

Growth Management



Peel is forecasted to achieve a total population of about 2.3 million people and 1.1 million jobs by the year 2051. This represents an increase of about 700,000 people and 335,000 jobs from 2021 to 2051.

Planning for People and Jobs

The Land Needs Assessment determines how much land is needed to accommodate forecasted growth, including housing unit types and jobs in Peel Region.

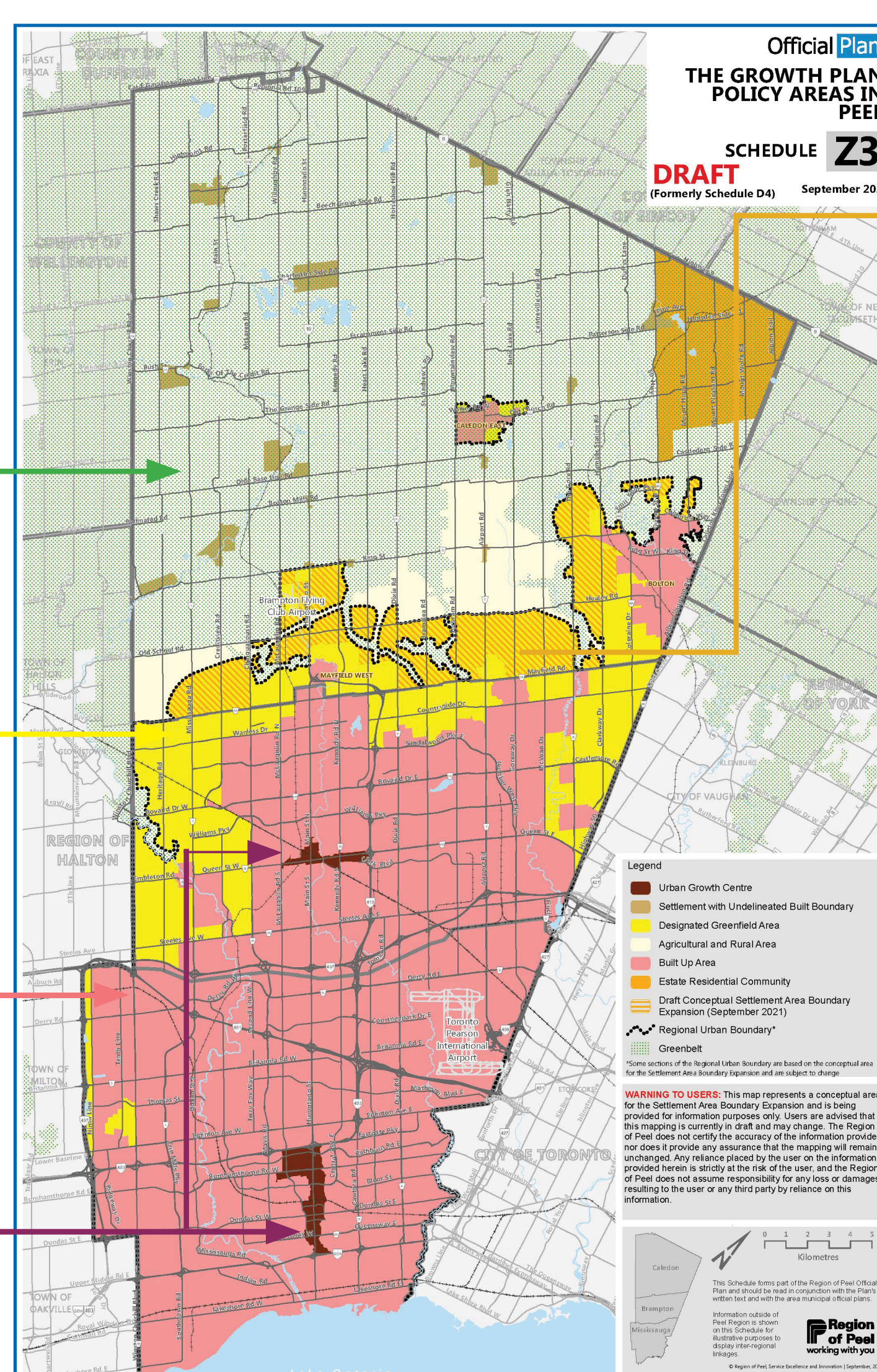
Community Area: for population, housing, population-related jobs and office jobs.

