Director) and/or CEO's office, can be appealed through the Budget/Audit Advisory Board and/or the Authority. Delegation format with justification of appeal request is recommended.
6. Any refunds, where applicable, will be approved by the IPP Senior Manager or Associate Director or the Director.
7. The application fee will be paid at the time of filing an application to TRCA. Applications will not be processed until fees are received unless approved by TRCA's IPP Senior Manager or Associate Director or the DES Director.
8. TRCA reserves the right to request additional fees or adjust fees should the review require a substantially greater level of effort or for development application scenarios not captured in the Fee Schedule. Custom fees will be negotiated for optional expedited review or unique circumstances for large scale or complex review efforts. Peer reviews may also be required for shoreline works, geotechnical and specialized modeling and may be charged to the applicant. TRCA reserves the


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- right to re-assess fee requirements after one year of processing planning applications. Additional fees can be charged after one-year and for excessive delays.
9. Expedited Review Additional Charge applies only to unanticipated circumstances requiring fast-tracked approvals (primarily clearance) and can only be approved by the IPP Senior Manager, Associate Director or the DES Director as staffing capability allows.
 10. Permits are issued for a maximum (standard) time of 2 years.
 11. Permits for complex infrastructure can be issued for up to 5 years upon request and with reason. These permits require Executive Committee approval prior to permit issuance. These permits are subject to additional fees of 50% of the current fee for each additional year (beyond the standard 2 year) to cover compliance monitoring.
 12. Permit reissuance (extension) may be permitted subject to justification and assessment by staff in accordance with any new updated technical hazard information and the current policies in place. There is no guarantee of automatic approval. Reissuance (extension) is on a one-time-only basis for up to the same period as the original approved timeframe (e.g., if the original permit was issued for four years, it may be reissued for up to an additional four years). Reissuances are subject to fees of 50% of the current fee for each additional year to cover compliance monitoring. Executive Committee approval is required for all permits to be issued for a period greater than the maximum (standard) two-year period, up to a maximum of five years for permit reissuances (extensions).
 13. Applicant must notify TRCA at least 60 days in advance of permit expiration with a request for reissuance. Should the permit expire, a new permit application is required.
 14. In instances where there are combined applications, e.g., such as site plan and permit application review:
 - a. If the applications require two separate reviews (i.e., the information submitted is different) and two separate approvals then both fees are applied in accordance with the respective fee schedules.
 - b. If the applications require only one review (i.e., the information submitted is the same for both applications, and within a one-year time frame), the applications are processed and reviewed together and only the highest fee rate applies in accordance with the respective fee schedules.
 - c. If only one review is required as per (b) above, but a separate clearance letter is required for one of the applications, the additional clearance fee is also applied in accordance with the respective fee schedules.
 - d. In the cases where a revision to the permit is requested at the time of permit re-issuance, only the permit re-issuance fee shall apply.
 15. TRCA reserves the right to request additional fees should the review require a substantially greater level of effort (e.g., Environmental Management Plan Review). Peer reviews may also be required for shoreline works, geotechnical and specialized modeling and may be charged to the applicant.
 16. All application fees (except EA Property Screening or Inquiry) include one initial site visit, if needed, up to ½ day for minor or standard files and up to 1 day for major or complex files.
 17. Specific Service Delivery Agreements take precedence over the fee schedule.
 18. For Class Environmental Assessments, the schedules, or categories specific to the respective class EA document or environmental assessment review procedures of utility boards or commissions, such as oil or gas pipelines, or electricity generation, will be applied.
 19. **Planning Act** application rates can be found in the TRCA Administrative Fee Schedule for Development Planning Services.
 20. Routine Infrastructure Works Application review is subject to the respective TRCA procedure.
 21. Emergency Infrastructure Works Application review is subject to the respective TRCA procedure. Emergency Infrastructure Works permits are to be signed by a TRCA Authorized Signatory. The expedited review fees apply to projects that require fast-tracked review; regular review fees apply to all others.
 22. Crown agencies and federal undertakings are not bound by the **Conservation Authorities Act**. Notwithstanding, TRCA encourages the TRCA Voluntary Project Review (VPR) process be applied as detailed below in Parts 2 and 3 and review fees will be charged. It should be noted that other

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- legislation and approvals may apply to these projects, and it is the responsibility of the proponent to obtain such approvals.
23. Unless noted in #19 above development activities within regulated areas, watercourses, or wetlands on lands through which an easement, or other form of permission, has been obtained from a crown agency, are not exempt from the regulatory approval process of the **Conservation Authorities Act**. This includes, but is not limited to private, municipal, gas, oil, electricity, or utility projects.
 24. TRCA has extensive environmental and cultural data that is available for use by the proponent, subject to the waiver of a legal disclaimer and the provision of user fees. Where there are data sharing agreements in place, municipalities are exempt from these fees and the data will be provided free of charge. All others are expected to purchase data as per the fee schedule. Current data sharing agreements are in place with all municipalities in the TRCA jurisdiction, as well as the Ministry of Natural Resources and Forestry, and various service agreement partners.
 25. TRCA reserves the right to adjust fees based on regulatory or legislative changes or updates.

**PART 2: PROVINCIAL PROPONENTS AND PROJECTS EXEMPT FROM THE REGULATORY
APPROVAL PROCESS OF THE CONSERVATION AUTHORITIES ACT**

1. The following Crown corporations or agencies are exempt from the regulatory approval process under the **Conservation Authorities Act**:
 - Metrolinx
 - GO Transit
 - Ministry of Transportation, including Highways 400, 401, 404, 407*, 410, and 412.
 - Ontario Infrastructure and Lands Corporation (formerly Ontario Realty Corporation or Infrastructure Ontario)
 - Ministry of Northern Development, Mines, Natural Resources and Forestry

Note: *407 Express Toll Route (407 ETR, from approximately Waterdown to Brock Road in Pickering) is privately leased and operated by the 407 ETR Concession Company Limited that is governed by Section 52 of the *Highway 407 Act*, 1998. If the project is on property within the Highway 407 ETR lands as defined in the regulation, **Conservation Authorities Act** permits are not required. If the project is on property outside the defined 407 ETR lands, permits are required. The proponent is responsible for confirming the appropriate land designation at the time of application. All remaining sections of the 407 are exempt from Conservation Authorities Act permits as they are owned and operated by the Province of Ontario.

2. Permits are required in accordance with the regulatory approval process of the **Conservation Authorities Act**.
3. Distribution Companies regulated by the Independent Electricity System Operator (IESO) owned by private corporations, municipalities, utilities, etc. are not exempt. Permits are required in accordance with the regulatory approval process of the **Conservation Authorities Act** and relevant review fees apply.
4. If development on Crown lands is being undertaken for Crown purposes, the proponent or contractor is not required to obtain a permit through the regulatory approval process of the **Conservation Authorities Act**. In these instances, Crown agencies or their contractors are encouraged to follow the TRCA VPR process.
5. If development on Crown lands is not being undertaken for Crown purposes the proponent or contractor is required to obtain a permit through the regulatory approval process of the **Conservation Authorities Act**.
6. In the case of utilities, if utilities are being constructed to support a Crown project, the applicant (utility company) is not exempt from the regulatory approval process of the **Conservation Authorities Act** and permits are required as appropriate.
7. **Environmental Assessment** Requirements: If projects are subject to a provincial environmental assessment process, review fees will be charged. For example, fees apply for the review of

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- applications made under the Ontario Energy Board (OEB) process.
8. **Planning Act Requirements:** If proponents are subject to review under the *Planning Act* or seek approval under the *Planning Act* on a voluntary basis, review fees will be charged.
 9. **Detailed Design Requirements:** These proponents are exempt from the regulatory approval process of the **Conservation Authorities Act** as per provisions noted above.
 10. **TRCA Voluntary Project Review (VPR):** Proponents are encouraged to seek TRCA review on a voluntary basis. In such cases, TRCA will charge review fees. VPR letters are to be signed by a TRCA Authorized Signatory.

PART 3: FEDERAL PROPONENTS AND PROJECTS EXEMPT FROM THE REGULATORY APPROVAL PROCESS OF THE CONSERVATION AUTHORITIES ACT:

1. Federal undertakings are exempt from the regulatory approval process under the **Conservation Authorities Act**, including, but not limited to:
 - Railways (Canadian National and Canadian Pacific railways)
 - Greater Toronto Airport Authority
 - Radiocommunication and Broadcasting Antenna Systems
 - PortsToronto (Billy Bishop Toronto City Airport, Port of Toronto, and Outer Harbour Marina)
 - Parks Canada (Rouge National Urban Park)
2. Canadian National Railway and Canadian Pacific Railway are exempt from the regulatory approval process under the *Conservation Authorities Act* for works essential to railway operations: These works include, but are not limited to, watercourse alterations and diversions, culvert and bridge modifications, and the construction of tunnels, embankments, bridges and roads. However, the railway is to do as little damage as possible and is to restore watercourses as near as possible to their former condition.
3. Greater Toronto Airports Authority (GTAA) is exempt from the regulatory approval process under the **Conservation Authorities Act**. Note: When a project is not an undertaking of the GTAA, a regulatory approval is required and TRCA review fees apply.
4. In accordance with CPC-2-0-03 — Radiocommunication and Broadcasting Antenna Systems, antenna systems and towers (e.g., Rogers, Bell, and TELUS), are exempt from **Environmental Assessment Act**, **Planning Act**, and the **Conservation Authorities Act** processes and requirements and are the direct responsibility of Industry Canada. Notwithstanding, there are provisions for stakeholder consultation that generally apply to all new towers greater than 15 metres in height. Proponents of these facilities, which include towers and antennas, as well as access roads, utilities, etc. will often use the site plan process under the *Planning Act* to facilitate such communication. Permits under the regulatory approval process of the **Conservation Authorities Act** are not required for these projects. Telecommunication providers or their contractors are encouraged to follow the TRCA VPR process.
5. PortsToronto is a Crown agency established for the purpose of operating the Port of Toronto. The Port Authority possesses legislated responsibility for all its port activities related to shipping, navigation, transportation of passengers and goods, and the handling and storage of cargo. It owns and operates the Billy Bishop Toronto City Airport, the Port of Toronto (consisting of Marine Terminal 51, Warehouse 52, and the Cruise Ship Terminal) and the Outer Harbour Marina. PortsToronto is exempt from the regulatory approval process under the **Conservation Authorities Act** for all works on their property. Lands regulated by Ports Toronto, but not owned by PortsToronto are not exempt from the regulatory approval process under the **Conservation Authorities Act** and are required to obtain permits. Please see Part 6: Lake Ontario, below for further information.
6. Works undertaken by Parks Canada are exempt from the regulatory approval process under the **Conservation Authorities Act** and are encouraged to follow the TRCA VPR process. Note: When a project is not a federal undertaking, Parks Canada may require others working on their lands

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follow the TRCA VPR Review process and TRCA review fees will apply. Note: Downsview Park is not regulated by TRCA.

7. **Environmental Assessment Requirements:** If projects are subject to a federal environmental assessment process, review fees will be charged.
8. **Planning Act Requirements:** If proponents seek approval under the *Planning Act* on a voluntary basis, review fees will be charged.
9. **Detailed Design Requirements:** These proponents are exempt from the TRCA regulatory approval process of the **Conservation Authorities Act** as per provisions noted above.
10. **TRCA Voluntary Project Review (VPR):** Proponents may seek TRCA review on a voluntary basis. In such cases, TRCA will charge review fees to compensate for its time.

PART 4: NATIONAL AND ONTARIO ENERGY BOARD APPLICATIONS

1. National and Ontario Energy Board (NEB and OEB) Applications are a matter of exclusive federal or provincial jurisdiction, respectively, with the board itself being responsible for all decisions. Through these processes, proponents are required to consult community stakeholders, including conservation authorities. TRCA can choose to comment on these applications through the commenting process established by the NEB or OEB. While there are no provisions that would allow TRCA to charge review fees for participation in a NEB or OEB process, if conditions for NEB or OEB approval specifically require TRCA involvement, appropriate fees will be negotiated on a project-specific basis.
2. On a case-by-case basis, an NEB or OEB application may also be subject to the federal or provincial **Environmental Assessment Act**. In these cases, the appropriate review fee will be charged.
3. These projects are not exempt from provisions under the **Conservation Authorities Act** and as such, proponents are not exempt from review fees or the regulatory approval process of the **Conservation Authorities Act**.

PART 5: HYDRO ONE AND ONTARIO POWER GENERATION
Hydro One

1. A memorandum of understanding (MOU) has been being negotiated with Hydro One and Conservation Ontario and applies to all conservation authorities, including TRCA. The MOU prescribes the communication process to be followed between Hydro One and conservation authorities, as well as best management practices that may be implemented by Hydro One when carrying out construction or maintenance operations. Consultation with conservation authorities is required prior to all planned and emergency activities.
2. It is acknowledged that conservation authorities may charge review fees. Permission to enter is required for works on conservation authority-owned lands, including access. Note that the MOU may be subject to review and update or change. TRCA should be consulted on an application-by-application basis.

Ontario Power Generation

1. Ontario Power Generation is a private organization and permits under the regulatory approval process of the **Conservation Authorities Act** are required. This includes the Pickering Nuclear Station.

PART 6: LAKE ONTARIO

1. TRCA regulatory authority extends to its jurisdictional boundary, which in the case of Lake Ontario is the international boundary. Privately owned sections of the bed of Lake Ontario are subject to the **regulatory approval process of the Conservation Authorities Act**. In areas where the bed of Lake Ontario is considered Crown land, provisions as per above Provincial and Federal Proponents and Projects Exempt from the TRCA Regulatory Approval Process apply.

**TRCA Administrative Fee Schedule for
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2. Lands located in the Central Toronto Waterfront area, shown as the “Toronto Waterfront Screening Area” on the TRCA Regulation Mapping and including the Toronto Islands, are exempt from regulatory approvals under the **Conservation Authorities Act**. TRCA reviews *Environmental Assessment Act* and *Planning Act* applications, and review fees apply. At the detailed design stage, TRCA encourages the TRCA VPR process to be followed as appropriate. Note: The regulation applies to areas subject to flooding from the Don River. Alterations to the shoreline on the Central Waterfront area are exempt, and VPR is recommended.

PART 7: PROJECTS ON TRCA OWNED LANDS, OR PROJECTS UNDERTAKEN BY TRCA

The following fees are applied to projects reviewed by TRCA in accordance with environmental assessment legislation, the Planning Act or Conservation Authorities Act regulations:

1. Projects of Others on TRCA owned lands: Review fees are required as per the appropriate TRCA Fee Schedule
2. TRCA Working on TRCA land for TRCA: Review fees are not generally charged unless through special agreement
3. TRCA Working on TRCA land for a municipality, agency or other: Review fees required as per the appropriate TRCA Fee Schedule or project chargebacks as per the project agreement.
4. TRCA is doing work on non-TRCA land for a municipality, agency or other: Review fees required as per the appropriate TRCA Fee Schedule or project chargebacks as per the project agreement.
5. TRCA is doing work on non-TRCA land for a private owner: Review fees required as per the appropriate TRCA Fee Schedule

PART 8: OTHER FEDERAL AND PROVINCIAL APPROVALS

1. Proponents are responsible for obtaining appropriate approvals independent of TRCA, including but not limited to *Lakes and Rivers Improvement Act*, *Endangered Species Act*, *Fisheries Act* and *Navigable Waters Act*.

PART 9: DEFINITIONS

The following definitions apply to applications made in accordance with the Environmental Assessment and Infrastructure Permitting Services fee schedule:

1. **Clearance Letter** – projects that do not affect the program or policy interests of TRCA and for which a clearance letter is being requested for the review of standalone plans, or technical reports and studies, often at the request of the proponent or other approval agencies or municipalities. Site visits, meetings and technical or policy review are not included; one submission of screening information is included. If the submission materials are updated or amended, a new fee will be applied.
2. **Screening Assessment** – projects for which a letter is required from TRCA, but the proposal does not affect the program or policy interests of TRCA, and technical review comments are not required. One submission is included. If the submission materials are updated or amended, a new fee will be applied. Site visits and meetings are not included. If a site visit or meeting is required, additional site visit or meeting fees will be applied.
3. **Minor** – projects that require scoped technical review with a TRCA Planner and up to one TRCA technical staff member. Meetings, submission, and site visit details are noted below, after which additional fees will apply. Additional fees will also apply for incomplete/unconsolidated submissions.

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- Master Plans and Environmental Assessments - planner/technical reviewer to attend up to one technical advisory meeting (if applicable), one meeting with proponent and consultant, and one site visit.
 - Voluntary Project Review, Detailed Design and Permits (includes up to one meeting and one site visit).
 - IEA, Schedule B/C or Equivalent - Up to three submissions (initial, response and final) are included.
 - Schedule A/A+, Routine Infrastructure Works or Equivalent, and Environmental Management Plans - Up to two submissions (initial and final) are included.
- 4. Standard** – projects that require scoped technical review with a TRCA Planner and two TRCA technical staff members. Meetings, submission, and site visit details are noted below, after which additional fees will apply. Additional fees will also apply for incomplete/unconsolidated submissions.
- Master Plans and Environmental Assessments - planner/technical reviewer to attend up to three technical advisory meetings (if applicable), three meetings, and one site visit is included.
 - Voluntary Project Review, Detailed Design and Permits (includes up to one meeting and one site visit):
 - IEA, Schedule B/C or Equivalent, and Environmental Management Plans - Up to three submissions (initial, response and final) are included.
 - Schedule A/A+, Routine Infrastructure Works or Equivalent - Up to two submissions (initial and final) are included.
- 5. Major** – projects that require multi-disciplinary technical review with a TRCA Planner and three TRCA technical staff members. Meetings, submission, and site visit details are noted below, after which additional fees will apply. Additional fees will also apply for incomplete/unconsolidated submissions.
- Master Plans and Environmental Assessments - planner/technical reviewer to attend up to three technical advisory meeting (if applicable), three meetings, and one site visit is included.
 - Voluntary Project Review, Detailed Design and Permits (includes up to two meetings and one site visit):
 - IEA, Schedule B/C or Equivalent, and Environmental Management Plans - Up to three submissions (initial, response and final) are included.
 - Schedule A/A+, Routine Infrastructure Works or Equivalent - Up to two submissions (initial and final) are included.
- 6. Complex** – projects that require multi-disciplinary technical review with a TRCA Planner and four TRCA technical staff members. Meetings, submission, and site visit details are noted below, after which additional fees will apply. Additional fees will also apply for incomplete/unconsolidated submissions.
- Master Plans and Environmental Assessments - planner/technical reviewer to attend up to three technical advisory meeting (if applicable), three meetings, and one site visit is included.
 - Voluntary Project Review, Detailed Design and Permits (includes up to two meetings and one site visit):
 - IEA, Schedule B/C or Equivalent, and Environmental Management Plans - Up to three submissions (initial, response and final) are included.
 - Schedule A/A+, or Equivalent - Up to two submissions (initial and final) are included.

**TRCA Administrative Fee Schedule for
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7. **Additional Meeting and Site Visit Charges** – Additional charges for meetings and site visits are applied in accordance with the additional meetings and site visit fees prescribed in this Fee Schedule. Note: Additional charges will apply for additional meetings or site visits will apply for additional meetings or site visits. Additional meetings will be assessed the same fee as additional site visits, inclusive of travel and preparation time, in accordance with the site visit fees identified herein. TRCA encourages remote meeting using digital technologies, including conference calls and “GO TO” or equivalent meetings. If travel time is not required, the meeting charges are reduced.
8. **Incomplete/unconsolidated Submissions** - A submission for review is deemed to be “incomplete” when the application has not met all requirements identified by TRCA. The following scenarios are examples of situations in which an application may be deemed incomplete or unconsolidated: 1. where all technical or supporting studies that are required to meet TRCA’s submission requirements have not been provided with the application; 2. where component studies are submitted in a piecemeal fashion; 3. where the findings and analysis in component reports are not integrated in a multi-discipline submission (e.g., where an Environmental Impact Study and Hydrogeological report are packaged together and each report has not considered the findings of the others).
9. **File Continuation** - Applicable to files that continue beyond two years from the date of submission of the application. At two years, and at two-year intervals thereafter, if the applications are still in the review or approval process, application fees will need to be topped-up to current fees in the applicable fee schedule at that time. Review of the need for any additional fee requirements is to be completed through a re-evaluation of the status of the application and scope of the review remaining.

**TRCA Administrative Fee Schedule for
ENVIRONMENTAL ASSESSMENT and
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**Schedule 1: Fee Schedule for Environmental Assessment Act* Review
Including the review of design alternatives and submissions made during the EA Review
Process**

(*or similar legislation as appropriate)

Application Type	2021 Application Fee		2023 Application Fee (including 5% COLA AND 3% PARES increases)		Notes
Screening or Inquiry					
Property Screening or Inquiry		\$325.00		\$350.00	To be deducted from the application fee if additional review is required. Screening fees are charged per site in instances where requests for multiple site screenings are made.
Application Review					
Master Plan, Management Plan, Planning Study, Feasibility Study	Minor	\$13,370.00	Minor	\$14,460.00	Note: Includes but are not limited to, infrastructure support systems for an agency or municipality, such as transportation and transit; trails and active use; water and wastewater; cultural facilities; emergency management facilities; parks and recreation facilities; and plans associated with master environmental servicing plans or secondary plans received under the <i>Planning Act</i> .
	Standard	\$18,000.00	Standard	\$19,465.00	
	Major	\$25,000.00	Major	\$27,040.00	
	*Complex	\$33,095.00	*Complex	\$35,795.00	
Individual EA					Fees are subject to negotiation.
Municipal Class EA – Schedule C or equivalent	Minor	\$10,040.00	Minor	\$10,855.00	
	Standard	\$13,980.00	Standard	\$15,120.00	
	Major	\$22,425.00	Major	\$24,250.00	
	Complex	\$25,325.00	Complex	\$27,390.00	
Municipal Class EA – Schedule B or equivalent	Minor	\$4,630.00	Minor	\$5,005.00	
	Standard	\$9,260.00	Standard	\$10,015.00	
	Major	\$16,865.00	Major	\$18,240.00	
	Complex	\$19,005.00	Complex	\$20,555.00	
EA Addendum Reports	Minor	\$2,430.00	Minor	\$2,625.00	
	Standard	\$3,525.00	Standard	\$3,810.00	
	Major/Complex	\$6,355.00	Major/Complex	\$6,875.00	
Additional Charges					
Additional Site Visit Charges	Up to 1/2 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$2,900.00	Up to 1/2 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$3,135.00	The first site visit is included as part of the application review fee. Fees assume up to two planners and up to two technical staff will attend. If additional staff are required, additional reviewer fees are charged for each person.
	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$600.00	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$650.00	
	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$4,200.00	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$4,540.00	
	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$900.00	Up to 1 day (1 planner, up to 2 reviewer, up to 2 each additional reviewer)	\$975.00	
Additional Meeting Charges	Virtual or at TRCA Offices:		Virtual or at TRCA Offices:		Standard number of meetings are included in EA service delivery. Additional meetings may be required at the proponent's request. Scheduled meeting are planned for 1.5 hours; fees include additional time to organize and review minutes. For shorter meetings or meetings not requiring meeting minutes, fees may be reduced as approved by the IPP Associate Director or DES Director. Fees assume up to two planners and up to two technical staff will attend. If additional staff are required, additional reviewer fees are charged for each person.
	1 planner, up to 2 reviewers	\$1,965.00	1 planner, up to 2 reviewers	\$2,125.00	
	Each additional reviewer	\$480.00	Each additional reviewer	\$520.00	
	In Client, Consultant or Municipal Office		In Client, Consultant or Municipal Office		
	1 planner, up to 2 reviewers	\$2,975.00	1 planner, up to 2 reviewers	\$3,220.00	
	Each additional reviewer	\$795.00	Each additional reviewer	\$860.00	
Waterfront Development additional charge for shoreline engineering peer review.	Peer review of coastal reports prepared for shoreline projects		Peer review of coastal reports prepared for shoreline projects		Additional charges will be determined on a case by case basis.
Watercourse alteration additional charge for engineering peer review.	Peer review of fluvial geomorphological reports prepared for watercourse alteration projects may be required		Peer review of fluvial geomorphological reports prepared for watercourse alteration projects may be required		Additional charges will be determined on cost recovery basis as required.
Archaeology Screening (on TRCA-owned Lands Only)	\$565.00+HST		\$610.00 + HST		Works on TRCA-owned lands, including lands under a management agreement with another agency or organization, require an archaeological screening by a TRCA Archaeologist. Through the screening process, the archaeologist will determine if further investigation is required. Additional fees will be charged for archaeological investigations, where required.
Expedited Review	Additional 100% premium of applicable fee per submission		Additional 100% premium of applicable fee per submission		Expedited review of submission within two (2) weeks is subject to availability of staff and approval of IPP Associate Director or DES Director, as workload allows.
File Continuation (All Files)	Top-up to current cost in fee schedule		Top-up to current cost in fee schedule		Applicable to files that continue beyond two years from the date of submission of the application. See Definition 9 on page 7.
TRCA Data or Modelling					
GIS Fee	• \$75/hour + HST data preparation		• \$80/hour + HST data preparation		Municipalities, Ministry of Natural Resources and Forestry, and service agreement partners are exempt
	• \$30 + HST per .pdf or hard copy digital flood line map sheet (CAD)		• \$35 + HST per .pdf or hard copy digital flood line map sheet (CAD)		
	• \$125 + HST per digital flood line map sheet (CAD)		• \$135 + HST per digital flood line map sheet (CAD)		
Engineering Data Request	• \$150 + HST for Hydraulicand/or Hydrologic modeling files/reports		• \$165 + HST for Hydraulicand/or Hydrologic modeling files/reports		Municipalities, Ministry of Natural Resources and Forestry, and service agreement partners are exempt
	• \$125 + HST per digital flood line map sheet		• \$135 + HST per digital flood line map sheet		