Employment Area: employment land jobs (industrial, manufacturing, warehousing) and some office and

	A Place to Grow, 2019 (minimum requirements)	Peel 2051
Minimum Intensification Rate	50% of growth	55% of growth
Designated Greenfield Area Minimum Density Target	50 people and jobs/ha	70 people and jobs/ha

New and revised policies support the creation of complete communities by:

- Allocating new population and employment growth to 2051 while protecting the environment and addressing climate change
- Planning for compact communities with most growth in existing urban areas and strategic growth areas served by transit
- Protecting for employment lands and jobs linked to transportation corridors
- Determining the amount of additional land required through Settlement Area Boundary Expansion for new growth
- Identifying new employment areas and strategies to encourage more businesses and secure more job opportunities in Peel



****Draft Conceptual Settlement Area Boundary Expansion (SABE)- Additional Land Need**
3,000ha of Community Area Land Need
1,400ha of Employment Area Land Need

Greenbelt
Protected from major development

Designated Greenfield Area
Lands to accommodate current and future growth at 70 ppj/ha*

Built-up Area
A minimum of 55% of Peel's growth is planned through intensification in the built-up area

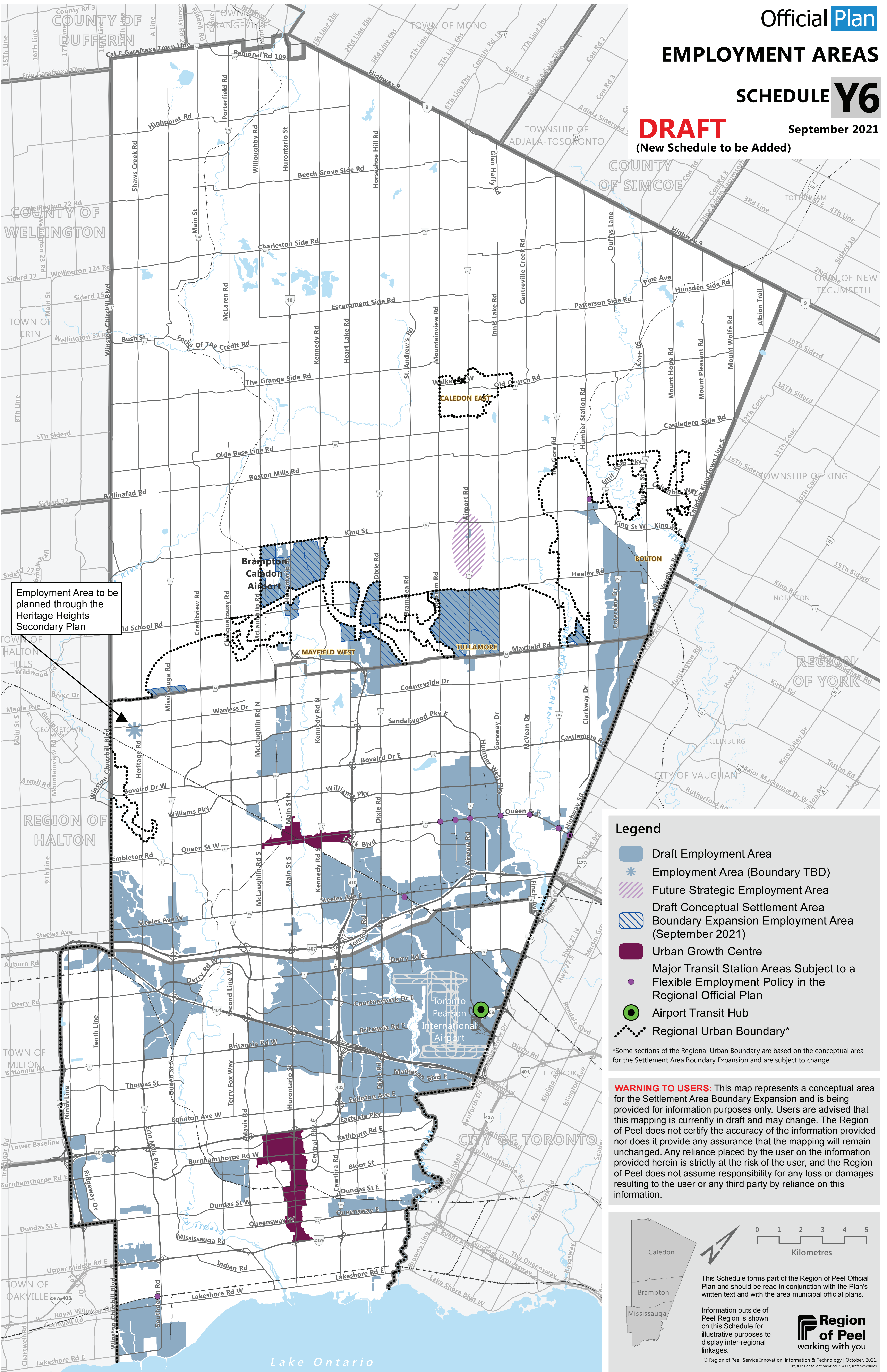
Urban Growth Centres
Planned to grow and achieve a density of 200 ppj/ha through high-density mixed-use development

Community Area Need
700,000 Additional People
271,000 Additional Units
75% of additional people to be accommodated within existing areas

Employment Area Need
335,000 Additional Jobs
80% of additional jobs to be accommodated within existing areas

Note: Existing areas are comprised of land within the delineated built-up area and designated greenfield areas.

*Minimums being used in the Region's technical planning analysis and background work

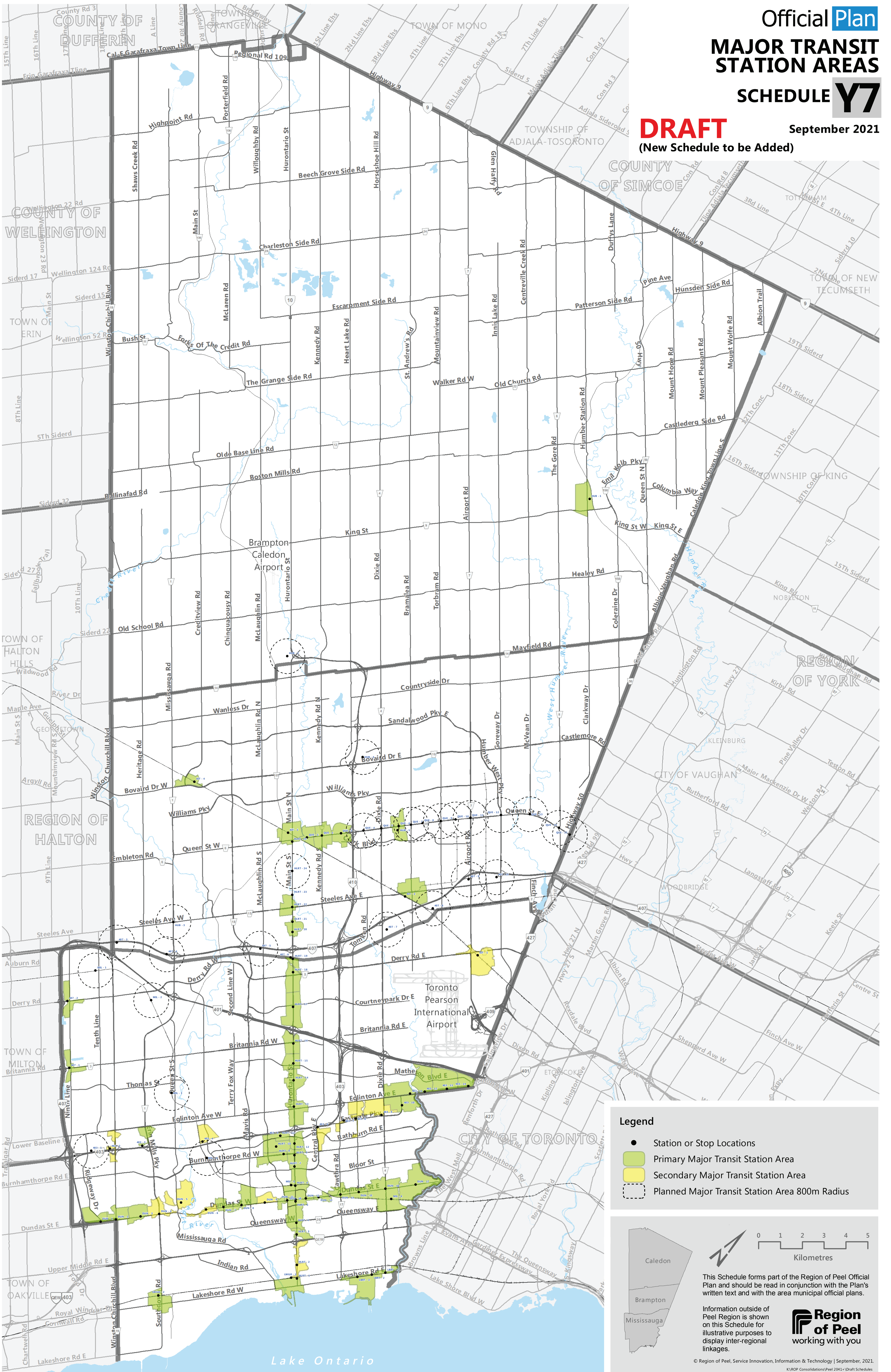


Employment Area to be planned through the Heritage Heights Secondary Plan

Official Plan
**MAJOR TRANSIT
 STATION AREAS**
SCHEDULE Y7

DRAFT
 (New Schedule to be Added)

September 2021



Legend

- Station or Stop Locations
- Primary Major Transit Station Area
- Secondary Major Transit Station Area
- Planned Major Transit Station Area 800m Radius

0 1 2 3 4 5
 Kilometres

This Schedule forms part of the Region of Peel Official Plan and should be read in conjunction with the Plan's written text and with the area municipal official plans.

Information outside of Peel Region is shown on this Schedule for illustrative purposes to display inter-regional linkages.

Region of Peel
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 K3ROP Consolidations/Peel 2041+1 Draft Schedules