TRCA Administrative Fee Schedule for ENVIRONMENTAL ASSESSMENT and INFRASTRUCTURE PERMITTING SERVICES



Toronto and Region
Conservation
Authority

Schedule 2: Fee Schedule for Permit* Review and Voluntary Project Review Applications (*as per the Regulatory Approval Process of the Conservation Authorities Act)

Application Type	2021 Application Fee		2023 Application Fee (including 5% COLA AND 3% PARES increases)		Notes
Screening or Clearance					
Property Screening or Inquiry <u>Screening Assessment</u>	Service Agreement	Included in agreement	Service Agreement	Included in agreement	Screening response identifies TRCA areas of concern. If a permit is required, the fee will be deducted from the permit review fee. Note: This fee is charged for HONI Standard Best Practice Clearance (SBP).
	Other	\$325.00	Other		
Clearance Letter	Service Agreement	Included in agreement	Service Agreement	Included in agreement	Service Delivery assumes one submission
	Minor	\$1,095.00	Minor	\$1,130.00	Service Delivery assumes one submission. Note: This fee is charged for HONI Standard Compliance Report clearance (SCR). Reduced to reflect RIW Minor Fee and be consistent with level of effort required for review.
	Minor	\$1,895.00	Standard Minor	\$2,090.00	Adjusted to reflect missing "standard" - fees match RIWs as wording is the same.
	Major	\$2,715.00	Major	\$2,935.00	In the cases where a clearance letter is requested at the time of voluntary project review (given that information has been submitted as part of that review) only the voluntary project review fee shall apply. Up to 100% of additional fee may be applied for the review of projects related to TRCA property acquisition or easements where a clearance is required from planning.
Application Review					
Individual or Municipal Class EA Schedule B & C (or equivalent)	Service Agreement	\$3,525.00	Service Agreement	\$3,810.00	Minor - Service Delivery assumes two submissions (including final) Standard/Major/Complex - Service Delivery assumes three submissions (including final) *A location specific discussion related to size and complexity of the application will be conducted.
	Minor	\$4,860.00	Minor	\$5,260.00	
	Standard	\$9,725.00	Standard	\$10,515.00	
	Major	\$17,710.00	Major	\$19,155.00	
	*Complex	\$19,005.00	*Complex	\$20,555.00	
Complex Permits, up to 5 years (does not apply to Voluntary Project Review)	100% fee 2-year permit, plus 50% of current fee for each additional year of permit issuance (up to 5 years total)		100% fee 2-year permit, plus 50% of current fee for each additional year of permit issuance (up to 5 years total)		Executive Committee approval is required for all permits to be issued for a period of time greater than the maximum (standard) two-year period, up to a maximum of five years.
Municipal Class EA – Schedule A/A+ (or equivalent)	Service Agreement	\$1,460.00	Service Agreement	\$1,580.00	Service Delivery assumes two submissions (including final)
	Minor	\$3,760.00	Minor	\$4,070.00	
	Standard	\$4,620.00	Standard	\$4,995.00	
	Major	\$7,315.00	Major	\$7,910.00	
Routine Infrastructure Works	Service Agreement	\$430.00	Service Agreement	\$465.00	Service Delivery assumes two submissions (including final)
	Minor	\$1,095.00	Minor	\$1,185.00	
	Standard	\$1,895.00	Standard	\$2,050.00	
	Major	\$2,715.00	Major	\$2,935.00	
Emergency Infrastructure Works					Meet requirements of TRCA Emergency Infrastructure Works Protocol.
Environmental Management Plan (EMP)	Service Agreement	Included in agreement	Service Agreement	Included in agreement	Service agreement partners are exempt. EA Service Delivery assumes three submissions. An EMP may be required as part of the Permit or Voluntary Project Review process; appropriate fees will apply.
	Minor	\$4,830.00	Minor	\$5,220.00	
	Standard	\$9,750.00	Standard	\$10,545.00	
	Major	\$15,440.00	Major	\$16,695.00	
	Complex	\$18,780.00	Complex	\$20,310.00	
Additional Charges					
Additional Submissions	25% of current fee for each additional submission		25% of current fee for each additional submission		The first site visit is included as part of the application review fee. Fees assume up to two planners and up to two technical staff will attend. If additional staff are required, additional reviewer fees are charged for each person.
Additional Site Visit Charges	Up to 1/2 day (1 planner, up to 2 reviewers)	\$2,900.00	Up to 1/2 day (1 planner, up to 2 reviewers)	\$3,135.00	
	Each additional reviewer	\$600.00	Each additional reviewer	\$650.00	
	Up to 1 day (1 planner, up to 2 reviewers)	\$4,200.00	Up to 1 day (1 planner, up to 2 reviewers)	\$4,540.00	
	Each additional reviewer	\$900.00	Each additional reviewer	\$975.00	
Additional Meeting Charges	Virtual or at TRCA Offices:		Virtual or at TRCA Offices:		Standard number of meetings are included in EA service delivery. Additional meetings may be required at the proponent's request. Scheduled meeting are planned for 1.5 hours; fees include additional time to organize and review minutes. For shorter meetings or meetings not requiring meeting minutes, fees may be reduced as approved by the IPP Associate Director or DES Director. Fees assume up to two planners and up to two technical staff will attend. If additional staff are required, additional reviewer fees are charged for each person.
	1 planner, up to 2 reviewers	\$1,965.00	1 planner, up to 2 reviewers	\$2,125.00	
	Each additional reviewer	\$480.00	Each additional reviewer	\$520.00	
	In Client, Consultant or Municipal Office	\$2,975.00	In Client, Consultant or Municipal Office	\$3,220.00	
	Each additional reviewer	\$795.00	Each additional reviewer	\$860.00	
Waterfront Development additional charge for shoreline engineering peer review.	Peer review of coastal reports prepared for shoreline projects		Peer review of coastal reports prepared for shoreline projects		Additional charges will be determined on a case by case basis.
Watercourse alteration additional charge for engineering peer review.	Peer review of fluvial geomorphological reports prepared for watercourse alteration projects may be required		Peer review of fluvial geomorphological reports prepared for watercourse alteration projects may be required		Additional charges will be determined on cost recovery basis as required.
Archaeology Screening (on TRCA-owned Lands Only)	\$ 565.00+HST		\$610.00 + HST		Works on TRCA-owned lands, including lands under a management agreement with another agency or organization, require an archaeological screening by a TRCA Archaeologist. Through the screening process, the archaeologist will determine if further investigation is required. Additional fees will be charged for archaeological investigations, where required.
Expedited Review	Additional 100% premium of applicable fee per submission		Additional 100% premium of applicable fee per submission		Expedited review of submission within two (2) weeks is subject to availability of staff and approval of IPP Associate Director or DES Director, as workload allows.
File Continuation (All Files)	Top-up to current cost in fee schedule		Top-up to current cost in fee schedule		Applicable to files that continue beyond two years from the date of submission of the application. See Definition 9 on page 7.
TRCA Data or Modelling					
GIS Fee	• \$75/hour + HST data preparation • \$30 + HST per .pdf or hard copy digital flood line map sheet (CAD) • \$125 + HST per digital flood line map sheet (CAD)		• \$80/hour + HST data preparation • \$35 + HST per .pdf or hard copy digital flood line map sheet (CAD) • \$135 + HST per digital flood line map sheet (CAD)		Municipalities, Ministry of Natural Resources and Forestry, and service agreement partners are exempt
	• \$150 + HST for Hydraulic and/or Hydrologic modeling files/reports • \$125 + HST per digital flood line map sheet		• \$165 + HST for Hydraulic and/or Hydrologic modeling files/reports • \$135 + HST per digital flood line map sheet		
Engineering Data Request					Municipalities, Ministry of Natural Resources and Forestry, and service agreement partners are exempt

TRCA Administrative Fee Schedule for ENVIRONMENTAL ASSESSMENT and INFRASTRUCTURE PERMITTING SERVICES



Schedule 3: Fee Schedule for Permit and Voluntary Project Review Revisions and Permit Reissuances (Extensions)

(Note: Permit Reissuances (Extensions) does not apply to Voluntary Project Review)

Application Type	2021 Application Fee	2023 Application Fee	Notes
Revision to Ontario Regulation 166/06 Permit or Voluntary Project Review	Minor/Standard change • 25% of current fee	Minor/Standard change • 25% of current fee	Service Delivery assumes two submissions.
	Major/Complex change • 50% of current fee	Major/Complex change • 50% of current fee	
Reissuance (Extension) to Permit or Permit Reissuance (one-time only)	50% of current fee for each additional year	50% of current fee for each additional year	See General Notes #12 on page 2. In all cases, permit reissuance (extension) cannot be granted for a period of time greater than the original permit. Note: Executive Committee approval is required for all reissuance (extension) requests related to permits that were originally issued beyond the maximum (standard) two-year period.
Expedited Permit Revision or Re-issuance (Extension) with Revisions	Additional 50% premium of applicable revision or reissuance fee	Additional 50% premium of applicable revision or reissuance fee	Expedited review of submission within 2 weeks of request subject to availability of staff and approval of IPP Associate Director or DES Director, as workload allows.

Schedule 4: Fee Schedule for Compliance Monitoring

Application Type	2021 Application Fee		2023 Application Fee (including 5% COLA AND 3% PARES increases)		Notes
Permit Non-Compliance – Unauthorized Works	Additional 100% of applicable permit fee or fees		Additional 100% of applicable permit fee or fees		Fee to resolve each issue. Fee includes up to two site visits. As needed, additional site visit fees will be charged.
Permit Non-Compliance – Authorized Works	Additional 50% of applicable permit fee		Additional 50% of applicable permit fee		Fee to resolve each issue, exclusive of permit revision fee. Fee includes up to two site visits. As needed, additional site visit fees will be charged.
Review of Long-term Site Monitoring Reports (1-3 years)	To be determined		To be determined		Subject to negotiation
Site Visits and Meetings associated with Longer-term monitoring	To be determined		To be determined		Subject to negotiation
Additional Site Visit Charges (assumes 1 staff)	up to ½ day	\$1,170.00	up to ½ day	\$1,265.00	Additional fees will be charged to projects where ongoing compliance warrants follow-up visits: 1. Up to two site visits are included as part of the initial permit or voluntary project review application. 2. Up to one site visit fee is included in the revision fee. 3. Up to one site visit fee is included in the permit reissuance/ extension fee.
	Each additional reviewer	\$600.00	Each additional reviewer	\$650.00	
	up to 1 day	\$1,500.00	up to 1 day	\$1,620.00	
	Each additional reviewer	\$900.00	Each additional reviewer	\$975.00	
Environmental Management Plan Compliance	To be determined		To be determined		Subject to negotiation
Review of Compliance Reports	Included in the permit review fee		Included in the permit review fee		Review and comment on compliance reports as required through the permitting or Voluntary Project Review processes.
Negotiated Restoration Agreements	To be determined		To be determined		Based on the scope of compliance issue.
* Note: Service agreement partners are not exempt from Compliance Monitoring Fees unless otherwise noted in specific agreements.					

Section III – Items for the Information of the Board

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: John MacKenzie, Chief Executive Officer

RE: **UPDATE AND PROGRESS REPORT ON MUNICIPAL MEMORANDUMS OF UNDERSTANDING**
Update on Memorandums of Understanding with participating and partner municipalities

KEY ISSUE

To provide an update to the Board of Directors on work underway to update and develop new Memorandums of Understanding (MOUs) and other agreements with participating and partner municipalities in the context of the updated Conservation Authorities Act (CA Act) and regulations, and to obtain Board approval of the third progress report on this work, as required under O.Reg. 687/21, Transition Plans and Agreements for Programs and Services Under Section 21.1.2 of the Act under the Conservation Authorities Act ("Transition Regulation") and to be submitted to the Province.

RECOMMENDATION:

THAT the update on Memorandums of Understanding and Toronto and Region Conservation Authority's (TRCA) progress report, be received;

THAT TRCA's Board of Directors approve this progress report in fulfillment of the third progress report to be submitted to the Province by January 1, 2023, as required by O.Reg. 687/21: Transition Plans and Agreements for Programs and Services under Section 21.1.2 of the Act;

AND FURTHER THAT the Clerk and Manager, Policy, circulate this report to TRCA's municipal partners, the Ministry of Natural Resources and Forestry (MNR) and Ministry of Environment, Conservation and Parks (MECP), in fulfillment of requirements associated with the development and submission of regular progress reports, and that this report also be circulated to Conservation Ontario, neighbouring conservation authorities, and the Ministry of Municipal Affairs and Housing (MMAH).

BACKGROUND

Since 2015, the CA Act has been amended three times to provide further clarity and transparency surrounding the programs and services that conservation authorities (CAs) provide and the governance and operations of CAs. These amendments were undertaken through the Building Better Communities and Conserving Watersheds Act, 2017 (Bill 139), the More Homes, More Choice Act, 2019 (Bill 108), and the Protect, Support and Recover from COVID-19 Act (Budget Measures), 2020 (Bill 229). As a result of these amendments to the CA Act, conservation authorities will need to execute MOUs with partner municipalities to govern the funding of municipally requested non-mandatory programs and services, and cost apportioning agreements to govern the funding of other non-mandatory programs and services a CA has determined are advisable to further the purposes of the CA Act. Regular updates have been provided to the Board of Directors including at the Board of Directors' meetings on

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February 26, 2021 (RES.#A26/21), June 24, 2021 meeting (RES.#A143/21), and November 19, 2021 meeting (RES.#A224/21).

Finalized CA Act Phase 1 regulations were released by the MECP on October 1, 2021. A review of the Phase 1 regulations, including the Transition Regulation, and requirements for TRCA under these regulations are outlined in the TRCA report Finalized Phase 1 Regulations Under the Conservation Authorities Act, Environmental Registry of Ontario Posting (ERO #019-2986) (RES.#A211/21), at the Board of Directors meeting held on October 22, 2021, as well as in the update brought forward at the November 19, 2021 Board of Directors meeting (RES.#A224/21).

In accordance with the Transition Regulation, TRCA brought forward a Transition Plan for Board approval at the November 19, 2021 Board of Directors meeting (RES.#A224/21), and a draft inventory of programs and services at the February 25, 2022 Board of Directors meeting (RES.#A8/22). Both the Transition Plan and the draft inventory were circulated to the MECP and participating municipalities in accordance with the deadlines set out in the Transition Regulation.

Finalized Phase 2 regulations were released April 20, 2022, which set out requirements associated with the process for conservation authority budgets, the apportionment (formerly referred to as 'levy') to participating municipalities, and the methodology for the determination of the apportionment amounts owed to the conservation authority from participating municipalities, and the public sharing of governance-related information, including the requirement to post high level parent MOUs with municipalities to a conservation authority's website. A detailed update on the Phase 2 regulations was brought forward at the June 24, 2022 Board of Directors meeting (RES.#A84/22).

Thus far, TRCA has drafted and submitted two of six MOU progress reports within the timelines required by the Transition Regulation. These two progress reports were brought forward as part of the quarterly MOU update brought to the June 24, 2022 Board of Directors meeting (RES.#A79/22) and the September 23, 2022 Board of Directors meeting (RES.#113/22). The current Board of Directors report is intended to fulfill the requirement for the submission of the second MOU progress report to MNRF, due January 1, 2023.

TRCA was also advised on August 30, 2022 that through new Orders-In-Council made pursuant to the *Executive Council Act*, the MNRF has been designated as the Ministry responsible for administering the *Conservation Authorities Act*, rather than the MECP. TRCA will continue to provide MOU progress reports to both the MNRF and MECP during this transition.

RATIONALE

Comments or feedback from municipalities regarding the inventory

As of July 25, 2022, TRCA had shared the draft inventory with its participating municipalities (Peel Region, York Region, City of Toronto, Durham Region, Town of Mono and Township of Adjala-Tosorontio), as well as other partner local municipalities within TRCA's jurisdiction.

Between January 1 and October 21, 2022, TRCA has had formal meetings with the following municipalities within our jurisdiction to present the draft inventory and to move forward MOU discussions with municipalities within our jurisdiction:

- Region of Peel
- York Region
- City of Toronto
- Region of Durham

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- Township of Adjala-Tosorontio
- City of Brampton
- Town of Caledon
- King Township
- City of Markham
- Town of Stouffville
- City of Vaughan
- City of Pickering
- Township of Uxbridge

In addition, a number of less formal discussions have occurred between TRCA and municipal staff across the jurisdiction to ensure necessary work under existing MOUs and agreements can continue while the new MOUs are being prepared.

Thus far, the draft inventory has been well received by municipalities within TRCA's jurisdiction and the following discussions on the inventory have taken place:

- York Region staff met with TRCA staff on September 16, 2022, to request clarification on certain program areas, including which components of the program areas fell under Category 1, 2, or 3. TRCA provided clarification to the satisfaction of York Region staff and will provide information on any similar follow-up questions.
- Region of Peel staff provided written comments, questions, and requests for clarification on certain program areas, including which components of the program areas fell under Category 1, 2, or 3, on September 26, 2022. TRCA staff are reviewing the questions and compiling the rationale for service and program classification.
- Durham Region staff met with TRCA staff on July 18, 2022 to discuss questions on the inventory of programs and services. TRCA has provided formal written responses. The Region has received inventories from all five As within their boundaries, compared them and will be meeting the other CAs to determine a consistent approach. A follow up meeting has been scheduled for October 27, 2022.
- City of Toronto staff requested clarification on the Transition Plan and the classification, cost and funding sources of program areas to be included in the inventory on October 13, 2022. TRCA staff are compiling a response and a follow up meeting is scheduled for November 15, 2022.

There have been no additional comments or concerns on the service areas and program areas included, nor on how components of these services and programs have been classified by TRCA within Category 1, 2, and/or 3, that would warrant edits to the draft inventory at this time. Some municipalities have indicated that they are still working internally to review the draft inventory and coordinate any comments on it. TRCA will continue to schedule follow up meetings, particularly with participating municipalities, to obtain feedback on the inventory once municipal staff have indicated that they have completed a fulsome review of the draft inventory and have comments to share.

Summary of changes made to the inventory to address municipal comments

Any discussions thus far with participating or partner municipalities on the inventory, summarized above, have been to clarify the information in the inventory and at this time, there have been no additional comments or concerns on the service areas and program areas included, nor on how components of these services and programs have been classified by TRCA within Category 1, 2, and/or 3, that require edits to the draft inventory. TRCA is waiting on any additional feedback from participating and partner municipalities on the draft inventory and

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continues to schedule meetings to obtain comments. Any changes made to the inventory pending further discussion with municipalities will be noted in future progress reports.

Update on cost apportioning agreements

TRCA does not anticipate a need to enter into cost apportioning agreements under Section 21.1.2 of the CA Act. Since the last update to the Board of Directors, which included the second MOU progress report submitted to MECF, on September 23, 2022, TRCA has continued to work with participating and partner municipalities to develop and execute MOUs and other agreements for municipally requested programs and services under Section 21.1.1 of the CA Act. TRCA is also coordinating this work with other conservation authorities that share municipal jurisdiction with TRCA. A summary of the status of municipal MOUs and work to move them forward can be found in **Attachment 1**.

Difficulties experienced in developing agreements by transition date

TRCA has taken a proactive response to developing required agreements with municipalities. As such, most municipalities within TRCA's jurisdiction are well acquainted with the need for developing agreements for municipally requested services.

While the Phase 1 CA Act regulations have set out a deadline of January 1, 2024, for the execution of cost apportioning agreements with participating municipalities under Section 21.1.2 of the CA Act, TRCA is also applying this deadline to the development and execution of MOUs and other agreements under Section 21.1.1 and shall work with participating and partner municipalities to develop and execute MOUs in 2022. This is due to the benefits of entering into these agreements, the requirements of the budget process, as well as the fact that TRCA and municipal staff have already collaborated with many municipalities within our jurisdiction to develop advanced drafts of MOUs that can now be finalized based on the Phase 2 regulations.

The primary challenge that TRCA staff encountered regarding execution of municipal agreements was the October 2022 municipal elections, which delayed agreements from being brought forward to, and approved by, Councils. In addition, some high growth municipalities have indicated they have higher priorities for this term of Council that must be accomplished, or other municipal priorities that need to be brought forward to new Councils prior to dedicating municipal staff resources into MOU development. Others have questioned the need to expedite MOU development when existing agreements and fee for service work is proceeding well. TRCA staff continue to work with municipal staff, where municipal staff are willing, throughout the election and post-election phase to undertake the background work required prior to bringing the agreements forward for Council approval in an effort to execute MOUs in early 2023. At this time, TRCA does not foresee the need to request an extension to the January 1, 2024 deadline for having MOUs in place with participating and partner municipalities. Staff will continue to re-assess whether an extension request may be required in 2023 reports to the Board based on the status of MOU approvals across our jurisdiction at that time.

Additional updates

TRCA continues to work closely with adjoining CAs and CAs that share municipal jurisdictions with TRCA in order to coordinate the MOU process as much as possible, and to facilitate a consistent level of service across municipal jurisdictions. Some participating municipalities within TRCA's jurisdictions, as well as participating municipalities and associated lower tier partner municipalities, have also engaged in meetings to share information, processes and their understanding of the MOU process. TRCA anticipates that this will help provide some consistency in the MOU process and associated content across our jurisdiction.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:
Strategy 7 – Build partnerships and new business models

FINANCIAL DETAILS

There is no immediate financial impact due to carrying out the recommendations above. However, it should be noted that this undertaking is involving significant time from staff in all divisions across the organization along with municipal partners. The process of undertaking agreements with municipalities related to municipally requested programs and services provided by TRCA under the amended *Conservation Authorities Act*, as well as with other external organizations, is expected to have positive financial impacts for TRCA based on the interest from most municipalities in providing funding and or jointly seeking funding for a selection of TRCA service areas that support areas of need for the municipalities in question and shared municipal and TRCA interests. However, the addition of new process, reporting and municipal approval requirements by the Province in the Phase 2 regulations may unintentionally result in additional staff time for TRCA and its municipal partners and result in budget approval delays. TRCA has emphasized these matters of concern to our municipal funding partners and neighbouring conservation authorities through input on the Phase 2 regulations and through discussions with MECP staff.