Lake Ontario

Official Plan
**MAJOR TRANSIT
 STATION AREAS**
**FOR DISCUSSION
 PURPOSES**

September 2021



Legend

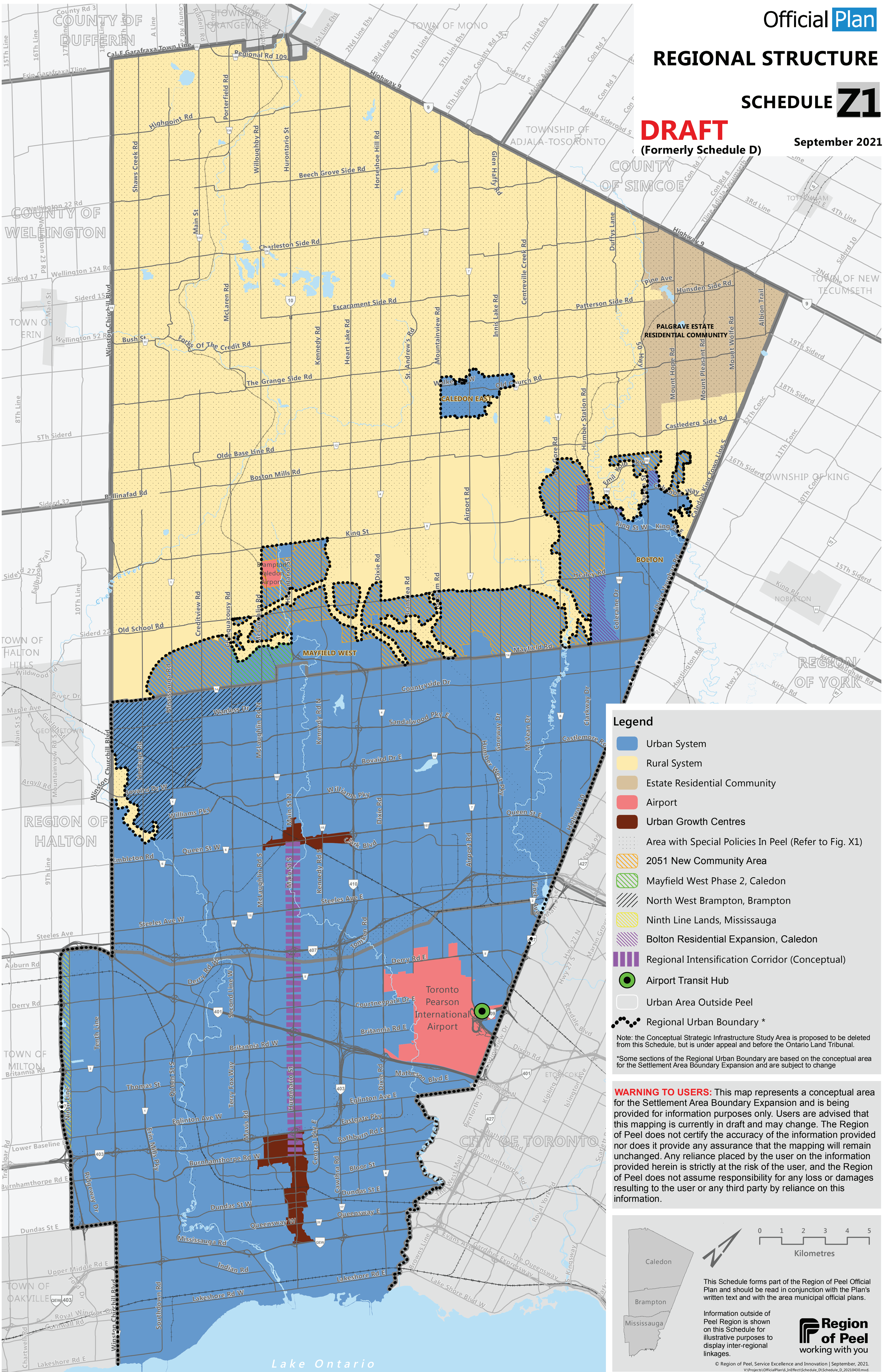
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 K1/ROP Consolidations/Peel 2041-1 Draft Schedules



Legend

- Urban System
- Rural System
- Estate Residential Community
- Airport
- Urban Growth Centres
- Area with Special Policies In Peel (Refer to Fig. X1)
- 2051 New Community Area
- Mayfield West Phase 2, Caledon
- North West Brampton, Brampton
- Ninth Line Lands, Mississauga
- Bolton Residential Expansion, Caledon
- Regional Intensification Corridor (Conceptual)
- Airport Transit Hub
- Urban Area Outside Peel
- Regional Urban Boundary *

Note: the Conceptual Strategic Infrastructure Study Area is proposed to be deleted from this Schedule, but is under appeal and before the Ontario Land Tribunal.
 *Some sections of the Regional Urban Boundary are based on the conceptual area for the Settlement Area Boundary Expansion and are subject to change

WARNING TO USERS: This map represents a conceptual area for the Settlement Area Boundary Expansion and is being provided for information purposes only. Users are advised that this mapping is currently in draft and may change. The Region of Peel does not certify the accuracy of the information provided nor does it provide any assurance that the mapping will remain unchanged. Any reliance placed by the user on the information provided herein is strictly at the risk of the user, and the Region of Peel does not assume responsibility for any loss or damages resulting to the user or any third party by reliance on this information.