DETAILS OF WORK TO BE DONE

Staff will continue to bring forward quarterly MOU update reports to the Board of Directors and, in order to comply with the requirements of the Phase 1 regulations, will continue to ensure that the content of the Board reports align with the Progress Reports required by the Province. Staff will ensure that MOU update reports are brought forward to the Board according to timelines that align with the following Progress Report deadlines set out in the Phase 1 regulations:

- April 1, 2023 (Expected Board reporting – March 2023)
- July 1, 2023 (Expected Board reporting – June 2023)
- October 1, 2023 (Expected Board reporting – September 2023)

TRCA staff will also continue to carry out discussions and MOU development with both participating municipalities and other partner municipalities in accordance with the timelines set out in TRCA's Transition Plan.

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Date: October 24, 2022

Attachments: 1

Attachment 1: Municipal MOU Status Progress Table (November 10, 2022)

Attachment 1: Municipal MOU Status Progress Table (November 10, 2022)

Municipality	Initial Meeting or Discussions Held	Draft MOU Shared	Detailed Discussions Undertaken	Advanced MOU Development	MOU Approval and Execution
Adjala-Tosorontio	X	X	X		
Mono	X	X	X		
City of Toronto	X	X	X	X	
Durham Region	X	X	X		
Peel Region	X	X	X		
York Region	X	X	X		
Ajax	X	X	X	X	
Pickering	X	X	X	X	
Uxbridge	X	X	X	X	
Brampton	X	X	X	X	X*
Caledon	X	X	X	X	
Mississauga	X	X	X		
King	X	X	X	X	
Markham	X	X	X	X	
Richmond Hill	X	X	X		
Vaughan	X	X	X		
Whitchurch-Stouffville	X	X	X	X	X

Provincial and Municipal Agencies

Create TO	X	X	X	X	X
Toronto Botanical Gardens	X	X	X	X	X
Infrastructure Ontario	X	X	X	X	
Metrolinx	X	X	X	X	X**
Hydro One	X	X	X	X	X

*An MOU was signed with City of Brampton in December 2020. This MOU will be updated to reflect the CA Act regulations.

**A Service Level Agreement is in place with Metrolinx

Section III – Items for the Information of the Board

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Anil Wijesooriya, Director, Restoration and Infrastructure

RE: **EROSION RISK MANAGEMENT PROGRAM – 2022 UPDATE**

KEY ISSUE

An information report regarding the Erosion Risk Management Program and related services and strategic updates from the Erosion Risk Management business unit.

RECOMMENDATION:

IT IS RECOMMENDED THAT the staff report on Toronto Region and Conservation Authority's (TRCA) Erosion Risk Management Program, be received.

BACKGROUND

Managing the risk associated with the natural hazards of flooding and erosion is one of the primary roles of conservation authorities under the *Conservation Authorities Act*. TRCA fulfills this role through the delivery of multiple natural resource management programs and services, including the Erosion Risk Management Program (ERMP). The ERMP focuses on the identification and remediation of shoreline and valley land erosion hazards throughout TRCA's jurisdiction and encourages proactive prevention, protection, and management of erosion issues on private and public property.

The primary TRCA business unit managing erosion hazards is Erosion Risk Management (ERM) under the Restoration and Infrastructure Division (R&I). Under the ERMP, erosion hazards across TRCA's watersheds are identified and ranked on a priority basis. ERM staff regularly conduct site visits throughout the year to assess and reprioritize erosion hazards in response to major weather events. As such, the list of priority sites is not static, and the ranking of sites may change within any given year as site conditions evolve or as new erosion hazard sites are identified. Stabilization works are conducted annually to address erosion hazards based on the available funding. In general, the ERMP is capital funded through TRCA's partners at the City of Toronto, Region of Peel, and Region of York and in some specific cases local municipalities. Enhanced funding and fee-for-service work with municipal partners has also contributed greatly to the growth and expansion of the ERMP.

Federal grant funding, which TRCA started receiving in 2021 through the Disaster Mitigation & Adaptation Fund (DMAF) continues to have a positive impact on the projects being actively planned and delivered by the ERM group under several project portfolios. Of the approximately 64 projects being actively planned this year by ERM, 61% of them are being partially funded through DMAF.

RATIONALE

The following sections provide a brief overview of the various portfolios and major programs operated under the ERMP. A list of all 64 projects occurring under the ERMP in 2022, summarized by portfolio, is found in Attachment 1 – Table of projects being planned under the ERMP in 2022. These 64 project locations are shown on Attachment 2 – Map of projects being planned under the ERMP in 2022. Detailed descriptions of 11 of these 64 projects are found in

Attachment 3 – ERM Portfolio and Program Factsheets.

Toronto Ravine Major Maintenance

The Toronto Ravine Major Maintenance portfolio focuses on the maintenance and repair of TRCA's permanent erosion control assets within the City of Toronto. These structures are found along valley corridors, ravines, and natural slopes. The following factors are considered when prioritizing work: current condition of the asset; remaining service life; proximity to permanent buildings or essential infrastructure; consequence of asset failure; and asset age.

In 2022, TRCA has seven projects in study, planning or design under the Toronto Ravine Major Maintenance portfolio. TRCA's main implementation priority for this year is the West Don River in E.T Seton Park (Area 3) Major Maintenance Project.

Toronto Waterfront Major Maintenance

The Toronto Waterfront Major Maintenance portfolio handles the repair and maintenance of TRCA's network of permanent shoreline erosion control assets along the City of Toronto waterfront. These structures along the north shore of Lake Ontario are designed to provide erosion protection of the shoreline, adjacent tableland, public amenities, and infrastructure. Many of these assets are nearing the end of their lifespan and over the past five years catalogued damages to the structures have increased significantly due to multiple severe weather events.

In 2022, TRCA has seven active projects under the Toronto Waterfront Major Maintenance portfolio. The major projects being implemented this year include the Port Union Phase 1 Beach Curb Major Maintenance Project and Prince of Wales Park Major Maintenance Project.

Valley Erosion Hazards (City of Toronto)

The Valley Erosion Hazards portfolio addresses erosion hazards and slope instability issues impacting private and public property throughout the ravine systems in the City of Toronto. The July 8, 2013, severe weather event was the catalyst for a funding increase to this portfolio that prompted TRCA to extend assistance to private properties where homes have been deemed at risk by erosion or slope instability. The goal of each project is to provide a cost-effective solution to protect essential infrastructure, such as residential dwellings and municipal assets. Projects are implemented on a priority basis to the limit of available funding each year. Each year, a portion of the annual portfolio budget is allocated towards the completion of slope stability and erosion risk assessments for newly identified sites. The results of these assessments determine whether there exists any long-term erosion risk to essential structures on a property. This information is then used to quantitatively rank sites for work through the ERMP based on erosion risk.

Managing relationships with private landowners is a major component of work advanced under this portfolio and most interactions are constructive and positive. A few of the most common concerns raised by landowners have been listed below for context:

- The approach recommended by TRCA to stabilize the erosion hazards and how it impacts their property including existing vegetation/trees;
- How properties are prioritized, the associated timelines to complete the project given municipal funding considerations, and TRCA's procedural and procurement obligations; and
- Requirements under TRCA's *Private Landowner Contribution for Erosion Control Works* Policy for the property owner(s) to either financially contribute to the cost of the project or convey hazard lands where the stabilization work will take place.

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In 2022, TRCA has 17 active projects under the Valley Erosion Hazard portfolio and has 29 sites planned for work in the 10 Year Forecast based on projected available funding. There is currently a backlog of 39 high-risk sites known to TRCA that will not be addressed in the next 10 years due to funding constraints. The number of high-risk sites is projected to increase as climate change impacts cause more frequent and more intense severe weather events.

Implementation priorities this year include the following projects: Peacham Crescent Slope Stabilization Project; 193 – 195 Hudson Drive Slope Stabilization Project; 31 – 39 Lakeland Drive Slope Stabilization Project; East Don River behind Clarinda Drive Erosion Control and Slope Stabilization Project; 22 – 24 Bucksburn Drive Erosion Control and Slope Stabilization Project; various works as part of the Yellow Creek behind Heath Street East Erosion Control and Slope Stabilization Project; and a few minor works sites whose timing is to be confirmed.

York Region Streambank Infrastructure Erosion Control Management Program

The York Region Streambank Infrastructure Erosion Control Management Program (SIECMP) provides long-term erosion hazard management for Environmental Services' infrastructure assets along ravines and watercourses. The portfolio includes the monitoring, study, design, maintenance, and implementation of erosion control works for infrastructure protection in TRCA's jurisdiction of York Region. Studies and remedial works are prioritized based on a risk framework that considers a number of factors such as: depth of cover; infrastructure type; remaining service life; consequence of failure; and current condition of the asset.

In 2022, TRCA has five active projects under the SIECMP. The main priority for 2022 is to implement German Mills Settlers Park Sanitary Infrastructure Protection Project Sites 2 & 3.

TRCA Maintenance & Other Hazards (York Region)

The TRCA Maintenance & Other Hazards (York Region) portfolio is established for maintaining TRCA's existing permanent erosion control assets and developing new erosion control protection measures on TRCA lands within York Region. These assets are often found along ravine and valley corridors or along natural slopes. Repairs are prioritized based on a number of factors such as: asset age; remaining service life; proximity of permanent buildings or essential infrastructure; consequence of failure; and current condition of the asset.

In 2022, TRCA has three active projects under the TRCA Maintenance & Other Hazards (York Region) portfolio. The main priority for 2022 was to implement the East Humber River (EMS789) Bank Stabilization Project.

Private Property Erosion Hazard Mitigation Business Case (York Region)

The Private Property Erosion Hazard Business Case (York Region) was proposed in 2018 to address a growing number of slope instability and erosion hazards that were placing private properties at risk in TRCA's jurisdiction in the Regional Municipality of York. The goal of the business case is to provide a cost-effective solution to protect essential infrastructure, such as residential dwellings. Slope stability and erosion risk assessments, detailed design development and construction are conducted on a priority basis to the limit of available funding each year. In 2020 it was determined that no new funding would be provided, and the existing budget would be utilized to address existing commitments at key locations.

In 2022, TRCA implemented the 70 Main Street South Slope Stabilization Project under the Private Property Erosion Hazard Mitigation Business Case (York Region).

Region of Peel Erosion Control & Infrastructure Protection

The Region of Peel Erosion Control & Infrastructure Protection portfolio monitors the risk to TRCA owned erosion control structures, Region of Peel infrastructure hazard monitoring sites, and other erosion hazards impacting public and private land. This portfolio includes the monitoring, study, design, maintenance, and implementation of erosion control works to remedy these hazards. Mitigation measures and repairs are prioritized based on several factors such as: depth of cover or closest distance of the erosion hazard to the infrastructure; remaining service life; infrastructure type; consequence of failure; and current condition or exposure of the asset. Prioritization is based on the highest risk locations, which in recent years tends to be infrastructure hazard sites.

Currently, TRCA monitors 1,410 infrastructure hazard sites within the Region of Peel in TRCA's jurisdiction to establish long-term monitoring sites. In addition to these infrastructure hazard sites, TRCA currently monitors a total of 143 erosion control structures and 59 erosion hazard sites in the Region of Peel.

In 2022, TRCA has five projects under the Region of Peel Erosion Control and Infrastructure Protection portfolio. The main implementation priorities for 2022 include the Malton Greenway Sanitary Infrastructure Protection Project (I-700) and the Ken Whillans Greenway Sanitary Infrastructure Protection Project (I-566).

Toronto Water Monitoring

In 2010, the City of Toronto and TRCA developed a long-term monitoring partnership to assess the risks to Toronto Water infrastructure in ravine and valley systems. This program aims to inspect Toronto Water infrastructure within the City of Toronto's stream valleys and along the shoreline of Lake Ontario for the purpose of identifying Toronto Water infrastructure that is at risk or has been damaged due to erosion before a complete failure occurs. The program reduces environmental and public health and safety risks and allows Toronto Water staff to plan, prioritize and budget for asset maintenance, improvement, replacement, and protection effectively and efficiently.

In 2021, TRCA staff assessed a total of 2,885 assets, and it is anticipated that approximately 2,500 assets will be inspected in 2022.

Brampton City-wide Watercourse Erosion Reassessment Study

In 2016, the City of Brampton retained TRCA to undertake the City-wide Watercourse Erosion Assessment Study for the purpose of completing a detailed inventory and report to identify erosion risks to the City's infrastructure and public safety.

Between 2016 and 2017, TRCA ERM staff walked through all accessible stream corridors and completed a comprehensive inventory of erosion/flood control structures, municipal/regional infrastructure, and erosion hazard sites, resulting in 5,135 sites inventoried and inspected.

In 2018 ERM retained Greck and Associates Ltd. (Palmer & Greck) to provide professional water resources engineering services that advised on the fluvial geomorphological processes affecting flagged sites and structures. Palmer & Greck also provided recommended repair solutions for the sites, which TRCA used to develop a detailed 10-year capital repair plan and 20-year repair forecast, assuming an annual budget of \$1,000,000.00.

In 2022, ERM staff will reinspect 425 priority erosion hazard sites and structures that were previously assessed in the city. ERM will utilize information gathered from the re-inspections to

prepare a technical memorandum that will summarize the results, comment on any change in priorities from the 2018 report and provide recommendations for consideration in 2022 and beyond.

Fee-for-Service Projects

ERM also undertakes projects for TRCA's regional and municipal partners on a fee-for-service basis to help address their erosion hazard priorities. These projects vary in scale and complexity. Typical fee-for-service projects focus on providing erosion protection for critical public infrastructure and are often located in natural or environmentally sensitive areas.

In the City of Toronto, TRCA partners with the Parks, Forestry & Recreation (PF&R) and Transportation Services divisions through a Master Service Agreement. TRCA expects to establish similar service level agreements with the Toronto Water division, as well as other municipalities and regions to help deliver additional fee-for-service projects while strengthening TRCA's partnerships and financial resilience.

In 2022, ERM has 19 fee-for-service projects with various municipal and regional partners, as well as private and not-for-profit organizations. Some of the major fee-for-service projects that are being implemented this year include the University of Toronto Scarborough Campus Bank Stabilization (Area B) Project and the Humber Bay Park East Shoreline Maintenance Project.

ERMP – Strategic updates

In addition to the capital and recoverable projects & programs described above, ERM staff have been working on some key updates to the ERMP to improve operational efficiency. A brief overview on these initiatives and some high-profile and emergency works projects ERM staff are working on has been provided below:

- Staff submitted an updated version of TRCA's *Private Landowner Contribution for Erosion Control Works Policy* to the Policy Committee in March 2022; the updated Policy went into effect on May 24, 2022 (included as Attachment 4 – Private Landowner Contribution for Erosion Control Works Policy). The Policy updates provide clarity on landowner eligibility requirements and include other refinements based on extensive staff experience, knowledge, and lessons learned. The updated Policy also outlines the planning process for these types of projects in a simple and concise manner;
- ERM staff continued to monitor storm events, coordinating post-storm inspections of TRCA owned erosion control assets. During the 2021 summer storm season 6 events occurred over 7 weeks (early August thru late September). ERM staff scheduled 81 inspections of TRCA owned and maintained erosion control assets, and 96 inspections of municipal partner infrastructure hazard sites utilizing their **Flood Risk Analysis Network (FRANK)** tool. ERM staff initiated an academic research partnership with Professor Eric Vaz (*Toronto Metropolitan University – formerly Ryerson*) that will provide an automated source of georeferenced rainfall data for use in FRANK;
- Over the course of 2021, ERM increased its use of Remotely Piloted Aircraft Systems (RPAS) for the purpose of monitoring and assessing erosion hazards. Utilizing a high-resolution camera or a Light Detection and Ranging (LiDAR) payload, ERM collects data within the regulated area of TRCA's jurisdiction to be processed into three-dimensional digital terrain models (DTMs) using photos (photogrammetry), or the LiDAR data. ERM staff have also been experimenting with ground-collected photogrammetry modelling, to allow creation of a 3D model of an erosion hazard using their cellphone cameras; and

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- With the help of internal partners (Infrastructure Planning and Permits) ERM has reviewed the planned and/or permitted erosion control work within TRCA's jurisdiction. Six Emergency Works in the City of Toronto and one Emergency Work within Durham Region were noted as erosion control works not built, maintained, nor inspected by ERM. The proposed Planning Application Review and Enforcement System (PARES) will provide opportunity for simplified queries of planning and permit data for future reporting on non-TRCA led erosion control projects.

Relationship to Building the Living City, the TRCA 2013-2022 Strategic Plan

This report supports the following strategy set forth in the TRCA 2013-2022 Strategic Plan:
Strategy 2 – Manage our regional water resources for current and future generations

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Date: November 10, 2022

Attachments: 5

Attachment 1: Table of projects being planned under the ERMP in 2022

Attachment 2: Map of projects being planned under the ERMP in 2022

Attachment 3: ERM Portfolio and Program Factsheets

Attachment 4: Private Landowner Contribution for Erosion Control Works Policy

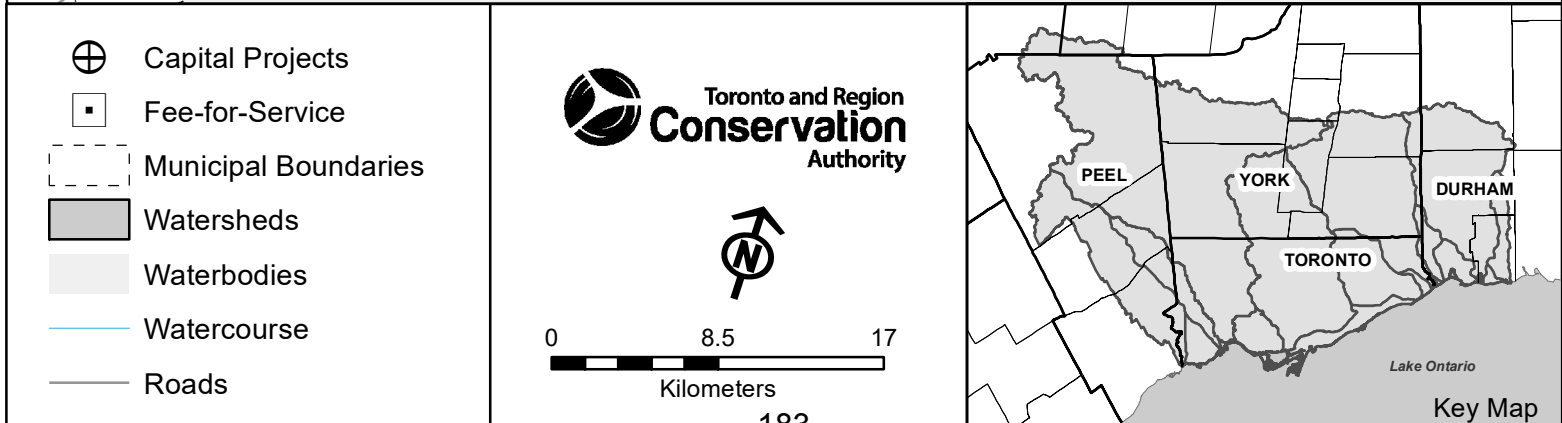
Attachment 5: Map of City of Toronto and Durham Region Planned Emergency Erosion Control Works 2022

Attachment 1: Table of Projects Being Planned Under the ERMP in 2022

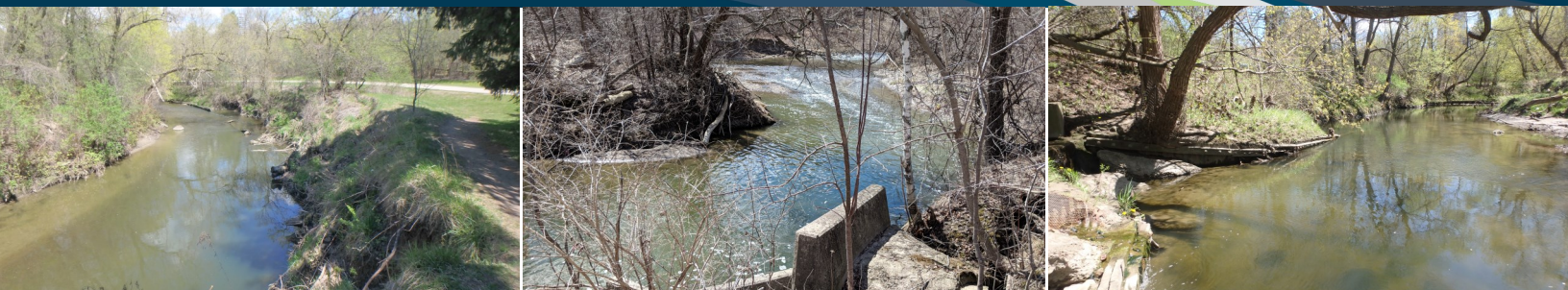
Municipality	Ward	Project Name	Portflo	2022 Project Status
City of Toronto	6	Canyon Avenue (35) Major Maintenance	Toronto Ravine Major Maintenance	Study Planning or Design
City of Toronto	14	Don River (DR90) Major Maintenance Project	Toronto Ravine Major Maintenance	Study Planning or Design
City of Toronto	14	Don Valley Drive and Hillside Drive Slope Stability Analysis and Erosion Risk Assessment	Toronto Ravine Major Maintenance	Study Planning or Design
City of Toronto	15	West Don River in E.T Seton Park (Area 2) Major Maintenance Project	Toronto Ravine Major Maintenance	Study Planning or Design
City of Toronto	3	Cliff Lumsdon Park Revetment Maintenance Project	Toronto Ravine Major Maintenance	Study Planning or Design
City of Toronto	15	West Don River in E.T Seton Park (Area 3) Major Maintenance Project	Toronto Ravine Major Maintenance	Construction
City of Toronto	15	Woodsworth Road (334) (DR70) Minor Maintenance	Toronto Ravine Major Maintenance	Construction
City of Toronto	19	Ashbridges Bay Park East Headlands Maintenance Project	Toronto Waterfront Major Maintenance	Study Planning or Design
City of Toronto	20	Bluffer's Park Southwest Headland and Beach Major Maintenance Project	Toronto Waterfront Major Maintenance	Study Planning or Design
City of Toronto	20	Coastal Anaysis & Geotechnical Investigation for Fallingbrook and Birch Cliff Shoreline	Toronto Waterfront Major Maintenance	Study Planning or Design
City of Toronto	3	Colonel Sam Smith Park Major Maintenance Project	Toronto Waterfront Major Maintenance	Study Planning or Design
City of Toronto	25	Port Union Phase I - Beach Curb Major Maintenance Project	Toronto Waterfront Major Maintenance	Construction
City of Toronto	3	Prince of Wales Park Major Maintenance	Toronto Waterfront Major Maintenance	Construction
City of Toronto	3	Long Branch Park Major Maintenance Project	Toronto Waterfront Major Maintenance	Post-Construction
City of Toronto	6	Eldorado Court Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	7	100, 102, & 104 Windhill Crescent Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	5	19 - 29 Ridge Point Crescent Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	1	22-24 Bucksburn Road Slope Stabilization and Erosion Control Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	24	255-257 Burbank Drive Slope Stabiliation Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	6	Black Creek Tributary behind Appletree Crt. and Seeley Dr. Erosion Control and Slope Stabilization Project - Phase 2	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	17	East Don River Tributary behind 73 - 95 Clarinda Drive Slope Stability Assessment	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	7	Engineering Erosion Project: Topcliff Ave (35-41)	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	1	Lakeland Drive Major Maintenance and Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	2	Mimico Creek behind 2 Kevi Lane and 194 Rathburn Road Slope Stabilization and Erosion Control Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	19	Parkview Hill Crescent Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	11	Yellow Creek below Summerhill Gardens	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	11	Yellow Creek near Heath Street East Erosion Control and Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Study Planning or Design
City of Toronto	11	193 - 195 Hudson Drive Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Construction
City of Toronto	1	114 Hadrian Drive - Minor Works	Valley Erosion Hazards (City of Toronto)	Post-Construction
City of Toronto	6	21-27 Peacham Crescent Slope Stabilization Project	Valley Erosion Hazards (City of Toronto)	Post-Construction
City of Toronto	7	25-29 Gravenhurst Avenue - Minor Maintenance Works	Valley Erosion Hazards (City of Toronto)	Post-Construction
City of Vaughan	2	Humber River Sanitary Infrastructure Protection Project (P-004 & P-005)	York Region SIECMP	Study Planning or Design
City of Markham	4	Lower Rouge Sanitary Infrastructure Protection Project - Milne Creek	York Region SIECMP	Study Planning or Design
City of Markham	1	German Mills Settlers Park Sanitary Infrastructure Protection Sites 2-3	York Region SIECMP	Construction
City of Vaughan	2	Rainbow Creek Construction Bridge Removal	York Region SIECMP	Construction
City of Richmond Hill	5	North Richvale Patterson Creek Sanitary Infrastructure Protection	York Region SIECMP	Post-Construction
City of Vaughan	1	Granger Greenway Erosion Control Maintenance Site HR72.1	TRCA Maintenance & Other Hazards (York Region)	Study Planning or Design
City of Vaughan	2	132 Riverside Drive Bank Stabilization Project	TRCA Maintenance & Other Hazards (York Region)	Study Planning or Design
City of Vaughan	2	Granger Greenway Erosion Control Maintenance Site EMS789	TRCA Maintenance & Other Hazards (York Region)	Construction
City of Markham	4	70 Main St. South Erosion Control Project	Private Property Erosion Hazard Mitigation Business Case (York Region)	Construction
City of Brampton	1	Bramlea Rd. & Queen St. East Bank Stabilization and Sanitary Infrastructure Protection (S7-ESA01) P-395	Region of Peel Erosion Control & Infrastructure Protection	Study Planning or Design
City of Brampton	1	Crawley Park (S7-ESA02) Bank Stabilization and Sanitary Infrastructure Protection (P-133 TO P-137)	Region of Peel Erosion Control & Infrastructure Protection	Study Planning or Design
City of Brampton	1	I-360 & I-361 Sanitary Infrastructure Protection Project	Region of Peel Erosion Control & Infrastructure Protection	Study Planning or Design
City of Brampton	1	Ken Whillans Greenway Sanitary Infrastructure Protection Project (I-566)	Region of Peel Erosion Control & Infrastructure Protection	Construction
City of Mississauga	5	Malton Greenway Sanitary Infrastructure Protection Project (I-700)	Region of Peel Erosion Control & Infrastructure Protection	Construction
City of Toronto	25	20 Deep Dene Drive Drainage Improvement Project	Fee-for-Service	Study Planning or Design
Town of Ajax	3	Ajax Shoreline Waterfront Assessment and Gap Analysis	Fee-for-Service	Study Planning or Design
City of Toronto	16	East Don River below Don Mills Road Bridge (Phase 1) Project	Fee-for-Service	Study Planning or Design
City of Toronto	3	Humber Bay Park West Major Maintenance Project	Fee-for-Service	Study Planning or Design
City of Toronto	15	Leslie Street Culvert Slope Stabilization Project	Fee-for-Service	Study Planning or Design
City of Toronto	3	Miles Road End Parkette Shoreline Erosion Protection Project	Fee-for-Service	Study Planning or Design
City of Toronto	25	Rouge Beach Shoreline Protection Project	Fee-for-Service	Study Planning or Design

Attachment 1: Table of Projects Being Planned Under the ERMP in 2022

Municipality	Ward	Project Name	Portflío	2022 Project Status
City of Toronto	14	Toronto Island Park Flood and Erosion Mitigation Project	Fee-for-Service	Study Planning or Design
City of Toronto	15	150 Kilgour Road Stormwater Outfall Remediation Project	Fee-for-Service	Study Planning or Design
City of Toronto	25	Emergecy Rouge Beach Shoreline Protection Project	Fee-for-Service	Construction
City of Toronto	11	Gaffney Park Erosion Control and Drainage Project	Fee-for-Service	Construction
City of Toronto	3	Humber Bay Park East Shoreline Maintenance Project	Fee-for-Service	Construction
City of Toronto	24	Newtonbrook Creek Bridge Replacement Project	Fee-for-Service	Construction
City of Toronto	4	Sunnyside Park Revetment Maintenance Project	Fee-for-Service	Construction
City of Toronto	25	University of Toronto Scarborough Campus Bank Stabilization (Area B)	Fee-for-Service	Construction
City of Toronto	15	Wilket Creek Park Retaining Wall Repair	Fee-for-Service	Construction
City of Toronto	20	Bluffer's Park South Headland and Beach Major Maintenance Project - Phase IV	Fee-for-Service	Construction
City of Toronto	11	Mud Creek Channel Restoration Project - Reach 3	Fee-for-Service	Post-Construction
City of Vaughan	1	McMichael Canadian Art Collection_ Erosion Gully EMS983	Fee-for-Service	Post-Construction



WEST DON RIVER IN E.T. SETON PARK (AREA 3) MAJOR MAINTENANCE PROJECT



PROJECT OVERVIEW

- This project has been planned as part of the **Toronto Ravine Major Maintenance** portfolio
- The West Don River in E.T. Seton (Area 3) Major Maintenance Project aims to mitigate erosion and flood risks to public and sanitary sewer infrastructure within a 330-metre long meander along the West Don River
- TRCA conducted a *Conservation Ontario Class Environmental Assessment for Remedial Flood and Erosion Control Projects* for three areas along the West Don River within E.T. Seton Park. Project Plan for this Class EA is expected to be approved in Spring 2022.
- Palmer Environmental Consulting Group Inc. was retained in early 2022 to prepare detailed designs for Area 3 based on the Preferred Concept from the Class EA: *Armourstone Rib Grade Control and Vegetated Boulder Bank Protection*
- Implementation at Area 3 is planned to commence in Fall 2022 with TRCA's internal construction crew (pending the receipt of all permits and approvals) and is expected to be completed by Spring 2023



PROJECT BENEFITS

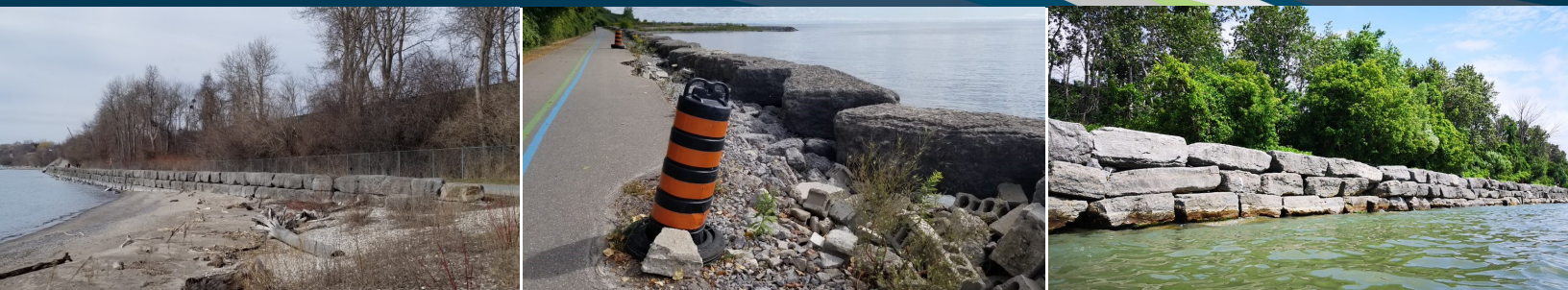
- Long-term monitoring indicates that existing erosion control structures within the project area are failing and placing the adjacent West Don Trail, parkland, a private stormwater outfall and sanitary sewer infrastructure at risk
- The project intends to provide long-term protection to the City of Toronto sanitary sewer infrastructure, address bank instability and protect public health and safety while enhancing the surrounding environment

DESCRIPTION OF PROPOSED WORKS

- Complete the ongoing Class EA with support from Palmer
- Prepare and finalize detailed designs for Area 3 as per the preferred concept: Armourstone Rib Grade Control and Vegetated Boulder Bank Protection
- Obtain all permits and approvals such that implementation can commence in Fall 2022

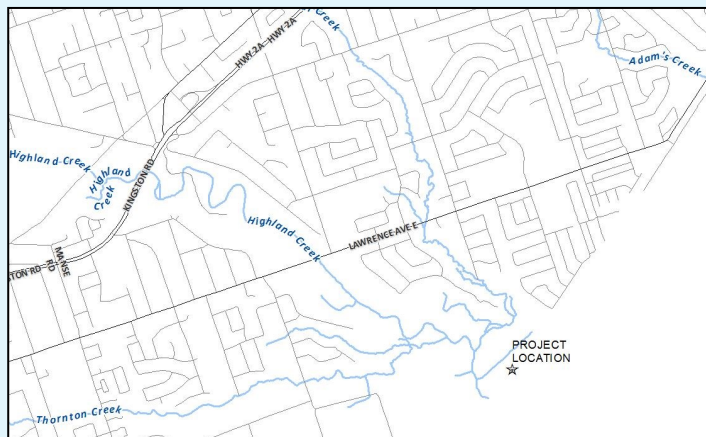
WORK DESCRIPTION	SCHEDULE
Planning and Design	January 2022-June 2022
Permitting and Approvals	January 2022-October 2022
Implementation	October 2022-April 2023

PORT UNION PHASE 1 BEACH CURB MAJOR MAINTENANCE PROJECT



PROJECT OVERVIEW

- This project has been planned as part of the **Waterfront Major Maintenance** portfolio with funding assistance from the **Disaster Mitigation and Adaptation Fund**
- Backshore erosion and stone displacement along the beach curb structure poses risks to the general public, Waterfront Trail and Metrolinx property
- TRCA completed repairs on the beach curb structure in 2017 to address displaced stones, sinkholes and repair to the top tier of armourstones
- Due to the high water events and wind events, the sand beach in front of the beach curb (WF28.01) has washed away, reducing the ability of the beach to dissipate the wave energy which is causing erosion on the backshore of the structure and along the trail
- TRCA retained WSP to complete a coastal analysis and detailed designs in 2021 to determine mitigation measures for future high water events
- Implementation of an armourstone revetment between April 2022 and December 2022 will protect the trail and will encourage waves to dissipate



PROJECT BENEFITS

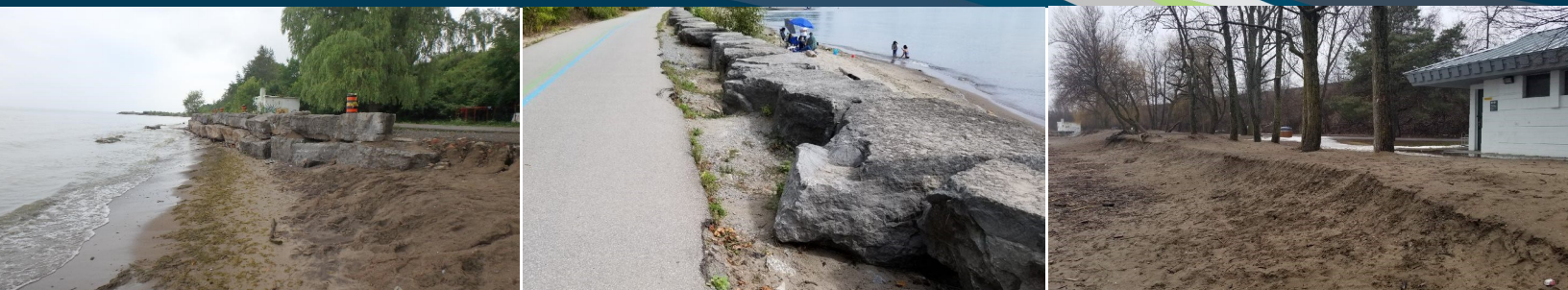
- Address backshore erosion hazards along the Waterfront Trail
- Improve public safety by protecting the Waterfront Trail and Metrolinx railway line
- Protection along the shoreline and structure to dissipate wave energy
- Enhancements to local aquatic habitat by installing submerged groynes and encouraging substrate variation

DESCRIPTION OF PROPOSED WORKS

- Secure all necessary permits and approvals to proceed with implementation
- Construction of armourstone revetment and submerged groynes in 2022 to repair the beach curb and provide continued protection to the Waterfront Trail
- Restore the site with trees and shrubs and repaving trail where damages have occurred, if required

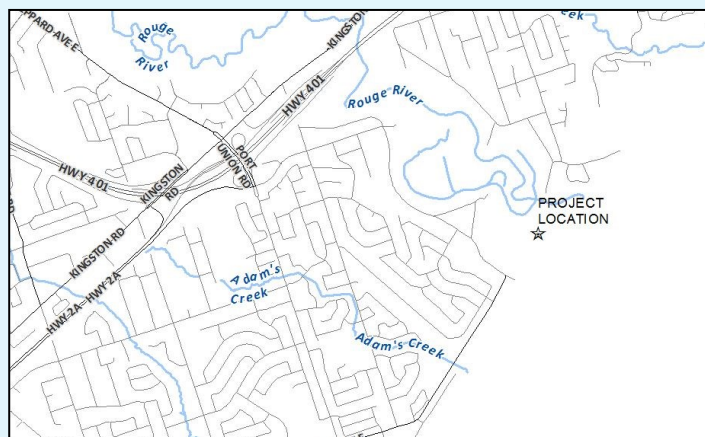
WORK DESCRIPTION	SCHEDULE
Planning and Design	December 2020-December 2021
Permitting and Approvals	September 2021-April 2022 April
Implementation	2022-December 2022

ROUGE BEACH SHORELINE ANALYSIS AND PROTECTION PROJECT



PROJECT OVERVIEW

- This is a cost-recoverable **Fee-for-Service** project with **Parks Canada** to support the Rouge National Urban Park
- Reports of erosion and flooding along the shoreline, trail and parking lot of Rouge Beach during the high water events in 2017 and 2019 and the wind event in 2018
- The sand beach in front of the beach curb (WF29.01) has washed away, reducing the ability of the beach to dissipate the wave energy. This has caused erosion on the backshore of the structure and along the trail
- Emergency repairs were completed in 2020 to fill voids and provide temporary protection
- TRCA will be soliciting proposals for a coastal engineer to design conceptual designs through 2022 based on the long-term goals of Parks Canada
- Preservation of the sand beach for continued recreational use is a key component of this project



PROJECT BENEFITS

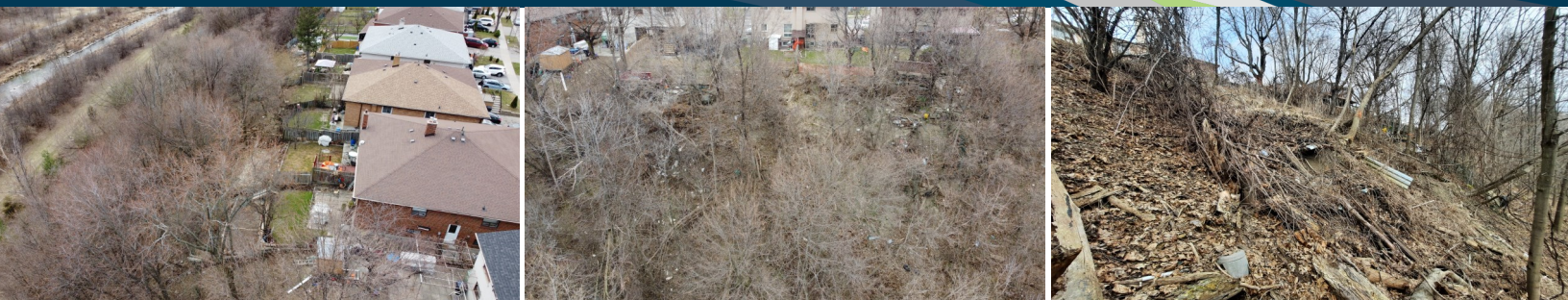
- Long term and low maintenance protection to reduce flooding and erosion along the beach and trail
- Promote sediment retention to maintain a sand beach for public recreational use
- Erosion protection for Parks Canada infrastructure and Metrolinx railway property
- Improve public safety within Rouge National Urban Park

DESCRIPTION OF PROPOSED WORKS

- Retain coastal engineer for design development and coastal analysis
- Develop basic and enhanced concept designs for protection
- Detailed designs developed through 2022
- Implementation to be scheduled in the next Phase of work

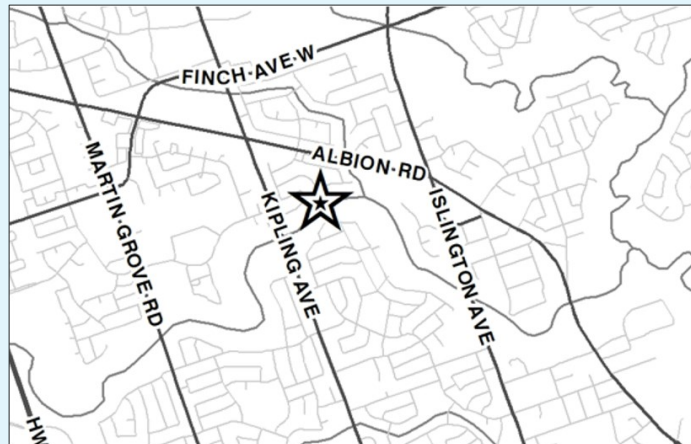
WORK DESCRIPTION	SCHEDULE
Planning and Design	September 2021-December 2022
Permitting and Approvals	August 2022-March 2023 TBD;
Implementation	2023+

LAKELAND DRIVE MAJOR MAINTENANCE AND SLOPE STABILIZATION PROJECT



PROJECT OVERVIEW

- This project has been planned as part of the **Valley Erosion Hazards** portfolio
- In 1973, a homeowner expressed the first documented concerns of slope instability in the area. From 1975-1976, TRCA obtained easements and implemented a major slope stabilization treatment behind 37-43 Lakeland Drive (earth fill)
- The results of a 2019 slope stability and erosion risk assessment indicate long term risk to the residential homes at 33, 35, & 37 Lakeland Drive
- From 2021—2022, Environmental Site Assessments were completed confirming no presence of contaminants in exceedance of Regulatory standards
- Proposed construction of a Reinforced Soil Slope (RSS) to provide long term, low maintenance protection to at-risk residential dwellings
- TRCA will be securing Erosion Control Agreements (ECA) with participating properties including conveyance of RSS to TRCA ownership



PROJECT BENEFITS

- Long term, low maintenance protection of five residential homes on Lakeland Drive which were confirmed as at-risk from slope instability
- Homeowners are contributing to this project in accordance with TRCA policies through conveyance of impacted lands
- TRCA to acquire and protect lands at-risk from erosion hazards through ownership of the Reinforced Soil Slope to foster resilient ravine systems

DESCRIPTION OF PROPOSED WORKS

- Finalization of detailed designs for the proposed Reinforced Soil Slope behind five private residential properties
- Preparation and execution of Erosion Control Agreements (ECAs) for participating properties
- Secure all required permits and approvals, including Permit to Injure or Remove Trees
- Secure contractor through competitive Request for Tender for tentative construction in fall and winter 2022

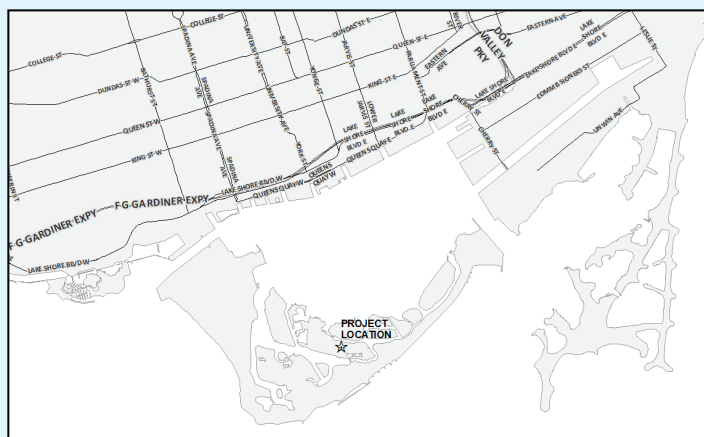
WORK DESCRIPTION	SCHEDULE
Planning and Design	March 2021-June 2022
Permitting and Approvals	January 2022-July 2022
Implementation	September 2022-January 2023

TORONTO ISLAND PARK FLOOD AND EROSION MITIGATION PROJECT



PROJECT OVERVIEW

- This project is being planned on a **Fee-for-Service** basis in partnership with the City of Toronto (Parks, Forestry & Recreation)
- Record high Lake Ontario water levels in 2017 and 2019 resulted in flooding across Toronto Island Park
- Despite the deployment of short-term mitigation measures, shoreline flooding led to millions in damages with significant impact to park visitors, businesses, and residents
- Following the high lake level events, emergency works were implemented in 2020 to maintain safe and essential operations until a solution for the full park can be developed
- TRCA has initiated a Class Environmental Assessment (EA) to develop flood protection initiatives in consultation with the public and other stakeholders
- The goal of the project is to develop long-term flood mitigation measures to protect the park from shoreline flooding



PROJECT BENEFITS

- Ensure continued use and access to an important natural and cultural feature of Toronto
- Mitigate safety risk to park users and protect critical park infrastructure
- Improve aquatic habitat through the incorporation of habitat enhancement features into shoreline designs
- Enhance park user experience through the integration of recreational features into flood protection structures in coordination with the Toronto Island Park Master Plan

DESCRIPTION OF PROPOSED WORKS

- Baseline data collection and background review to identify at-risk study areas for long-term flood protection
- Develop conceptual designs and select preferred alternatives in consultation with the public and other stakeholders through the Class EA engagement process
- Develop detailed designs and implement long-term solutions in phases based on site priority and funding

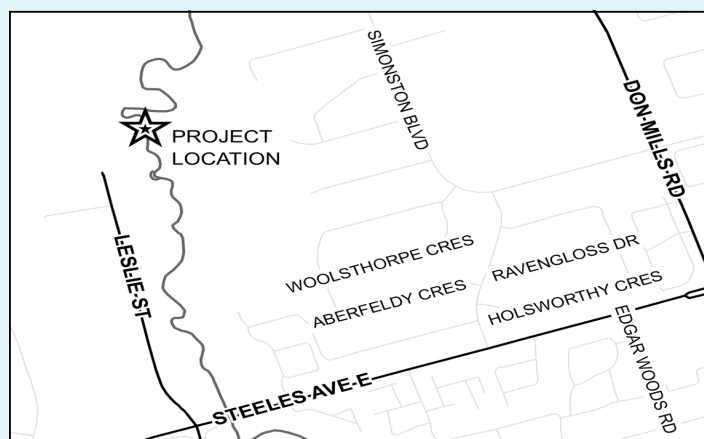
WORK DESCRIPTION	SCHEDULE
Class Environmental Assessment	Spring 2021-Fall 2022 Late
Environmental Study Report and Project Approval	Fall 2022
Detailed Design Development	Winter 2023-Summer 2023
Permits and Approvals	Summer 2023-Fall 2023
Implementation	2023 +

GERMAN MILLS SETTLERS PARK SANITARY INFRASTRUCTURE PROTECTION PROJECT



PROJECT OVERVIEW

- The project is being planned in coordination with York Region Environmental Services under the **Streambank Infrastructure Erosion Control Management Program (SIECMP)** and in partnership with the City of Markham
- Channel erosion has placed the Region's Leslie Collector sewer at risk of exposure in six locations along a 260 metre section of German Mills Creek in German Mills Settlers Park
- A Schedule B Municipal Class Environmental Assessment was completed in 2019 and determined the preferred alternative for a major channel realignment and pedestrian bridge extension
- The Lake to Lake multi-use trail and pedestrian bridge are also at risk from erosion within the project area. The City of Markham is partnering with TRCA and York Region to replace the pedestrian bridge and protect the trail through this initiative



PROJECT BENEFITS

- Protect the Leslie Collector Sewer from exposure and secure long-term sewer maintenance access
- Protect and enhance Lake to Lake Trail infrastructure
- Mitigate safety risks to the general public
- Enhance aquatic habitat through the creation of two new online wetlands and terrestrial habitat through native riparian plantings

DESCRIPTION OF PROPOSED WORKS

- Finalize permits & approvals, including a Fisheries Act Authorization from the Department of Fisheries and Oceans Canada
- Implementation of a 300 metre major channel realignment, including sewer protection works, pedestrian bridge extension, and partial trail realignment
- Aquatic and terrestrial restoration, including the installation of woody debris fish habitat, wetland connections, bat boxes, more than 11,500 native shrub cuttings along the riverbanks, and more than 2,250 native trees and shrubs.
- Post-construction regulatory approval monitoring

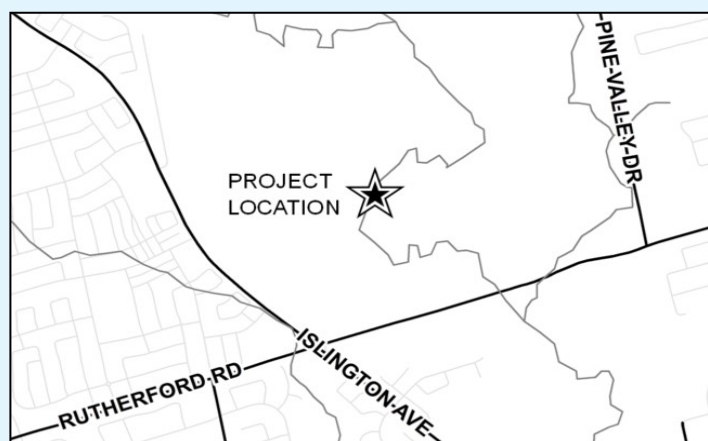
WORK DESCRIPTION	SCHEDULE
Planning and Design	January 2018-July 2021
Permitting and Approvals	September 2020-May 2022
Implementation	September 2022-March 2023

EAST HUMBER (EMS789) BANK STABILIZATION PROJECT



PROJECT OVERVIEW

- An erosion hazard threatening a pedestrian bridge and trail is currently being monitored under the **TRCA Maintenance & Other Hazards (York Region)** portfolio
- The at-risk trail and bridge abutment is a part of the William Granger Greenway trail system located within the City of Vaughan
- Construction of bank stabilization works along the east bank of the watercourse have been deemed necessary given the potential risk to public safety



PROJECT BENEFITS

- Addressing erosion hazard on heavily used recreational trail
- Mitigation of any potential safety risk to the general public
- Provide protection to publicly owned assets
- Enhancement of the surrounding riparian and aquatic habitat through the installation of native shrub plantings

DESCRIPTION OF PROPOSED WORKS

- Finalize detailed designs for remedial bank stabilization measures that include a vegetated rip rap revetment
- Obtain all permits and approvals to proceed with construction
- Implementation of bank stabilization measures to mitigate risk and provide protection to the William Granger Greenway pedestrian bridge and trail

WORK DESCRIPTION	SCHEDULE
Planning and Design	June 2021-April 2022
Permitting and Approvals	November 2021-May 2022
Implementation	Summer 2022

MALTON GREENWAY PROJECT

SANITARY INFRASTRUCTURE PROTECTION



PROJECT OVERVIEW

- This Project has been planned as part of the **Peel Capital and Special Projects** portfolio
- The site is located within the Malton Greenway in the City of Mississauga intersecting the East Mimico Creek
- TRCA Erosion Hazard Monitoring staff have been inspecting the site since 2018 as part of the Peel Infrastructure Hazard Monitoring Program
- As a result of the 16m bank scour and undercutting along the west bank, the encasement of the sanitary main is exposed in the area of crossing
- The site was identified as critical priority in 2020 due to the exposed condition of the sanitary main encasement
- TRCA retained engineering services to undertake a geomorphic, geotechnical and hydraulic investigation, including subsequent detailed design development
- The project will be implemented under a schedule A+ of the Municipal Class Environmental Assessment.