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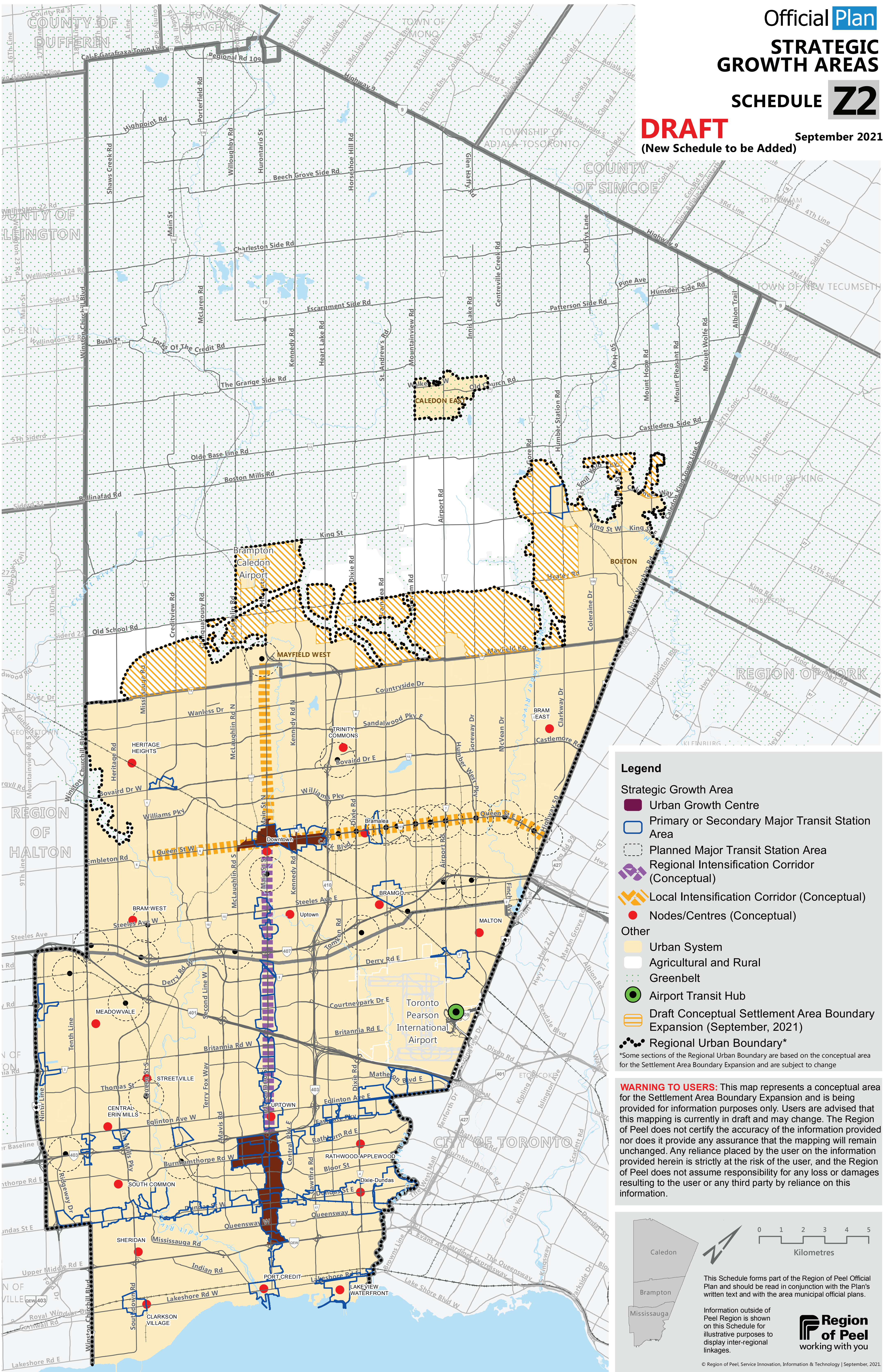
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Official Plan
**STRATEGIC
 GROWTH AREAS**
 SCHEDULE **Z2**

DRAFT

September 2021

(New Schedule to be Added)



Legend

- Strategic Growth Area
- Urban Growth Centre
- Primary or Secondary Major Transit Station Area
- Planned Major Transit Station Area
- Regional Intensification Corridor (Conceptual)
- Local Intensification Corridor (Conceptual)
- Nodes/Centres (Conceptual)
- Other
- Urban System
- Agricultural and Rural
- Greenbelt
- Airport Transit Hub
- Draft Conceptual Settlement Area Boundary Expansion (September, 2021)
- Regional Urban Boundary*

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