PROJECT BENEFITS

- Protect the Monica Drive sanitary sewer crossing from exposure and secure long-term sewer protection
- Improve bank stabilization and create erosion control structures to protect the west slope
- Mitigate safety risks to the Public and Regional sanitary infrastructure
- Enhancement of the surrounding riparian and aquatic habitat through the installation of channel riffles and vegetated revetment

DESCRIPTION OF PROPOSED WORKS

- Planning and Detailed Design Development were completed in early 2022, the Project Team is undergoing permitting and approvals for Implementation in Summer 2022
- The Implementation works involves construction of stone riffle grade control above the sanitary sewer crossing and slope stabilization along the west bank through the construction of a vegetated geogrid reinforced soil slope

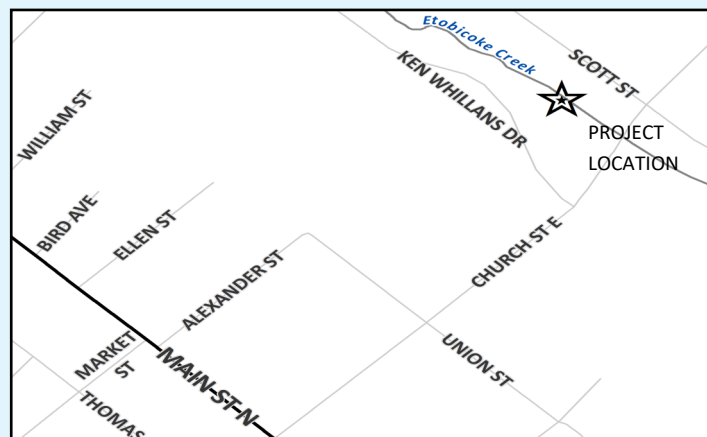
WORK DESCRIPTION	SCHEDULE
Planning and Design	January 2021-February 2022
Permitting and Approvals	November 2021-April 2022
Implementation	May 2022-August 2022

KEN WHILLANS DRIVE PARK PROJECT SANITARY INFRASTRUCTURE PROTECTION



PROJECT OVERVIEW

- This Project has been planned as part of the **Peel Capital and Special Projects** portfolio
- The site is located within Ken Whillans Park in the City of Brampton, intersecting the West Etobicoke Creek
- TRCA Erosion Hazard Monitoring staff have been inspecting the site since 2016 as part of the Peel Infrastructure Hazard Monitoring Program
- The exposed encasement measured approximately 6m long with minor spalling noted along the upstream and downstream limits of the encasement
- TRCA retained engineering services to undertake a geomorphic, geotechnical and hydraulic investigation, including subsequent detailed design development
- Following discussions with the design Consultant the Project Scope of Work was revised to localize interim infrastructure protection due to the proposed Riverwalk EA Project in the site area
- The project will be implemented under a schedule A+ of the Municipal Class Environmental Assessment.



PROJECT BENEFITS

- Protect the Ken Whillans Drive sanitary sewer crossing from exposure to secure interim-term sewer protection
- Mitigate safety risks to the Public and Regional sanitary infrastructure
- Enhance surrounding riparian and aquatic habitat through channel and bank protection works

DESCRIPTION OF PROPOSED WORKS

- Planning and Detailed Design Development are underway with Final Designs expected in July 2022, the Project Team is further undergoing permitting and approvals for Implementation in Fall 2022
- Concept Design Development and subsequent Detailed Designs are in progress at the engineering Consultant, implementation is expected to include interim channel works to protect the sanitary crossing and minor bank works

WORK DESCRIPTION	SCHEDULE
Planning and Design	January 2019-June 2022
Permitting and Approvals	January 2022-July 2022
Implementation	July 2022-October 2022

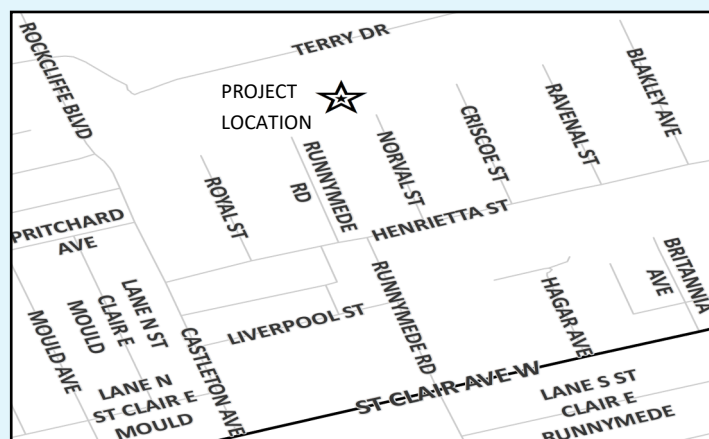
GAFFNEY PARK PROJECT

EROSION CONTROL AND DRAINAGE



PROJECT OVERVIEW

- This is a **Fee-for-Service** project funded by City of Toronto's Parks, Forestry, and Recreation Division
- The site is located within Gaffney Park in the City of Toronto, encompassing the trail section between Castleton Avenue and Ravenal Street, at the rear of the residential properties between 13 and 59 Terry Drive
- Following completion of the slope stabilization work by TRCA and other park improvement works by the City at the eastern limit of the park, erosion concerns were raised by the resident at 49 Terry Drive
- In Phase 1 Letter Agreement (LA) with the City, TRCA retained engineering services to undertake a geotechnical investigation and prepare design concepts for an erosion and drainage solution
- As part of Phase 2, TRCA retained engineering services to develop the detailed design and provide stormwater management analysis of the preferred solution
- In Spring 2022, the Project Team underwent the Request for Tender process to retaining construction services, to be conducted as Phase 3 LA with the City



PROJECT BENEFITS

- Erosion Control slope protection to the bottom slope residential properties at Terry Drive
- Stormwater and Drainage improvements to the Gaffney Park and surrounding tableland
- Improved public safety with reduced risk of failure to the pedestrian trail and adjacent slopes
- Enhancement of Gaffney Park with the installation of armourstone retaining walls, fencing and re-paving of the pedestrian trail

DESCRIPTION OF PROPOSED WORKS

- The Project Team is undergoing final permitting and awaiting Board approval to execute the Construction Tender, following final approvals TRCA with proceed with the Phase 3 LA Implementation in Fall 2022
- The works involve the installation of a drainage trench with a perforated pipe, re-grading of existing swales and potentially creating new swales, including re-aligned and cross-slope re-graded of the existing pedestrian trail

WORK DESCRIPTION	SCHEDULE
Planning and Design (Phase 1 & 2)	July 2019-January 2022
Permitting and Approvals (Phase 2)	October 2021-June 2022
Implementation (Phase 3)	June 2022-December 2022

CITY-WIDE WATERCOURSE EROSION REASSESSMENT STUDY



PROGRAM OVERVIEW

In 2022, Erosion Risk Management staff will reinspect 425 priority erosion hazard sites and structures that were previously assessed in the City of Brampton in support of the City-wide Watercourse Erosion Assessment Study. ERM staff will then utilize information gathered from the reinspection to prepare a technical memorandum that will summarize the results, comment on any change in priorities from a previous report that was prepared in 2018 and provide recommendations for consideration in 2022 and beyond.



PROGRAM BENEFITS

- Reinspect the following amount of high, medium, and low priority erosion hazard sites and structures that were previously assessed as part of the City-wide Watercourse Erosion Assessment Study:
 - 12 erosion hazard sites
 - 91 high priority sites
 - 67 medium priority sites
 - 255 low priority sites
- Immediately report any imminent/urgent threats to municipal infrastructure or public safety to the City for follow-up

DESCRIPTION OF WORK

- Inspections performed by trained Field Assistants that utilize tablets to enter information directly into an internet accessible database
- Imminent or urgent hazards to City of Brampton infrastructure are immediately flagged to identified staff
- A technical memorandum is submitted to the City at year-end

WORK DESCRIPTION	SCHEDULE
Monitoring fieldwork	April 2022-September 2022
Quality control of records and memo preparation	September 2022-December 2022

UNIVERSITY OF TORONTO SCARBOROUGH CAMPUS (AREA B) BANK STABILIZATION PROJECT



PROJECT OVERVIEW

- This is a **Fee-for-Service** project funded by the City of Toronto's Parks, Forestry and Recreation Division
- TRCA has been undertaking remedial works along Highland Creek between Morningside Avenue and Old Kingston Road since the late 1980s
- In 2013, the City of Toronto identified two erosion hazard sites along the University of Toronto Scarborough Campus (UTSC) property, including Area B, which is the site of a former pedestrian bridge crossing
- To address public safety concerns caused by the eroding bank, TRCA completed a realignment project in 2015 by constructing a raised trail at this site
- TRCA is now undertaking bank stabilization works to provide long term protection to the realigned trail



PROJECT BENEFITS

- Address public safety concerns related to erosion and provide long-term protection to the realigned raised trail along this section of Highland Creek
- Repair of the existing trail and outfalls within the work area
- Stabilization of the existing banks with installation of an armourstone wall and rip rap buttress along the outer bend of this section of Highland Creek

DESCRIPTION OF PROPOSED WORKS

- Planning, designs and permitting phases undertaken in 2021
- Construction began in late 2021 and is anticipated to be completed in Summer 2022
- The project includes the installation of vegetated buttress and armourstone wall treatments

WORK DESCRIPTION	SCHEDULE
Planning and Design	February 2021-September 2021
Permitting and Approvals	March 2021-October 2021
Implementation	September 2021-Summer 2022

CORPORATE POLICY & PROCEDURE

POLICY TITLE: PRIVATE LANDOWNER CONTRIBUTION FOR EROSION CONTROL WORKS
POLICY NO.: DSP-7.01-P

Chapter:	4. Division-Specific Policies		
Section:	DSP-7 Restoration and Infrastructure		
Effective Date:	May 24, 2022	Last Review Date:	April 12, 2022
Approval Authority:	Chief Executive Officer		
Issued to:	All TRCA Employees		
Policy Owner:	Erosion Risk Management		

1. PURPOSE

- 1.01. The purpose of this Policy is to ensure all erosion control and slope stabilization works funded through Toronto and Region Conservation Authority's (TRCA) Erosion Risk Management Program (ERMP) for the benefit of private landowners are implemented in a consistent and transparent manner based on confirmed risk to essential structures, such as homes and infrastructure. The ERMP offers assistance to the most seriously impacted private properties in TRCA's jurisdiction. Private landowners benefiting from publicly funded erosion control and slope stabilization works must contribute to the project in accordance with the terms of this Policy.
- 1.02. TRCA manages risks associated with the hazards of flooding, erosion, and slope instability through the delivery of a range of programs and services, including the ERMP. The ERMP is a long-standing program used to identify, monitor, and remediate erosion and instability-prone areas in TRCA's jurisdiction based on relative risk to essential structures, such as homes or infrastructure.
- 1.03. The ERMP directly supports TRCA's mission statement to protect, conserve, and restore natural resources and develop resilient communities through education, the application of science, community engagement, service excellence, and collaboration with our partners. The ERMP supports TRCA's municipal partners by mitigating past development decisions with cost-effective solutions that contribute to the expansion of public land base.
- 1.04. Erosion and slope instability issues transcend property boundaries and rarely impact one property in isolation. These issues are complex and often require solutions which are beyond the ability of individual private landowners to address. The ERMP is an established program whereby TRCA is able to coordinate turnkey solutions that address risk affecting multiple properties efficiently through one project.

Policy Title: PRIVATE LANDOWNER CONTRIBUTION FOR EROSION CONTROL WORKS
Policy No.: DSP-7.01-P

- 1.05. This program is funded annually by TRCA's partners at the City of Toronto, and Peel, York and Durham Regions, and on a project-by-project basis from Provincial and Federal Governments.

2. SCOPE

- 2.01. This Policy applies to TRCA employees who are responsible for implementing erosion control and slope stabilization projects through the ERMP.
- 2.02. This Policy applies to erosion control and slope stabilization works funded through the ERMP which meet the following criteria:
- (a) Works are located on privately owned property and for the express purpose of protecting privately owned assets;
 - (b) Works are located in an area subject to regulation under the Conservation Authorities Act;
 - (c) Works are located in a municipality or region where funding has been approved for erosion control & slope stabilization projects for the benefit of private properties;
 - (d) Where the site ranks highly enough for work relative to other sites awaiting assistance through the ERMP; and
 - (e) The work meets all other requirements outlined in this policy.
- 2.03. This Policy does not apply to works on publicly owned lands (e.g. erosion control and slope stabilization works which are entirely confined to TRCA owned lands).
- 2.04. This Policy does not apply to works involving Non-Benefiting Landowners (e.g. temporary construction access across private property or transition work at the end of a structure for the benefit of another neighbouring property).

3. POLICY

Program Objectives

- 3.01. Support for private landowners is conditional and solely dependent on funding received from TRCA's municipal partners (e.g. funding provided by the City of Toronto must be used to protect assets in the City of Toronto). The majority of funding is applied toward the maintenance of existing erosion control structures along TRCA's rivers and valleys that protect public greenspace, park amenities and municipal infrastructure; however this program is extended to the protection of private property where homes and other essential infrastructure have been confirmed as at-risk by erosion or slope instability as funding and priorities permit.
- 3.02. The preservation of tableland (e.g. backyards/terraces/gardens etc.) is not an objective of the ERMP. Replacement of lost tableland will not be a project consideration.
- 3.03. Facilitating future development on private property is not an objective of the ERMP. The remediation of erosion and instability-prone areas funded through the ERMP shall not be used to facilitate new development on or near a valley slope or watercourse.

Policy Title: PRIVATE LANDOWNER CONTRIBUTION FOR EROSION CONTROL WORKS
Policy No.: DSP-7.01-P

- 3.04. Slope stabilization and erosion control solutions which mimic the natural environment are given preference over vertical or 'hard' alternatives (i.e. regrading a slope to a stable inclination is always preferred vs. the construction of a vertical retaining wall). The ERMP aims to implement cost-effective, low maintenance solutions wherever possible. Vertical solutions (e.g. retaining walls) will only be considered where regrading or other similar solutions are not viable.
- 3.05. Lands acquired under the ERMP must comply with the *CS-5.16-P Contaminated Sites Policy*.

Program Eligibility and Requirements for Assistance

- 3.06. TRCA is under no obligation to carry out erosion control and slope stabilization works to protect private properties. Offers of assistance through the ERMP are offered on a limited and conditional basis. Although TRCA is not compelled legally to assist private landowners with erosion control works on private property, TRCA offers this assistance on a voluntary basis recognizing that TRCA has considerable experience in erosion hazard management.
- 3.07. Properties with encroachments on lands owned by TRCA or its municipal partners, or known violations issued by TRCA or its municipal partners will not be eligible for assistance through the ERMP. If violations are resolved at the sole expense of the private landowner, TRCA may consider the property eligible for assistance through the ERMP if all other requirements are met.
- 3.08. Works are implemented on a priority basis to the limit of available funding each year. Sites are prioritized for assistance based on risk to essential structures such as homes and infrastructure. Risk and priority rankings through the ERMP are quantified based on an assessment of three components:
- (a) Hazard assessment – The likelihood of erosion or slope failure based on the physical characteristics of the site (e.g. soil composition, geomorphologic features);
 - (b) Exposure assessment – The proximity of essential structures to the erosion hazard;
 - (c) Consequence of failure – A measure of the cost of repair or replacement of the infrastructure, the public health and safety cost of infrastructure failure, and/or the inherent social value of the infrastructure itself.
- 3.09. Private landowners awaiting assistance through the ERMP are prioritized based on a consistent, transparent, and defensible quantitative scoring methodology. This methodology involves a weighted scoring of site features based on engineering and other technical study results (e.g. geotechnical investigations, geomorphic or coastal analyses etc.).
- 3.10. The ERMP is dynamic and priority rankings may change at any time (e.g. upon the completion of new technical studies, new erosion hazard sites identified to TRCA, following severe storm events, or changes in program funding). Generalized priority rankings and timelines may be provided to landowners as a general reference only. TRCA accepts no liability whatsoever, now or in the future, related changes to priority rankings and timelines for implementation.

Policy Title: PRIVATE LANDOWNER CONTRIBUTION FOR EROSION CONTROL WORKS
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- 3.11. Where staff has identified that erosion control and slope stabilization works be carried out to benefit private property, proceeding with work is contingent on sufficient participation from critical properties in the proposed work area. There are added technical complexities and project costs for design and construction to isolate around individual properties and lot lines. Where TRCA is unable to secure signed agreements to proceed with one continuous solution across the impacted properties, work through the ERMP may be postponed indefinitely or cancelled.
- 3.12. Private landowners benefiting from publicly funded erosion control and slope stabilization works must contribute to the project. The default method of contribution for all projects is conveyance of lands where major structural works are constructed. The contribution method is non-negotiable and shall be determined at the sole discretion of TRCA. Land conveyance is the default method of contribution to achieve the following program objectives:
- (a) Ownership of the entire structure by one owner (TRCA) for future monitoring and maintenance through the ERMP;
 - (b) To limit future development of lands where erosion and slope instability hazards have been remediated through the ERMP; and
 - (c) To foster the expansion of public lands where erosion and slope instability hazards have been identified through the ERMP.
- 3.13. Where staff has recommended that erosion control and slope stabilization works be carried out to benefit private property, the Benefiting Landowners are subject to the execution of a binding Design Contribution Agreement and Erosion Control Agreement before work begins.
- 3.14. The Design Contribution Agreement requires, amongst other conditions, that Benefiting Landowners consent to the following requirements:
- (a) To provide a refundable design contribution deposit of \$2,000.00. A monetary contribution ensures that TRCA is compensated in part for the costs associated with design development should the landowners choose to withdraw from the project;
 - (b) If a landowner participates in the project, the cheque will be returned upon execution of the Erosion Control Agreement; and
 - (c) If a landowner withdraws from the project, the cheque will be retained and deposited by TRCA.
- 3.15. The Erosion Control Agreement requires, amongst other conditions, that Benefiting Landowners consent to the following requirements:
- (a) To contribute to the project through the conveyance of land or financial contribution or landowner reimbursement, as decided by TRCA, where permanent works are constructed;
 - (b) A permanent easement over the access routes where TRCA does not require title to the lands to allow access for future monitoring and maintenance of the structure, unless monitoring requirements can be addressed through an access agreement or through the restrictive covenant, and the permanent easement or access agreement shall clearly state that TRCA has no obligation to carry out any maintenance or future remediation works; and

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- (c) A restrictive covenant registered on title to protect the structural integrity of the works depending on type and extent of works required. Restrictive covenant verbiage shall be determined by the design engineering consultant (e.g. limitations on excavation or loading on or near the structure).
- 3.16. The location and dimensions of the permanent easement, or access agreement, will be informed by future monitoring and maintenance considerations (e.g. the size and type of heavy equipment that may need access when the structure requires maintenance or replacement and the possibility that funding is available in the future for such maintenance or replacement).
- 3.17. Landowners are required to review the Erosion Control Agreement with their own legal counsel prior to signature. TRCA will reimburse landowners' reasonable legal review expenses up to a maximum of \$1,500.00 (excl. HST) for this process, upon submission of paid invoices and receipts to staff.
- 3.18. Prior to the commencement of works on site, staff must ensure the following conditions have been met:
 - (a) Design Contribution Agreement(s) must be executed;
 - (b) Erosion Control Agreement(s) must be executed;
 - (c) All necessary land conveyances have been finalized; and
 - (d) Permanent easement(s) and any restrictive covenants have been registered on title.
- 3.19. Where the Benefiting Landowners do not adhere to the terms outlined in this Policy and the Erosion Control Agreement, non-compliant landowners will be responsible for 100% of the cost of the works and/or repairs.
- 3.20. The Benefiting Landowners may make representation to the Board of Directors, Executive Committee, or any advisory board with regard to any aspect of the ERMP in accordance with procedures adopted by Authority Resolution #18/80 and Resolution #A141/18. Detailed delegation procedures are outlined under Section C.13 of the Board of Directors Administrative By-Law (CG-1.01-P).
- 3.21. TRCA accepts no liability whatsoever, now or in the future, related to being unable to proceed with work to protect private properties. In the event of future failure or worsening of any erosion situation affecting private lands, assistance with any stabilization works through ERMP cannot be guaranteed.
- 3.22. Where sites do not rank high enough for works through the ERMP:
 - (a) Private landowners may request for their property to be visually monitored on an annual basis through the ERMP to track visible changes on site;
 - (b) Private landowners are able to apply for a permit to complete their own works on their property through regulation under the Conservation Authorities Act. Approval of such applications will be subject to review by TRCA Development Planning and Permits staff and there is no guarantee that a permit will be issued. It is the responsibility of the private landowner to satisfy all necessary planning and permitting requirements prior to completing their own works.

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Alternative Contribution Scenarios: Financial Contribution or Landowner Reimbursement

3.23. It is recognized that situations exist where land conveyance is not achievable or desirable for TRCA (e.g. the adjacent lands are privately owned and conveyance would result in an inaccessible land parcel). Therefore, this Policy also provides for alternative contribution scenarios in lieu of land conveyance. These alternative contribution scenarios are offered for atypical projects at TRCA's sole discretion with approval of the Associate Director, Erosion Risk Management:

- (a) Financial contribution towards the cost of the work in accordance with the Landowner Contribution Schedule herein;
- (b) Landowner reimbursement for the cost of the work in accordance with the Landowner Contribution Schedule herein. Landowners would retain their own contractor to repair the erosion control and/or slope stabilization issues on their private property in accordance with this Policy.

Schedule A. Landowner Contribution Schedule

Property Type	Landowner Contribution	Example Scenario where total value of the work is \$1,000,000 incl. HST.
Single Residential Property	40% of the total value of the work (incl. HST)	Benefitting Landowner must contribute \$400,000
Two (2) or more Residential Properties	50% of the total value of the work (incl. HST) divided equally between all Benefitting Landowners	Five (5) Benefitting Landowners participating. Each landowner must contribute \$100,000 each, calculated as the \$500,000 Landowner Contribution divided equally between Benefitting Landowners
All Commercial, Institutional, or Industrial Properties (single or multiple)	60% of the total value of the work (incl. HST) divided equally between all Benefitting Landowners	Benefitting Landowner must contribute \$600,000. Where more than one property, Landowner Contribution divided equally between Benefitting Landowners

3.24. The value of works is determined via an estimate prepared by TRCA Construction Services staff or a third party estimator. The value of works includes all costs associated with planning and implementing the project (e.g. staff time for project management, securing all necessary permits and approvals, contract administration, construction, and project closeout).

3.25. Where Benefitting Landowners do not convey lands to TRCA, the Benefitting Landowners maintain ownership of the structure and assume all responsibility for future monitoring and maintenance of the structure.

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- 3.26. In the case of financial contribution or landowner reimbursement, TRCA will require a binding Erosion Control Agreement signed by the Benefiting Landowners prior to construction which may be registered on title.
- 3.27. Where financial contribution is determined to be the preferred contribution method for the works, Benefiting Landowners must consent to the following requirements:
- (a) Landowner contributions are calculated including harmonized sales tax (HST). Where TRCA is eligible for an HST rebate on a project by project basis, landowner contributions will be calculated using a lower HST rebate percentage;
 - (b) To execute a Design Contribution Agreement and provide a non-refundable deposit of 25% of the total landowner contribution to fund development of detailed designs. Benefiting Landowners will be required to pay the remaining 75% of the total landowner contribution prior to implementation.
- 3.28. Where financial contribution is determined to be the preferred contribution method for the works, and where the project involves multiple Benefiting Landowners, landowners must contribute equally to the cost of the works in accordance with the Landowner Contribution Schedule. (e.g. A project involves 5 Benefiting Landowners and the total cost of the work is \$1,000,000 incl. HST. The landowner contribution rate for two or more private residential properties is 50% of the total value of the works. Benefitting landowners must contribute \$100,000 each, calculated as the \$500,000 Landowner Contribution divided equally between the 5 Benefiting Landowners). Landowner contribution schedules have been structured to favour multi-property projects and cooperation amongst stakeholders.
- 3.29. Where landowner reimbursement is determined to be the preferred contribution method for the works:
- (a) Benefiting Landowners would retain their own contractor to repair the erosion control and/or slope stabilization issues on their private property in accordance with this Policy. TRCA would reimburse Benefiting Landowners in accordance with the applicable Landowner Contribution Schedule;
 - (b) The eligible reimbursement amount shall be determined based on the estimated value of the work, minus the landowner's financial contribution in accordance with the applicable Landowner Contribution Schedule;
 - (c) Benefiting Landowners would be subject to a review and verification process by staff to ensure the works meet all objectives of the ERMP. Requirements would be made available to landowners once this contribution method was selected.
 - (d) Works determined by staff to be outside of the scope of the ERMP shall not be eligible for reimbursement (e.g. repairs to a driveway damaged during construction or landscaping improvements).
 - (e) Landowners shall be responsible for any and all expenses above the agreed-upon eligible reimbursement amount included in the Erosion Control Agreement (e.g. change orders, delays, revisions, unforeseen damages of any kind).

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Policy No.: DSP-7.01-P

RESPONSIBILITY

- 3.30. On advice of the Chief Executive Officer, TRCA may accept, revise or rescind this Policy.
- 3.31. The Associate Director, Erosion Risk Management is responsible for:
- (a) Approval of the general erosion control works before initiation of a project by staff;
 - (b) Approval of major scope changes which deviate from previously approved scope of work;
 - (c) Approving the selected contribution method in accordance with this Policy, including authorizing all financial contribution or landowner contribution scenarios.
- 3.32. Erosion Risk Management staff are responsible for:
- (a) Correspondence with private landowners throughout the project;
 - (b) Negotiating the Design Contribution and Erosion Control Agreements with private landowners;
 - (c) Ensuring all necessary land conveyances, permanent easements, restrictive covenants, or financial contributions are finalized prior to work in accordance with this Policy.
- 3.33. TRCA Property, Assets and Risk Management staff are responsible for:
- (a) Drafting, review, and approval of Design Contribution and Erosion Control Agreements in accordance with this Policy;
 - (b) Providing support for Erosion Risk Management Staff to secure executed Design Contribution and Erosion Control Agreements.
 - (c) Preparing and submission of the board report for land conveyance approval by the Executive Committee and Board of Directors.
- 3.34. TRCA Legal Counsel
- (a) Review, and approval of Design Contribution and Erosion Control Agreements in accordance with this Policy, and drafting of any Restrictive Covenant or Permanent Easement.

4. DEFINITIONS

- 4.01. **"Benefiting Landowner"** means a private landowner who is directly benefiting from erosion control and slope stabilization work through the ERMP. A landowner is defined as benefiting when works are completed through the ERMP for the express purpose of protecting their privately owned asset (i.e. homes and other essential infrastructure).
- 4.02. **"Conveyance"** means the legal process of transferring property from one owner to another.
- 4.03. **"Easement"** means the right to cross or otherwise use someone else's land for a specified purpose.
- 4.04. **"Encroachment"** means an interference with or intrusion onto another's property, including physical structures such as decks, pools, sheds, and retaining walls, as well

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as non-structural such as storage of materials, gardens and grass cutting of an area greater than one meter onto TRCA lands.

- 4.05. **“Erosion”** means erosion is the wearing away of the bed and/or banks of a shoreline, stream, or river. Slope erosion is the movement of soil from wind or water from the face of the slope.
- 4.06. **“Erosion Control Agreement”** means a binding Agreement between two or more parties regarding erosion control and slope stabilization works and services.
- 4.07. **“Essential Structures”** means active habitable residential/commercial/industrial structures such as homes or businesses, and supporting infrastructure. This definition includes buried infrastructure and utilities. Sheds, fences, swimming pools, decks, and backyard tableland are not considered essential structures in the ERMP.
- 4.08. **“Financial Contribution”** means a monetary payment for the Works provided.
- 4.09. **“Flooding”** means an overflow or inundation of water that comes from a river or other body of water and causes or threatens damage. It occurs as the results of relatively high flow overtopping the banks of a river, stream, or larger body of water including elevated lake water levels.
- 4.10. **“Non-Benefiting Landowner”** means a landowner who owns private property which may be impacted by works in support of other directly Benefiting Landowners (e.g. temporary construction access across private property or transition work at the end of a structure for the benefit of another neighbouring property).
- 4.11. **“Reimbursement”** means monetary payment by TRCA to a Benefiting Landowner for approved erosion control works they are performing that are deemed valid and acceptable by TRCA under the ERMP.
- 4.12. **“Restrictive Covenant”** means a covenant imposing a restriction on the use of land so the integrity of the erosion control works are preserved.

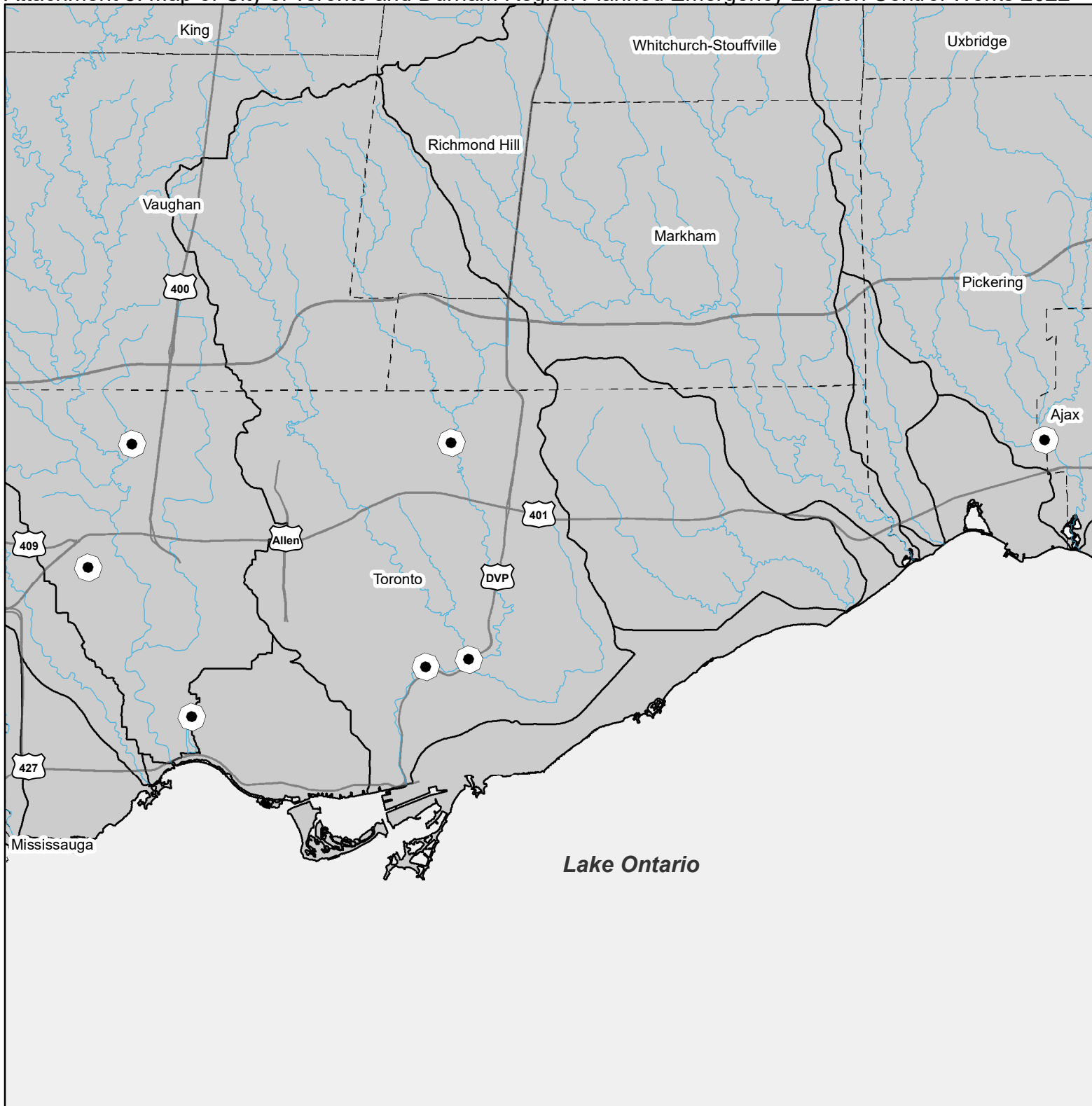
5. ADMINISTRATION

Administered by the Clerk's Office

Administered by the Clerk's Office			
Review Schedule:	5 Years	Next Review Date:	April 12, 2027
Supersedes:	Private Landowner Contribution for Erosion Control Works, approved January 27, 2017		
Related Legislation, Regulations and Guidelines:	<ul style="list-style-type: none">• Conservation Authorities Act, R.S.O. 1990, c. C.27• Toronto And Region Conservation Authority: Regulation of Development, Interference With Wetlands and Alterations to Shorelines and Watercourses, O. Reg. 166/06		
Related Policies and Policy Tools:	<ul style="list-style-type: none">• Supporting SOP for the Private Landowner Contribution for Erosion Control Works Policy• Erosion Risk Management Program – Works and Access Agreement• Design Contribution Agreement• Erosion Control Agreement		
Revision History			

Policy Title: PRIVATE LANDOWNER CONTRIBUTION FOR EROSION CONTROL WORKS
Policy No.: DSP-7.01-P

Version Number	Version Date	Description
n/a	January 27, 2017	Approval resolution #A227/16
1	May 24, 2022	Policy in effect



<ul style="list-style-type: none"> Emergency Works Municipal Boundaries Watersheds Waterbodies Watercourse Roads 	<p>Toronto and Region Conservation Authority</p> <p>0 5 10 Kilometers</p>	<p>Key Map</p>
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Section IV – Ontario Regulation 166/06, as amended

TO: Chair and Members of the Board of Directors
Thursday, November 10, 2022 Meeting

FROM: Sameer Dhalla, Director, Development and Engineering Services

RE: **STANDARD DELEGATED PERMITS FOR RECEIPT – STAFF
APPROVED AND ISSUED**

KEY ISSUE

Standard Delegated Permits are processed by Development and Engineering Services Division staff, authorized by designated staff appointed as Authorized Signatories by the Board of Directors and received monthly by the Executive Committee, except for November and December 2022. Permits categorized as Standard Delegated Permits are: standard, routine infrastructure works, emergency infrastructure works, minor works, and permits after the fact/resolution of violations.

STANDARD DELEGATED PERMITS FOR RECEIPT – STAFF APPROVED AND ISSUED
(Page 207)

PERMISSION FOR ROUTINE INFRASTRUCTURE WORKS FOR RECEIPT – STAFF
APPROVED AND ISSUED (Page 227)

MINOR WORKS LETTER OF APPROVAL FOR RECEIPT – STAFF APPROVED AND ISSUED
(Page 237)

PERMITS AFTER THE FACT / RESOLUTION OF VIOLATIONS FOR RECEIPT – STAFF
APPROVED AND ISSUED (Page 242)

RECOMMENDATION:

THAT standard delegated permits, permission for routine infrastructure works, minor works letters of approval, and permits after the fact / resolution of violations granted by Toronto and Region Conservation Authority staff, in accordance with Ontario Regulation 166/06, as amended, which are listed below, be received.

STANDARD DELEGATED PERMITS FOR RECEIPT– STAFF APPROVED AND ISSUED
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<p>Delegated Permits are processed by Development and Engineering Services Division staff, authorized by designated staff appointed as Authorized Signatories by the Board of Directors and received monthly by the Executive Committee. Delegated permits are categorized as standard, routine infrastructure works, emergency infrastructure works, minor works and permits after the fact/resolution of violations. Standard permits are non-complex permissions consistent with TRCA approved policies and procedures and issued for a time period of two years or less.</p>
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CITY OF BRAMPTON

CITY OF BRAMPTON - Mimico Creek Watershed

The purpose is to reconstruct a four lane road, including a grade separation for CN railway and replace a culvert on Goreway Drive between Brandon Gate Drive and Kenview Boulevard, in the City of Brampton and the City of Mississauga. The works will be completed in the dry.

CFN: 63997 - Application #: 0076/21/BRAM

Report Prepared by: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

For information contact: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

Date: September 29, 2022

REGIONAL MUNICIPALITY OF PEEL - Humber River Watershed

The purpose is to install 750 mm, 300 mm and 250 mm diameter watermain on Goreway Drive between Castlemore Road to Countryside Drive, in the City of Brampton. The works will be completed in the dry.

CFN: 67591 - Application #: 0949/22/BRAM

Report Prepared by: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

For information contact: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

Date: September 13, 2022

CITY OF MARKHAM

25 DOVE LANE - Don River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Don River Watershed to facilitate modifications to a patio and deck on the existing built form footprint at 25 Dove Lane in the City of Markham.

CFN: 67730 - Application #: 1139/22/MARK

Report Prepared by: Joshua Lacaria, at 437-880-2347, email joshua.lacaria@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 12, 2022

CITY OF MARKHAM - Rouge River Watershed

The purpose is to undertake erosion restoration and stabilization along the bank of Berczy Creek near Rae Crescent, east of Warden Avenue and south of 16th Avenue, in the City of Markham. The works will include construction of a vegetated rock buttress and toe trench on the eroded bank and construction of a creek offset protection trench to provide future erosion protection to the pathway and rehabilitation of the existing pathway. The works will be completed in the dry.

CFN: 65878 - Application #: 0180/22/MARK

Report Prepared by: Harsha Gammanpila, at 437-880-2423, email

harsha.gammanpila@trca.ca

For information contact: Harsha Gammanpila, at 437-880-2423, email

harsha.gammanpila@trca.ca

Item 10.1

Date: September 16, 2022

CITY OF MARKHAM - Rouge River Watershed

The purpose is to undertake installation of basketball court facility at Grand Cornell Park in the City of Markham. The works include installing light duty asphalt paving, acrylic surfacing, galvanized chain link fence, and basketball court accessories. No in-water works are associated with this project.

CFN: 67696 - Application #: 1006/22/MARK

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: October 21, 2022

MATTAMY (BERCZY GLEN) LIMITED - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed in order to facilitate final servicing and grading and the construction residential development and construction of a Storm Water Management Facility (SWM Pond #2) and a multi-use trail. The subject property is located on lands known municipally as 3319 Elgin Mills Road East, in the City of Markham.

CFN: 67211 - Application #: 0874/22/MARK

Report Prepared by: Mark Howard, at 437-880-1942, email mark.howard@trca.ca

For information contact: Mark Howard, at 437-880-1942, email mark.howard@trca.ca

Date: October 28, 2022

METROPIA MINTO (SIXTEENTH) HOLDINGS GP INC. - Rouge River Watershed

The purpose is to conduct grading works and construct servicing (sanitary, water, stormwater management and roadways) including a sanitary crossing of Bruce Creek associated with an approved Draft Plan of Subdivision (19T-16M10 - Metropia, Union Village (York Downs East)) within a TRCA Regulated Area of the Rouge River watershed at 4134 16th Avenue in the City of Markham.

CFN: 65556 - Application #: 0927/21/MARK

Report Prepared by: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 27, 2022

CITY OF MISSISSAUGA

CITY OF MISSISSAUGA - Etobicoke Creek Watershed

The purpose is to undertake the removal and replacement of a pedestrian bridge at Applewood Hills Park, on Applewood Trail, approximately 450 m northwest of 1204 Bloor Street, south of Golden Orchard Drive and Winding Trail, in the City of Mississauga. All works will be undertaken in the dry.

CFN: 67579 - Application #: 0896/22/MISS

Report Prepared by: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

For information contact: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

Date: October 13, 2022

CITY OF PICKERING

2283 CANTERBURY CRESCENT - Duffins Creek Watershed

The purpose is to facilitate interior alterations to convert an existing basement into a secondary suite at 2283 Canterbury Crescent in the City of Pickering.

CFN: 67735 - Application #: 1199/22/PICK

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Steve Heuchert, at 437-880-2384, email steve.heuchert@trca.ca

Date: October 25, 2022

CITY OF RICHMOND HILL

224 STOUFFVILLE ROAD - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed in order to facilitate the construction of a single detached dwelling at 224 Stouffville Road, in the City of Richmond Hill.

CFN: 67823 - Application #: 1152/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 7, 2022

9 LINDA MARGARET CRESCENT - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed in order to facilitate the construction of an in-ground pool and associated patio at 9 Linda Margaret Crescent, in the City of Richmond Hill.

CFN: 67519 - Application #: 0828/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 31, 2022

COUNTRY WIDE HOMES (JEFFERSON) INC. - Rouge River Watershed

The purpose is to conduct site stripping, earth works and construct a headwall outlet in preparation for the construction of an approved residential subdivision within a Regulated Area of the Rouge River Watershed on the south side of Jefferson Sideroad, east Beech Avenue, north of Harris Avenue in the City of Richmond Hill.

CFN: 67355 - Application #: 0672/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 28, 2022

643 NORTH LAKE ROAD - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River Watershed in order to facilitate the construction of a two-storey single detached dwelling at 643 North Lake Road, in the City of Richmond.

CFN: 66884 - Application #: 0426/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: September 25, 2022

140 SNIVELY STREET - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River Watershed in order to facilitate the construction of a single detached dwelling at 140 Snively Street, in the City of Richmond Hill.

CFN: 67805 - Application #: 1055/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: September 30, 2022

451 NORTH LAKE ROAD - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River Watershed in order to facilitate the construction of a front porch addition and exterior cladding to the existing single detached dwelling at 451 North Lake Road, in the City of Richmond Hill.

CFN: 67830 - Application #: 1180/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 14, 2022

Item 10.1

1 WORLEY HALL GATE - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed in order to facilitate the replacement of a septic system located at 1 Worley Hall Gate, in the City of Richmond Hill.

CFN: 67833 - Application #: 1196/22/RH

Report Prepared by: Linda Bui, at 437-880-2286, email linda.bui@trca.ca

For information contact: Anthony Sun, at 437-880-2283, email anthony.sun@trca.ca

Date: October 18, 2022

CITY OF TORONTO (ETOBICOKE YORK COMMUNITY COUNCIL AREA)

137 LAKE PROMENADE - Waterfront Watershed

The purpose is to modify the existing shoreline protection structure for the existing single family residential property at 137 Lake Promenade in the City of Toronto (Etobicoke York).

CFN: 66239 - Application #: 1481/21/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 20, 2022

CITY OF TORONTO - Etobicoke Creek Watershed

The purpose is to replace an existing culvert with a larger structure located on Bloor Street, between Markland Drive and Neilor Crescent, in the City of Toronto.

CFN: 66834 - Application #: 0260/22/TOR

Report Prepared by: Justin Lee Pack, at 437-880-2392, email justin.leepack@trca.ca

For information contact: Justin Lee Pack, at 437-880-2392, email justin.leepack@trca.ca

Date: September 7, 2022

141 LAKE PROMENADE - Waterfront Watershed

The purpose is to construct a new shoreline protection structure for the existing single family residential property at 141 Lake Promenade in the City of Toronto (Etobicoke York).

CFN: 66240 - Application #: 1482/21/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 20, 2022

355 SILVERSTONE DRIVE - Humber River Watershed

The purpose is to construct a detached garage in the rear yard of the existing dwelling at 355 Silverstone Drive in the City of Toronto (Etobicoke York).

CFN: 67978 - Application #: 1185/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 19, 2022

20 HILLAVON DRIVE - Mimico Creek Watershed

The purpose is to construct a partial second storey addition to the existing 1.5 storey detached dwelling at 20 Hillavon Drive in the City of Toronto (Etobicoke York).

CFN: 67654 - Application #: 0987/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: September 26, 2022

608 ALLIANCE AVENUE - Humber River Watershed

The purpose is to construct a covered deck to the rear of the existing semi-detached dwelling at 608 Alliance Avenue in the City of Toronto (Etobicoke York).

CFN: 67755 - Application #: 1162/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: September 15, 2022

ST. GEORGES GOLF AND COUNTRY CLUB - Humber River Watershed

The purpose is to construct a concrete underground cistern and related piping and pumping infrastructure to eliminate the daily use of municipal water for irrigation purposes at St. Georges Golf and Country Club, municipally described as 1668 Islington Avenue in the City of Toronto (Etobicoke York). Also proposed is a renovation to the existing golf course practice range.

CFN: 66697 - Application #: 0247/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 3, 2022

7 TOPCLIFF AVENUE - Humber River Watershed

The purpose is to construct a new detached garage in the rear yard of the existing single family detached dwelling at 7 Topcliff Avenue in the City of Toronto (Etobicoke York).

CFN: 67620 - Application #: 0936/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 5, 2022

CITY OF TORONTO (NORTH YORK COMMUNITY COUNCIL AREA)

23 ROYCREST AVENUE - Don River Watershed

The purpose is to construct a second storey addition over the existing footprint of the one storey dwelling at 23 Roycrest Avenue in the City of Toronto (North York Community Council Area). The proposal also includes a two storey addition to the front and side of the dwelling.

CFN: 57509 - Application #: 0300/17/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 28, 2022

29 DONWOODS DRIVE - Don River Watershed

The purpose is to construct a two storey detached replacement dwelling with garage, rear deck and balcony at 29 Donwoods Drive in the City of Toronto (North York Community Council Area).

CFN: 62879 - Application #: 0160/20/TOR

Report Prepared by: Terina Tam, at 437-880-2421, email terina.tam@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 22, 2022

30 BROOKFIELD ROAD - Don River Watershed

The purpose is to construct a raised roof above the family room of the existing single family dwelling at 30 Brookfield Road in the City of Toronto (North York Community Council Area).

CFN: 66922 - Application #: 0418/22/TOR

Report Prepared by: Terina Tam, at 437-880-2421, email terina.tam@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 21, 2022

40 REVCOE DRIVE - Don River Watershed

The purpose is to construct a two storey single family detached replacement dwelling with finished basement, rear wood deck, interlock patio and associated hard landscaping at 40 Revcoe Drive in the City of Toronto (North York Community Council Area).

CFN: 64443 - Application #: 0187/21/TOR

Report Prepared by: Terina Tam, at 437-880-2421, email terina.tam@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 5, 2022

134 SANDRINGHAM DRIVE - Don River Watershed

The purpose is to construct a three-storey rear and side addition, rear deck, pool and stairs to the existing three-storey single family dwelling at 134 Sandringham Drive in the City of Toronto (North York Community Council Area).

CFN: 63941 - Application #: 1100/20/TOR

Report Prepared by: Daniel Pina, at 437-880-2413, email daniel.pina@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 24, 2022

172 SANDRINGHAM DRIVE - Don River Watershed

The purpose is to construct a detached pool cabana to the rear of the existing two-storey single family dwelling at 172 Sandringham Drive in the City of Toronto (North York Community Council Area).

CFN: 67284 - Application #: 0669/22/TOR

Report Prepared by: Justin Lim, at 437-880-2134, email justin.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 28, 2022

CITY OF TORONTO (SCARBOROUGH COMMUNITY COUNCIL AREA)

CITY OF TORONTO - Highland Creek Watershed

The purpose is to replace Culvert 907 on Chartland Boulevard South, east of Brimley Road in the City of Toronto.

CFN: 66531 - Application #: 0161/22/TOR

Report Prepared by: Margie Akins, at 437-880-2388, email margie.akers@trca.ca

For information contact: Margie Akins, at 437-880-2388, email margie.akers@trca.ca

Date: September 21, 2022

CITY OF TORONTO - Highland Creek Watershed

The purpose is to replace Culvert 956 on Chestermere Boulevard, east of Bellamy Road North in the City of Toronto.

CFN: 66824 - Application #: 0229/22/TOR

Report Prepared by: Margie Akins, at 437-880-2388, email margie.akers@trca.ca

For information contact: Margie Akins, at 437-880-2388, email margie.akers@trca.ca

Date: September 27, 2022

Item 10.1

CITY OF TORONTO - CORPORATE REAL ESTATE - Don River Watershed

The purpose is to construct a two storey replacement police station with associated parking and servicing located at 2222 Eglinton Avenue East in the City of Toronto (Scarborough Community Council Area).

CFN: 68014 - Application #: 1249/22/TOR

Report Prepared by: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

For information contact: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

Date: October 20, 2022

2 KINGSBURY CRESCENT - Waterfront Watershed

The purpose is to construct a two storey replacement dwelling at 2 Kingsbury Crescent in the City of Toronto (Scarborough Community Council Area).

CFN: 67747 - Application #: 1147/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email

heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 19, 2022

195 BIRKDALE ROAD - Highland Creek Watershed

The purpose is to replace an existing deck attached to the east side of the existing dwelling located at 195 Birkdale Road in the City of Toronto (Scarborough Community Council Area).

CFN: 67665 - Application #: 1043/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email

heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 23, 2022

41 FALLINGBROOK ROAD - Waterfront Watershed

The purpose is to construct a second-storey addition, a south side addition, and an attached deck to the existing dwelling located at 41 Fallingbrook Road (Scarborough Community Council Area). In addition, a patio and hot tub are proposed in the rear yard of the subject site.

CFN: 67282 - Application #: 0734/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email

heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 7, 2022

Item 10.1

54 MABERLEY CRESCENT - Waterfront Watershed

The purpose is to replace stairs and an attached deck to the rear of the existing two-storey dwelling at 54 Maberley Crescent in the City of Toronto (Scarborough Community Council Area).

CFN: 67751 - Application #: 1153/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 13, 2022

14 WILLOWHURST CRESCENT - Don River Watershed

The purpose is to convert an existing basement to a secondary suite and construct a below grade entrance to the side of an existing detached dwelling located at 14 Willowhurst Crescent in the City of Toronto (Scarborough Community Council Area).

CFN: 68015 - Application #: 1254/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 26, 2022

21 CUDIA CRESCENT - Waterfront Watershed

The purpose is to facilitate interior alterations and construct a side second-storey addition to the existing 1 ½ dwelling located at 21 Cudia Crescent in the City of Toronto (Scarborough Community Council Area).

CFN: 67750 - Application #: 1151/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 13, 2022

55 ZAPH AVENUE - Highland Creek Watershed

The purpose is to construct a two-storey replacement dwelling at 55 Zaph Avenue in the City of Toronto (Scarborough Community Council Area).

CFN: 67480 - Application #: 0742/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 23, 2022

Item 10.1

315 ROUGE HILLS DRIVE - Rouge River Watershed

The purpose is to replace upper and lower deck and associated stairs at the rear (north) of the existing single family dwelling located at 315 Rouge Hills Drive in the City of Toronto (Scarborough Community Council Area).

CFN: 51792 - Application #: 0842/14/TOR

Report Prepared by: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

For information contact: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

Date: October 11, 2022

CITY OF TORONTO (TORONTO AND EAST YORK COMMUNITY COUNCIL AREA)

524 EASTERN AVENUE - Waterfront Watershed

The purpose is to convert the existing two-storey townhouse dwelling into a duplex through the construction of a third storey addition, two-storey rear addition, and rear second floor entrance/exit stair at 524 Eastern Avenue in the City of Toronto (Toronto and East York).

CFN: 67608 - Application #: 0907/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 27, 2022

38 MINTO STREET - Waterfront Watershed

The purpose is to construct a laneway suite to the rear of the existing dwelling at 38 Minto Street in the City of Toronto (Toronto and East York Community Council Area). The existing dwelling is to remain and the rear detached garage will be modified to include the laneway suite.

CFN: 67596 - Application #: 0861/22/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 27, 2022

CITY OF TORONTO - Don River Watershed

The purpose is to reconstruct an approximately 260 metre stretch of Taylor Massey Creek and a 100 metre stretch of Ferris Creek east of O'Connor Drive, south of Glenwood Crescent, in the City of Toronto.

CFN: 64897 - Application #: 0521/21/TOR

Report Prepared by: Zack Carlan, at 437-880-2396, email zack.carlan@trca.ca

For information contact: Zack Carlan, at 437-880-2396, email zack.carlan@trca.ca

Date: September 27, 2022

Item 10.1

CITY OF TORONTO - Don River Watershed

The purpose is to undertake storm and sanitary sewer upgrades on Heath Street East, west of Lumley Avenue, as part of the Basement Flooding Protection Area 2 Program, in the City of Toronto. No in-water works are within the scope of the project.

CFN: 66062 - Application #: 1367/21/TOR

Report Prepared by: Alannah Slattery, at 437-880-2386, email alannah.slattery@trca.ca

For information contact: Alannah Slattery, at 437-880-2386, email alannah.slattery@trca.ca

Date: September 12, 2022

CITY OF TORONTO - Don River Watershed

The purpose is to reconstruct the two existing Pottery Road vehicular bridge structures over the Don River located approximately 100 meters east of the Pottery Road and Bayview Avenue intersection, in the City of Toronto.

CFN: 66832 - Application #: 0389/22/TOR

Report Prepared by: Nathan Jenkins, at 437-880-2395, email nathan.jenkins@trca.ca

For information contact: Nathan Jenkins, at 437-880-2395, email nathan.jenkins@trca.ca

Date: June 28, 2022

CITY OF TORONTO - Don River Watershed

The purpose is to continue the construction and active use of the Coxwell Bypass BB-1 shaft, an approximately 21 m diameter vertical shaft connecting to the main Coxwell Bypass tunnel, located northwest of Bloor Street East and Bayview Avenue in the City of Toronto. A TRCA permit under O.Reg. 166/06 was issued for this project on September 17, 2018 (Permit No. C-180843, CFN 54141), and a permit re-issuance with revisions was approved on September 9, 2020 (Permit No. C-200760R, CFN 54141). An additional permit revision was approved on December 11, 2020 (Permit No. C-200760R, CFN 54141). A new permit through this application is now required for works to continue. No in-water work is associated with this project.

CFN: 67571 - Application #: 0877/22/TOR

Report Prepared by: Corinna Thomassen-Darby, at 437-880-2391, email corinna.thomassen-darby@trca.ca

For information contact: Corinna Thomassen-Darby, at 437-880-2391, email corinna.thomassen-darby@trca.ca

Date: September 27, 2022

Item 10.1

79 RIVERVIEW GARDENS - Humber River Watershed

The purpose is to underpin a portion of the existing two-storey single family detached dwelling at 79 Riverview Gardens in the City of Toronto (Etobicoke York).

CFN: 67742 - Application #: 1125/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: September 26, 2022

282 RIVERSIDE DRIVE - Don River Watershed

The purpose is to construct a garage and deck above the garage to the rear of the dwelling at 282 Riverside Drive in the City of Toronto (Toronto and East York Community Council Area).

CFN: 67507 - Application #: 0839/22/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 27, 2022

47 KENNEDY PARK ROAD - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River Watershed to facilitate underpinning of a portion of the basement foundation of the existing semi-detached two-storey dwelling at 47 Kennedy Park Road, Toronto.

CFN: 67077 - Application #: 0537/22/TOR

Report Prepared by: Andrea Lam, at 437-880-2115, email andrea.lam@trca.ca

For information contact: Andrea Lam, at 437-880-2115, email andrea.lam@trca.ca

Date: October 21, 2022

169 KINGSWOOD ROAD - Waterfront Watershed

The purpose is to construct a one storey and two storey rear addition at 169 Kingswood Road in the City of Toronto (Toronto and East York Community Council Area).

CFN: 67748 - Application #: 1131/22/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 27, 2022

Item 10.1

26 GLENCREST BOULEVARD - Don River Watershed

The purpose is to construct a rear addition, second storey addition over the existing footprint, rear deck and basement walkout at 26 Glencrest Boulevard in the City of Toronto (Toronto and East York Community Council Area). The proposal also includes the underpinning of the basement, removal of the retaining walls on City owned land and minor grading.

CFN: 65190 - Application #: 0725/21/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 28, 2022

5 WEST LYNN AVENUE - Waterfront Watershed

The purpose is to remove an existing timber retaining wall and replace it with a new armourstone retaining wall at 5 West Lynn Avenue in the City of Toronto (Toronto-East York Community Council).

CFN: 68012 - Application #: 1237/22/TOR

Report Prepared by: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 6, 2022

28 BERKSHIRE AVENUE - Waterfront Watershed

The purpose is to construct a one-storey rear addition, basement walkout, and rear deck to the existing two-storey single family dwelling at 28 Berkshire Avenue in the City of Toronto (Toronto and East York Community Council Area). The proposal also involves underpinning of the existing basement.

CFN: 67650 - Application #: 0971/22/TOR

Report Prepared by: Daniel Pina, at 437-880-2413, email daniel.pina@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: October 13, 2022

CITY OF VAUGHAN

CITY OF VAUGHAN - Humber River Watershed

The purpose is to rehabilitate an existing parking lot at Pierre Berton Heritage Centre (PBHC) located at 10418 Islington Avenue in the City of Vaughan. The works include removing and replacing the top layer of asphalt, replacing existing timber retaining wall at the south end of the parking lot with a concrete retaining wall, grading parking lot to a new bioswale south of the parking lot, installing new conduit from the PBHC building to new electronic vehicle (EV) chargers at the east end of the parking lot, and installing new paver walkway along the west and south ends of the parking lot. No in-water works are within the scope of this project.

CFN: 67265 - Application #: 0702/22/VAUG

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: September 20, 2022

NASHVILLE MAJOR DEVELOPMENTS INC. - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River watershed in order to facilitate final grading and servicing works associated with a draft approved plan of subdivision (19T-20V004) known as Nashville Heights Residential Subdivision (Phase 2B), located within the Southeastern corner of Block 61 West, in the City of Vaughan.

CFN: 67373 - Application #: 0768/22/VAUG

Report Prepared by: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 24, 2022

130 CLARENCE STREET - Humber River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Humber River Watershed in order to facilitate the construction of a 35.4 sq.m (381 sq. ft) addition to the ground floor, a 52.18 sq.m (561.65 sq. ft) addition to the second floor, a 24.36 sq.m (262.17 sq. ft) heated sunroom and an infiltration gallery at the rear yard. The subject property is located on lands known municipally as 130 Clarence Street, in the City of Vaughan.

CFN: 67817 - Application #: 1119/22/VAUG

Report Prepared by: Hamedeh Razavi, at 437-880-1940, email hamedeh.razavi@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: September 2, 2022

TOWN OF CALEDON

16401 THE GORE ROAD - Humber River Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Humber River Watershed in order to facilitate the construction of a 60 sq.m. in-ground swimming pool including patio area, 2.3 sq. m. pool equipment shed and 28.6 sq.m. gazebo located at the north west side of the existing residential dwelling, all associated with a municipal building permit and municipal site plan application (Town File No. SPA 22-41). The subject property is located at 16401 The Gore Road, in the Town of Caledon.

CFN: 67796 - Application #: 1252/22/CAL

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Jason Wagler, at 437-880-1941, email jason.wagler@trca.ca

Date: October 13, 2022

12553 MCLAUGHLIN ROAD - Etobicoke Creek Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Etobicoke Creek Watershed in order to facilitate the construction of a 288.03 sq.m. two storey detached residential dwelling with an attached 67.15 sq.m. garage including a deck, patio area and new septic system, all associated with a municipal building permit. The subject property is located at 12553 McLaughlin Road, in the Town of Caledon.

CFN: 66642 - Application #: 0087/22/CAL

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: January 27, 2022

10054 OLD CHURCH ROAD - Humber River Watershed

The purpose is to undertake works within TRCA's regulated area of the Humber River Watershed in order to facilitate the construction of a new wetland located at 10054 Old Church Road in the Town of Caledon.

CFN: 67792 - Application #: 1227/22/CAL

Report Prepared by: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: October 6, 2022

TOWN OF CALEDON - Humber River Watershed

The purpose is to undertake stormwater drainage improvements between Norton Boulevard and Meadowvale Court, located in the Town of Caledon. No in water works are associated with this project.

CFN: 67060 - Application #: 0488/22/CAL

Report Prepared by: Kristen Sullivan, at 437-880-2425, email kristen.sullivan@trca.ca

For information contact: Kristen Sullivan, at 437-880-2425, email kristen.sullivan@trca.ca

Date: September 23, 2022

TOWN OF CALEDON - Humber River Watershed

The purpose is to install a new outdoor rink facility at the Caledon East Community Complex located at 6215 Old Church Road and parking lot resurfacing at the Town of Caledon Fire and Emergency Services Building located at 6211 Old Church Road, in the Town of Caledon. No in water works are within the scope of this project.

CFN: 67557 - Application #: 0911/22/CAL

Report Prepared by: Kristen Sullivan, at 437-880-2425, email kristen.sullivan@trca.ca

For information contact: Kristen Sullivan, at 437-880-2425, email kristen.sullivan@trca.ca

Date: September 30, 2022

TOWN OF WHITCHURCH-STOUFFVILLE

165 DOUGHERTY CRESCENT - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Water to facilitate the development of an attached deck at 165 Dougherty Crescent in the Town of Whitchurch-Stouffville.

CFN: 67215 - Application #: 0903/22/WS

Report Prepared by: Joshua Lacaria, at 437-880-2347, email joshua.lacaria@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 13, 2022

PRESTON LAKE BEACH CLUB LTD. (PLBC) - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed to facilitate improvements to the Preston Lake Beach Club including minor landscaping and grading works, the placement of armour stones, the construction of a new open-sided cabana, the replacement of a storage shed and the installation of native plantings on lands located on the east side of Abbotsford Road, Town of Whitchurch-Stouffville.

CFN: 67212 - Application #: 0848/22/WS

Report Prepared by: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 7, 2022

TOWNSHIP OF ADJALA-TOSORONTIO

1016 CONCESSION ROAD 4 - Humber River Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Humber River Watershed in order to facilitate the construction of a 332.8 sq.m. residential dwelling with attached garage, including a new driveway, septic system, in-ground swimming pool and deck all associated with a municipal building permit and zoning by-law amendment (Town File No. Z/04/20). The subject property is located at 1016 Concession Road 4 in the Township of Adjala-Tosorontio.

CFN: 67427 - Application #: 0967/22/ADJ

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: August 2, 2022

TOWNSHIP OF KING

55 CAVELL AVENUE - Humber River Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Humber River Watershed in order to facilitate the construction of a 27 sq.m. one storey addition and 26.27 sq.m. deck located at the rear of the existing residential dwelling associated with a municipal building permit and municipal site plan application (Town File No. SPD22-37). The subject property is located at 55 Cavell Avenue, in the Township of King.

CFN: 67841 - Application #: 1253/22/KING

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Jason Wagler, at 437-880-1941, email jason.wagler@trca.ca

Date: October 13, 2022

22 CRESTVIEW ROAD - Humber River Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Humber River Watershed in order to facilitate the construction of a 26.8 sq.m. in-ground swimming pool including a 28.7 sq. m. cabana and concrete patio area located at the rear of the existing residential dwelling associated with a municipal building permit. The subject property is located at 22 Crestview Road, in the Township of King.

CFN: 67822 - Application #: 1155/22/KING

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: September 14, 2022

25 KINGSWORTH ROAD - Humber River Watershed

The purpose is to undertake works within the TRCA Regulated Area of the Humber River Watershed in order to facilitate the construction of a new 595.69 sq.m. dwelling including two attached garages, cabana, in-ground swimming pool, spa, patio area, new driveway and septic system, all associated with a municipal building permit and municipal site plan application (Town File No. SPD-21-59). The subject property is located at 25 Kingsworth Road, in the Township of King.

CFN: 67534 - Application #: 0955/22/KING

Report Prepared by: Andrea Terella, at 437-880-1937, email andrea.terella@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: July 28, 2022

28 CHARLES STREET - Humber River Watershed

The purpose is to undertake works within TRCA's regulated area of the Humber River Watershed in order to facilitate the construction of a 491.68 square metre single detached dwelling, patio and associated grading. The works are associated with a municipal Minor Variance application (Township File: 31-A-22) and building permit and are located at 28 Charles Street, in the Township of King.

CFN: 67832 - Application #: 1193/22/KING

Report Prepared by: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: October 5, 2022

TOWNSHIP OF KING - Humber River Watershed

The purpose is to undertake emergency culvert replacement and road rehabilitation works on Diana Drive located north of King Vaughan Road and west of Highway 27, in the Township of King. The culvert replacement works include replacement of existing 800 mm diameter infilled deformed corrugated steel pipe (CSP) twin culverts with 20 m long 800 mm diameter dual CSP culverts. The road rehabilitation works include repaving of Diana Drive, replacing driveway culverts, maintenance and improvements of drainage ditch, and paving road shoulders. All the works will be undertaken in the dry. This permit is in accordance with TRCA Permission for Emergency Infrastructure Works Review Protocol (Authority Res. #A105/15).

CFN: 67720 - Application #: 1059/22/KING

Report Prepared by: Manirul Islam, at 437-880-2426, email manirul.islam@trca.ca

For information contact: Manirul Islam, at 437-880-2426, email manirul.islam@trca.ca

Date: September 26, 2022

PERMISSION FOR ROUTINE INFRASTRUCTURE WORKS FOR RECEIPT – STAFF APPROVED AND ISSUED

Permission for Routine Infrastructure Works, including Emergency Infrastructure Works permissions, are subject to authorization by staff designated as Authorized Signatories as per Authority Res. #A198/13 and #A103/15, respectively. All routine and emergency infrastructure works are located within a regulated area, generally within or adjacent to the natural hazard or natural feature and in the opinion of staff do not affect the control of flooding, erosion, dynamic beaches, pollution or the conservation of land.

CITY OF BRAMPTON

BEANFIELD METROCONNECT

To undertake sewer and watermain or utility installation or maintenance within an existing roadway on Williams Parkway from Graymar Road to approximately 125 meters north of Torbram Road, in the City of Brampton, Mimico Creek Watershed as located on property owned by City of Brampton. The purpose is to install high density polyethylene (HDPE) conduits and new Beanfield Metroconnect handholes within the road right-of-way (ROW) of Williams Parkway from north of Graymar Road to north of Torbram Road, in the City of Brampton. No in-water works are within the scope of the project.

CFN: 67468 - Application #: 0822/22/BRAM

Report Prepared by: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

For information contact: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

Date: September 30, 2022

BELL CANADA

To undertake sewer and watermain or utility installation or maintenance within an existing roadway on Balmoral Drive between Dixie Road and approximately 70 m northeast of Braemar Drive in the City of Brampton, Etobicoke Creek Watershed, as located on property owned by the City of Brampton. The purpose is to undertake the installation of high-density polyethylene (HDPE) conduits and grade level boxes on Dixie Road and Balmoral Road between Dixie Road and Braemar Drive, in the City of Brampton. No in-water works are associated with the project.

CFN: 67719 - Application #: 1024/22/BRAM

Report Prepared by: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

For information contact: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

Date: October 12, 2022

Item 10.1

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway along the east side of Ace Drive between Tasker Road and Countryside Drive, in the City of Brampton, Etobicoke Creek Watershed, as located on property owned by the City of Brampton as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install a new NPS 4 PE IP gas pipeline along Ace Drive, between Tasker Road and Countryside Drive, in the City of Brampton. No in-water work is associated with this project.

CFN: 67875 - Application #: 1141/22/BRAM

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: October 25, 2022

REGIONAL MUNICIPALITY OF PEEL

To undertake sewer, watermain or utility installation or maintenance within an existing roadway on Williams Parkway East approximately 180 meters south of Dixie Road, in the City of Brampton, Etobicoke Creek Watershed as located on the property owned by the City of Brampton. The purpose is to install a 500 mm diameter watermain via Horizontal Directional Drilling (HDD) on Williams Parkway East approximately 180 meters south of Dixie Road, in the City of Brampton.

CFN: 67046 - Application #: 0494/22/BRAM

Report Prepared by: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

For information contact: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

Date: October 7, 2022

ROGERS COMMUNICATIONS CANADA INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway on Westcreek Boulevard between Steelwell Road and Hedgedale Road, in the City of Brampton, Etobicoke Creek Watershed as located on the property owned by the City of Brampton. The purpose is to install a 100 mm diameter HDPE conduit on Westcreek Boulevard between Steelwell Road and Hedgedale Road, in the City of Brampton. There are no in-water works associated with this proposal.

CFN: 67240 - Application #: 0685/22/BRAM

Report Prepared by: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

For information contact: Emma Benko, at 437-880-2422, email emma.benko@trca.ca

Date: October 7, 2022

CITY OF MARKHAM

REGIONAL MUNICIPALITY OF YORK

To undertake drainage structure general maintenance on 16th Avenue, 398 m east of Reesor Road; Kennedy Road, 150 m north of YMCA Boulevard; and Kennedy Road, 153m north of YMCA Boulevard, in the City of Markham, Rouge River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake removal of an existing 14.94 m x 400 mm high-density polyethylene (HDPE) culvert and replacing with a 15 m x 400 mm HDPE culvert on 16th Avenue, 398 m east of Reesor Road, in the City of Markham. The project also includes cured-in-place rehabilitation works of 46.77 m x 1390 mm x 970 mm corrugated steel pipe (CSPA) culvert on Kennedy Road, 150 m north of YMCA Boulevard and 47.19 m x 1390 mm x 970 mm CSPA culvert on Kennedy Road, 153 m north of YMCA Boulevard, in the City of Markham. All works will be undertaken in the dry.

CFN: 67461 - Application #: 0849/22/MARK

Report Prepared by: Nasim Shakouri, at 437-880-2427, email nasim.shakouri@trca.ca

For information contact: Nasim Shakouri, at 437-880-2427, email nasim.shakouri@trca.ca

Date: October 19, 2022

ROGERS COMMUNICATIONS CANADA INC.

To undertake sewer and watermain or utility watercourse crossing by trenchless technology on Highway 7 and Bur Oak Avenue in the City of Markham, Rouge River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of 4" (100m) High Density Polyethylene (HDPE) conduit on the south side of Highway 7, near Burk Oak Avenue, in the City of Markham. The proposed project also includes installation of two Rogers vaults on Highway 7, east and west sides of proposed Bur Oak Avenue. No in-water works are associated with this project.

CFN: 67684 - Application #: 0978/22/MARK

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: October 3, 2022

CITY OF RICHMOND HILL

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within existing roadways along King Road, at 97 King Road, 119 King Road, and 125 King Road, in the City of Richmond Hill, Humber River Watershed, as located on property owned by private landowners whom Enbridge Gas Inc. is providing service at their request and on property owned by the City of Richmond Hill as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install new NPS 1 PE IP and NPS 1 1/4 PE IP gas pipelines along King Road, at 97 King Road, 119 King Road, and 125 King Road, in the City of Richmond Hill. No in-water work is associated with this project.

CFN: 67460 - Application #: 0811/22/RH

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: September 28, 2022

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway at 949 Elgin Mills Road East, located approximately 650 metres east of the Elgin Mills Road East and Bayview Avenue intersection, in the City of Richmond Hill, Rouge River Watershed, as located on property owned by a private landowner whom Enbridge Gas Inc. is providing service at their request and on property owned by the City of Richmond Hill as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install a new NPS 1 PE IP gas pipeline at 949 Elgin Mills Road East, located approximately 650 metres east of the Elgin Mills Road East and Bayview Avenue intersection, in the City of Richmond Hill. No in-water work is associated with this project.

CFN: 67467 - Application #: 0819/22/RH

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: September 30, 2022

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway at 980 Elgin Mills Road East, in the City of Richmond Hill, Rouge River Watershed, as located on property owned by a private landowner whom Enbridge Gas Inc. is providing service at their request and on property owned by the City of Richmond Hill as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install NPS 2 ST YJ IP, NPS 2 PE IP, NPS 1 1/4 PE IP, NPS 1 1/4 ST YJ HP, and NPS 1 ST YJ HP gas pipelines at 980 Elgin Mills Road East, in the City of Richmond Hill. No in-water work is associated with this project.

CFN: 67884 - Application #: 1167/22/RH

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: October 13, 2022

YORK TELECOM NETWORK INC.

To undertake sewer, watermain or utility watercourse crossing by trenchless technology on Bathurst Street, north of Hearthsides Avenue, in the City of Richmond Hill, Don River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of a 2 x 7 way conduit on east side of Bathurst Street, north of Hearthsides Avenue, in the City of Richmond Hill. The proposed conduit will cross below a culvert, approximately 210 m north of Hearthsides Avenue. No in-water works are associated with this project.

CFN: 67859 - Application #: 1109/22/RH

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: September 23, 2022

CITY OF TORONTO (NORTH YORK COMMUNITY COUNCIL AREA)

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway at 22 Brookfield Road, in the City of Toronto (North York Community Council Area), Don River Watershed, as located on property owned by a private landowner whom Enbridge Gas Inc. is providing service at their request and on property owned by the City of Toronto as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install new NPS 1 PE IP gas pipeline at 22 Brookfield Road, in the City of Toronto. No in-water work is associated with this project.

CFN: 67683 - Application #: 0947/22/TOR

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: September 29, 2022

CITY OF TORONTO (SCARBOROUGH COMMUNITY COUNCIL AREA)

BELL CANADA

To undertake sewer, watermain and utility installation or maintenance within an existing roadway along Cherrydale Court and Centennial Road located approximately 150 meters south of Lawson Road, in the City of Toronto (Scarborough Community Council Area), Highland Creek Watershed, as located on the property owned by City of Toronto. The purpose is to install new 15-way micro conduits and HDPE conduits along Cherrydale Court and Centennial Road in the City of Toronto. No in water work is associated with this project.

CFN: 67565 - Application #: 0868/22/TOR

Report Prepared by: Brooke Ellison-Wareing, at 437-880-2420, email brooke.ellisonwareing@trca.ca

For information contact: Brooke Ellison-Wareing, at 437-880-2420, email brooke.ellisonwareing@trca.ca

Date: September 26, 2022

CITY OF TORONTO

To undertake road resurfacing or reconstruction within an existing roadway along Sheppard Avenue East, from approximately 450 meters east of Malvern Street to Washburn Way, in the City of Toronto (Scarborough Community Council Area), Highland Creek Watershed, as located on property owned by the City of Toronto. The purpose is to complete road re-surfacing and road utility improvements along Sheppard Avenue East from approximately 450 meters east of Malvern Street to Washburn Way in the City of Toronto. No in water works are associated with this project.

CFN: 67444 - Application #: 0800/22/TOR

Report Prepared by: Brooke Ellison-Wareing, at 437-880-2420, email

brooke.ellisonwareing@trca.ca

For information contact: Brooke Ellison-Wareing, at 437-880-2420, email

brooke.ellisonwareing@trca.ca

Date: October 12, 2022

CITY OF TORONTO

To undertake borehole investigations on Beechgrove Drive, approximately 700 meters south of Lawrence Avenue East in the City of Toronto (Scarborough Community Council Area), Highland Creek Watershed, as located on property owned by the City of Toronto. The purpose is to conduct borehole investigations in advance of culvert works located on Beechgrove Drive, approximately 700 meters south of Lawrence Avenue East in the City of Toronto. No in water work is associated with this project.

CFN: 67448 - Application #: 0773/22/TOR

Report Prepared by: Brooke Ellison-Wareing, at 437-880-2420, email

brooke.ellisonwareing@trca.ca

For information contact: Brooke Ellison-Wareing, at 437-880-2420, email

brooke.ellisonwareing@trca.ca

Date: October 21, 2022

ENBRIDGE GAS INC.

To undertake borehole investigations on McCowan Road from approximately 210 metres north of Sheppard Avenue East to approximately 30 metres north of Nugget Avenue, in the City of Toronto (Scarborough Community Council Area), Highland Creek Watershed, as located on property owned by the City of Toronto as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to conduct borehole investigations on McCowan Road, near Nugget Avenue, in the City of Toronto. No in-water work is associated with this project.

CFN: 67560 - Application #: 0830/22/TOR

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: October 11, 2022

Item 10.1

CITY OF TORONTO (TORONTO AND EAST YORK COMMUNITY COUNCIL AREA)

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway at 5 Brule Crescent, in the City of Toronto (Toronto and East York Community Council Area), Humber River Watershed, as located on property owned by a private landowner whom Enbridge Gas Inc. is providing service at their request and on property owned by the City of Toronto as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install an NPS 1 PE IP gas pipeline at 5 Brule Crescent, in the City of Toronto. No in-water work is associated with this project.

CFN: 67895 - Application #: 1187/22/TOR

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: October 11, 2022

ROGERS COMMUNICATIONS CANADA INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway along Douglas Drive and Standish Avenue, located west of Bayview Avenue, in the City of Toronto (Toronto and East York Community Council Area), Don River Watershed, as located on property owned by the City of Toronto. The purpose is to install communication conduits along Douglas Drive and Standish Avenue, located west of Bayview Avenue, in the City of Toronto. No in-water work is associated with this project.

CFN: 67264 - Application #: 0675/22/TOR

Report Prepared by: Madison Antonangeli, at 437-880-2394, email madison.antonangeli@trca.ca

For information contact: Madison Antonangeli, at 437-880-2394, email madison.antonangeli@trca.ca

Date: October 12, 2022

CITY OF VAUGHAN

ALECTRA UTILITIES CORP.

To undertake utility pole installation on the south side of 11770 Keele Street and north side of 11840 Keele Street, in the City of Vaughan, Humber River Watershed as located on private landowners with permanent easement received by the Metrolinx and easement granted to Alectra Utilities Corporation by private landowners. The purpose is to undertake removal and installation of utility poles and anchors on the south side of 11770 Keele Street and north side of 11840 Keele Street near GO Transit, in the City of Vaughan. No in-water works are within the scope of this project.

CFN: 64380 - Application #: 0073/21/VAUG

Report Prepared by: Nasim Shakouri, at 437-880-2427, email nasim.shakouri@trca.ca

For information contact: Nasim Shakouri, at 437-880-2427, email nasim.shakouri@trca.ca

Date: October 20, 2022

Item 10.1

ALECTRA UTILITIES CORP.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway and undertake utility pole installation on Weston Road and Aviva Park Drive, in the City of Vaughan, Humber River Watershed as located on property owned by the City of Vaughan. The purpose is to undertake installation of 3x100 mm conduit on Aviva Park Drive, near Weston Road, in the City of Vaughan. The proposed scope of work also includes installation of one hydro pole with anchors on Aviva Park Drive. No in-water works are associated with this project.

CFN: 66297 - Application #: 1121/22/VAUG

**Report Prepared by: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

**For information contact: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

Date: October 26, 2022

BELL CANADA

To undertake sewer and watermain or utility watercourse crossing by trenchless technology on Major Mackenzie Drive West near Timber Creek Boulevard, in the City of Vaughan, Humber River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of Bell conduit and devices on the south side of the proposed Major Mackenzie Drive West, near Timber Creek Boulevard, in the City of Vaughan. No in-water works are associated with this project.

CFN: 63785 - Application #: 0917/20/VAUG

**Report Prepared by: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

**For information contact: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

Date: October 26, 2022

BELL CANADA

To undertake sewer and watermain or utility installation or maintenance within an existing roadway on Rutherford Road between Highway 27 and Simmons Street, in the City of Vaughan, Humber River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of down guys and anchors on existing hydro poles within the road right-of-way (ROW) of Rutherford Road between Highway 27 and Simmons Street, in the City of Vaughan. No in-water works are associated with this project.

CFN: 67711 - Application #: 1058/22/VAUG

**Report Prepared by: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

**For information contact: George Tsourounis, at 437-880-2472, email
george.tsourounis@trca.ca**

Date: October 24, 2022

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway along the east side of Keele Street and at 12370 Keele Street, in the City of Vaughan and Township of King, Humber River Watershed, as located on property owned by a private landowner whom Enbridge Gas Inc. is providing service at their request and on property owned by the Regional Municipality of York as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install a new NPS 4 PE IP gas pipeline along Keele Street and a new NPS 2 PE IP at 12370 Keele Street, in the City of Vaughan and Township of King. No in-water work is associated with this project.

CFN: 67863 - Application #: 1115/22/VAUG

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: October 26, 2022

YORK TELECOM NETWORK INC.

To undertake sewer and watermain or utility watercourse crossing by trenchless technology on Jane Street, north of Steeles Avenue West, in the City of Vaughan, Humber River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of a 2 x 7 way conduit on the west side of Jane Street, north of Steeles Avenue West, in the City of Vaughan. The proposed conduit will cross below a culvert, approximately 620 m north of Steeles Avenue West. No in-water works are associated with this project.

CFN: 67568 - Application #: 0890/22/VAUG

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: September 23, 2022

YORK TELECOM NETWORK INC.

To undertake sewer and watermain or utility watercourse crossing by trenchless technology along Teston Road, between Jane Street and St. Joan of Arc Avenue, in the City of Vaughan, Don River Watershed as located on property owned by the Regional Municipality of York. The purpose is to undertake installation of 2 x 7 way conduit on Teston Road, between Jane Street and St. Joan of Arc Avenue, in the City of Vaughan. The proposed project also includes installations of 30" x 48" x 36" and 30" x 48" x 24" Yorknet vaults on Teston Road, east of Jane Street. The proposed conduit will cross below a headwater drainage feature, approximately 173 m west of Cranston Park Avenue, and a watercourse, approximately 20 m north of Cranston Park Avenue. No in-water works are associated with this project.

CFN: 67682 - Application #: 0948/22/VAUG

Report Prepared by: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

For information contact: George Tsourounis, at 437-880-2472, email george.tsourounis@trca.ca

Date: September 27, 2022

TOWN OF AJAX

TOWN OF AJAX

To undertake road/pathway resurfacing or reconstruction on the Trans Canada Trail located immediately east of Church Street, south of Highway 401, in the Town of Ajax, Duffins Creek Watershed as located on the property owned by the Town of Ajax. The purpose is to undertake emergency repair works on the Trans Canada Trail located immediately east of Church Street, south of Highway 401, in the Town of Ajax. This permit is in accordance with the TRCA Permission for Emergency Infrastructure Works Review Protocol (Authority Res. #A105/15). No in-water works are associated with this project.

CFN: 65173 - Application #: 0691/21/AJAX

Report Prepared by: Caroline Mugo, at 437-880-2390, email caroline.mugo@trca.ca

For information contact: Caroline Mugo, at 437-880-2390, email caroline.mugo@trca.ca

Date: October 27, 2022

TOWN OF CALEDON

BELL CANADA

To undertake sewer and watermain or utility installation or maintenance within an existing roadway on Cedar Mills Crescent, Walton Drive, Palmer Circle, Scott Road, Mount Hope Road, McBride Court, Old Church Road, Cedar Allan Place, Overlook Ridge, Johnson Bush Road, Wolf Crescent and Robb Road, in the Town of Caledon, Humber River Watershed as located on property owned by the Town of Caledon. The purpose is to undertake the installation of 2 & 7-way multi-duct conduits and a high-density polyethylene (HDPE) conduit on Cedar Mills Crescent, Walton Drive, Palmer Circle, Scott Road, Mount Hope Road, McBride Court, Old Church Road, Cedar Allan Place, Overlook Ridge, Johnson Bush Road, Wolf Crescent and Robb Road, in the Town of Caledon. No in-water works are within the scope of the project.

CFN: 65726 - Application #: 1095/21/CAL

Report Prepared by: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

For information contact: Allison Donnelly, at 437-880-2474, email allison.donnelly@trca.ca

Date: October 14, 2022

ENBRIDGE GAS INC.

To undertake sewer, watermain or utility installation or maintenance within an existing roadway along the north side of Mount Wolfe Road, approximately 190 metres south of Clover Meadow Court, in the Town of Caledon, Humber River Watershed, as located on property owned by the Town of Caledon as per a Franchise Agreement with Enbridge Gas Inc. The purpose is to install a 200 metre NPS 2 PE IP gas pipeline along the north side of Mount Wolfe Road, approximately 190 metres south of Clover Meadow Court, in the Town of Caledon. No in-water work is associated with this project.

CFN: 67588 - Application #: 0921/22/CAL

Report Prepared by: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

For information contact: Aliyah Khan, at 437-880-2387, email aliyah.khan@trca.ca

Date: September 23, 2022

MINOR WORKS LETTER OF APPROVAL FOR RECEIPT – STAFF APPROVED AND ISSUED

Permission for Minor Works Letter of Approval are issued for works located within a regulated area, adjacent to a natural feature or natural hazard, that do not affect the control of flooding, erosion, dynamic beaches, pollution or the conservation of land. Permissions include ancillary structures such as decks, garages, sheds, pools and minor fill placement/landscaping.

CITY OF BRAMPTON

8 EVERLASTING COURT

To construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Lot 104, Plan M1865, (8 Everlasting Court), in the City of Brampton, Humber River Watershed.

CFN: 67779 - Application #: 1179/22/BRAM

Report Prepared by: Marina Janakovic, at 437-880-2368, email marina.janakovic@trca.ca

For information contact: Colleen Bonner, at 437-880-1939, email colleen.bonner@trca.ca

Date: September 27, 2022

CITY OF MARKHAM

4250 19TH AVENUE

To undertake minor landscaping involving the placement - removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) on Part Lot 31, Concession 5, (4250 19th Avenue), in the City of Markham, Rouge River Watershed.

CFN: 67213 - Application #: 0851/22/MARK

Report Prepared by: Joshua Lacaria, at 437-880-2347, email joshua.lacaria@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 11, 2022

30 DALMENY ROAD

To construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Lot 27, Concession 1 EYS, (30 Dalmeny Road), in the City of Markham, Don River Watershed.

CFN: 67946 - Application #: 1248/22/MARK

Report Prepared by: Joshua Lacaria, at 437-880-2347, email joshua.lacaria@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 13, 2022

CITY OF TORONTO (ETOBICOKE YORK COMMUNITY COUNCIL AREA)

117 RIVERHEAD DRIVE

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) and construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Lot 62, Plan M-673, (117 Riverhead Drive), in the City of Toronto (Etobicoke York Community Council Area), Humber River Watershed.

CFN: 67745 - Application #: 1133/22/TOR

Report Prepared by: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

For information contact: Nicole Moxley, at 437-880-2418, email nicole.moxley@trca.ca

Date: September 29, 2022

CITY OF TORONTO (NORTH YORK COMMUNITY COUNCIL AREA)

187 SHERWOOD AVENUE, UNIT B

To change the use, size, or number of dwelling units of a structure, or undertake work that does not change the footprint of the existing structure on Lot 33, Plan 776-Y, (187 Sherwood Avenue, Unit B), in the City of Toronto (North York Community Council Area), Don River Watershed.

CFN: 67093 - Application #: 0580/22/TOR

Report Prepared by: Terina Tam, at 437-880-2421, email terina.tam@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 6, 2022

CITY OF TORONTO (SCARBOROUGH COMMUNITY COUNCIL AREA)

CITY OF TORONTO

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) and construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on , (23 Bluffers Park), in the City of Toronto (Scarborough Community Council Area), Waterfront Watershed as located on the property owned by City of Toronto.

CFN: 67657 - Application #: 1263/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 18, 2022

8 CAMERON WATSON CRESCENT

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) and construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Lot 8, Plan 66M-2538, (8 Cameron Watson Crescent), in the City of Toronto (Scarborough Community Council Area), Highland Creek Watershed.

CFN: 68002 - Application #: 1201/22/TOR

Report Prepared by: Heather Rodriguez, at 437-880-2415, email heather.rodriguez@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: October 13, 2022

CITY OF VAUGHAN

147 VAUGHAN MILL ROAD

To construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Lot 7,147 Vaughan Mill Road, in the City of Vaughan, Humber River Watershed.

CFN: 67831 - Application #: 1195/22/VAUG

Report Prepared by: Hamedeh Razavi, at 437-880-1940, email hamedeh.razavi@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 5, 2022

106 ENDLESS CIRCLE

To construct a sports court and pool equipment pad on Part Lot 30, Concession 9,106 Endless Circle, in the City of Vaughan, Humber River Watershed.

CFN: 67799 - Application #: 1284/22/VAUG

Report Prepared by: Kristen Regier, at 437-880-2129 , email kristen.regier@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 21, 2022

23 VALLEYVIEW COURT

To install a septic tank at Part Lot 23, Concession 8, 23 Valleyview Court, in the City of Vaughan, Humber River Watershed.

CFN: 67839 - Application #: 1243/22/VAUG

Report Prepared by: Hamedeh Razavi, at 437-880-1940, email hamedeh.razavi@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 17, 2022

Item 10.1

100 JULIA VALENTINA AVENUE

To install a swimming pool on Lot 7, Plan 65M-3750, 100 Julia Valentina Avenue, in the City of Vaughan, Humber River Watershed.

CFN: 67836 - Application #: 1238/22/VAUG

Report Prepared by: Kristen Regier, at 437-880-2129 , email kristen.regier@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 31, 2022

9 LACROSSE TRAIL

To install a swimming pool on Lot 58, Plan 65M-4558, 9 Lacrosse Trail, in the City of Vaughan, Humber River Watershed.

CFN: 67835 - Application #: 1235/22/VAUG

Report Prepared by: Kristen Regier, at 437-880-2129 , email kristen.regier@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: October 11, 2022

85 ALISTAIR CRESCENT

To install a swimming pool on Part Lot 24, Concession 9, 85 Alistair Crescent, in the City of Vaughan, Humber River Watershed.

CFN: 67824 - Application #: 1158/22/VAUG

Report Prepared by: Hamedeh Razavi, at 437-880-1940, email hamedeh.razavi@trca.ca

For information contact: Stephen Bohan, at 437-880-1944, email stephen.bohan@trca.ca

Date: September 23, 2022

109 LADY NADIA DRIVE

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) and construct a non-habitable accessory structure up to 50 sq. m (538 sq. ft) on Part Lot 24, Concession 2, 109 Lady Nadia Drive, in the City of Vaughan, Don River Watershed.

CFN: 67811 - Application #: 1128/22/VAUG

Report Prepared by: Hamedeh Razavi, at 437-880-1940, email hamedeh.razavi@trca.ca

For information contact: Hamedeh Razavi, at 437-880-1940, email

hamedeh.razavi@trca.ca

Date: September 20, 2022

TOWN OF CALEDON

7106 OLD CHURCH ROAD

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) on West Half Lot 21, Concession 3 ALBION Part 1 Plan 43R3318, (7106 Old Church Road), in the Town of Caledon, Humber River Watershed.

CFN: 68128 - Application #: 1288/22/CAL

Report Prepared by: Marina Janakovic, at 437-880-2368, email marina.janakovic@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: October 25, 2022

119 CONNAUGHT CRESCENT

To install a swimming pool on Part 1 Plan 43R-1086, Part Lot 75, Plan C-12, (119 Connaught Crescent), in the Town of Caledon, Humber River Watershed.

CFN: 67783 - Application #: 1163/22/CAL

Report Prepared by: Marina Janakovic, at 437-880-2368, email marina.janakovic@trca.ca

For information contact: Colleen Bonner, at 437-880-1939, email colleen.bonner@trca.ca

Date: September 26, 2022

4700 KING STREET

To undertake minor landscaping involving the placement, removal or regrading of material of less than 30 cubic metres (equivalent to 3 truckloads) on Part Lot 28, Concession 4 EHS, (4700 King Street), in the Town of Caledon, Humber River Watershed.

CFN: 67794 - Application #: 1277/22/CAL

Report Prepared by: Marina Janakovic, at 437-880-2368, email marina.janakovic@trca.ca

For information contact: Nick Cascone, at 437-880-1943, email nick.cascone@trca.ca

Date: October 21, 2022

PERMITS AFTER THE FACT / RESOLUTION OF VIOLATIONS FOR RECEIPT – STAFF APPROVED AND ISSUED

Permission for works undertaken without the benefit of a TRCA permit in a regulated area, where such works comply with TRCA policies and procedures, are considered permits after the fact and subject to an additional administrative fee.

CITY OF MARKHAM

16 SOUTHDALE DRIVE - Rouge River Watershed

The purpose is to undertake works within TRCA's Regulated Area of the Rouge River Watershed to recognize a front porch and a carport previously constructed without a permit from TRCA at 16 Southdale Drive in the City of Markham.

CFN: 67940 - Application #: 1144/22/MARK

Report Prepared by: Joshua Lacaria, at 437-880-2347, email joshua.lacaria@trca.ca

For information contact: Michelle Bates, at 437-880-2287, email michelle.bates@trca.ca

Date: October 11, 2022

CITY OF TORONTO (NORTH YORK COMMUNITY COUNCIL AREA)

1 BRIDLE HEATH GATE - Don River Watershed

The purpose is to re-grade an existing valley slope and construct a retaining wall at the rear (east) of the single-family dwelling located at 1 Bridle Heath Gate in the City of Toronto (North York Community Council Area).

CFN: 61651 - Application #: 0584/19/TOR

Report Prepared by: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

For information contact: Stephanie Dore, at 437-880-2469, email stephanie.dore@trca.ca

Date: October 25, 2022

87 CITATION DRIVE - Don River Watershed

The purpose is to legalize and permit continuation of construction works associated with the proposed second storey, front and rear additions with rear deck at 87 Citation Drive in the City of Toronto (North York Community Council Area).

CFN: 67285 - Application #: 0670/22/TOR

Report Prepared by: Anna Lim, at 437-880-2413, email anna.lim@trca.ca

For information contact: Mark Rapus, at 437-880-2417, email mark.rapus@trca.ca

Date: September 22, 2022

Report prepared by: Grace Conte

Email: grace.conte@trca.ca

For Information contact: Grace Conte (437) 880-2414

Email: grace.conte@trca.ca

Date: November 1, 2022