

Initiative	Initiative Type (Initiative) (Initiative)	Description (Initiative) (Initiative)	Estimated Start Date	Estimated Completion Date	Estimated Cost (Initiative) (Initiative)	Estimated Incented Units	Estimated Incented units within the program	Milestone Name	Description	Estimated Start Date	Estimated Completion Date
1-Additional Residential Unit By-law Approval and Implementation	Allowing increased housing density on a single lot including promoting "missing middle" housing forms	The Town is in the process of reviewing and updating its policies and regulations regarding additional residential units to align with the updated Ontario Planning Act. An increase in available housing units by permitting up to 3 units on a serviced residential lot is expected through this initiative. This initiative specifically addresses the following HAF initiative: 16. Allowing increased housing density (increased number of units and number of storeys) on a single lot including promoting "missing middle" housing forms typically buildings less than 4 stories This initiative also is inclusive of the following HAF initiatives: 17. Encouraging Accessory Dwelling Units—a second smaller unit on the same property as a primary unit 5. Promoting infill developments (adding new units to existing communities) with increased housing density and a variety of unit types (e.g., duplexes or secondary suites)	12/1/2022	4/30/2024	\$ 25,000	500	150	Background Report approval at Council	Background report and internal review of best practice	12/1/2022	3/6/2023
								Public Consultation	Public survey and engagement/consultation events	3/8/2023	6/30/2023
								Council approval of ARU policies and zoning by-law	Recommendation Report to Council with proposed policies and reg	10/31/2023	2/15/2024
								Permitting four units as-of-right town-wide	Recommendation Report to Council with proposed policies	10/31/2023	2/15/2024
								Permitting four storeys as-of-right within 800 metres walking distance of Milton Transit lines	Recommendation Report to Council with proposed polices	10/31/2023	2/15/2024
2-Delegation of Authority Enhancements-Delegate decision	Implementing changes to decision making	Enhanced delegating authority for the Commissioner of Development Services (staff) to approve draft Plans of Subdivisions, Site Plans, Temporary Uses, Removal of Holding Zones. Required approval from Council of the authorities for enactment.	11/11/2022	12/12/2023	\$ 20,000	503	151	Statutory Public Meeting and Council Approval	Council approval received in February 2023.	10/1/2022	2/6/2023
								Public Engagement	Ongoing engagement with the development community will ensue	2/6/2023	12/12/2023
								Delegate decision-making power for minor re-zonings, as well as approvals for affordable housing and modular housing, to Town staff;	New Delegated Authority By-law - Council Approval	12/12/2023	2/15/2024
3-Development Services Public	Implementing new/enhanced processes	Streamlining, digitizing and modernizing our approach to managing and issuing building permits	7/4/2022	12/12/2023	\$ 1,000,000	167	50	Program Testing	Test runs of the data base and public portal in advance of going live	4/1/2023	6/30/2023
								Public Portal Go Live	Public are able to apply and monitor building permit applications	7/10/2023	11/30/2023
4-Official Plan Update	Promoting high-density development without the need for rezoning (as-of-right zoning)	Establishing a comprehensive planning framework to promote and encourage a range of housing options to meet identified market demand and needs across the entire municipality. This initiative specifically addresses the following HAF initiative: 2. Allowing increased housing density (increased number of units and number of storeys) on a single lot including promoting "missing middle" housing forms typically buildings less than 4 storeys This initiative also is inclusive of the following HAF initiative: 4. Enable mixed-use redevelopment of city-owned properties, while where appropriate maintaining the current government use, e.g., building housing on top of a library or office space 14. Implementing measures to address or prevent flood plain or climate change risk for example making flood plains park land and/or creating relocation programs to move housing units out of at-risk areas 15. Incorporating a climate adaptability plan into Official Community Plan	5/1/2022	11/30/2024	\$ 360,000	2,307		Assemble Draft Official Plan Policies for Public Engagement	Town staff will prepare a draft Official Plan for public engagement	10/1/2023	3/1/2024
								Public Meeting Required Under the Ontario Planning Act	A statutory public meeting must be held prior to the adoption of a	3/1/2024	5/30/2024
								Prepare and Present a New Official Plan to Council for Adoption	Taking into consideration all input required through public engage	5/30/2024	11/30/2024
5-Residential/Non-Residential Take Up/Land Needs Implementation Plan	Implementing inclusionary zoning	Will inform how the Town will grow to meet the needs of population and employment to the year 2051 – the forecasted growth will be developed in 5 year increments to inform infrastructure and financial planning. The analysis and plan will also complete the Ontario Planning Act requirements for the assessment report for inclusionary zoning and analyzes the needs for affordable housing on the Town. This initiative will also satisfy the HAF requirement for an updated Housing Needs Study. This initiative specifically addresses the following HAF initiative: 18. Implementing inclusionary zoning (the requirement that a developer builds a certain percentage of their units at affordable (below market) prices or rents) in ways that foster development This initiative also is inclusive of the following HAF initiative:	5/30/2023	10/31/2023	\$ 163,000	692		Phase 1	Forecast Population, Housing Mix	5/15/2023	8/15/2023
								Phase 2	Completes Planning Act requirement for the assessment report for	6/30/2023	10/31/2023

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6-Transportation Master Plan Update	Updating infrastructure planning to align with official community plans, growth targets, and housing needs assessment	<p>The Transportation Master Plan will guide the implementation of the transportation infrastructure and initiatives require to support Milton's growth and housing targets. Milton completed its first Transportation Master Plan in 2018. Milton's planning for growth and development has focused on greater intensification and redevelopment within the established built boundary and denser, complete communities through Secondary Plans for Urban Expansion Areas. As a result, there is a need to update the Transportation Master Plan to support of these land use policies and development patterns and create a coordinated, integrated multi-modal transportation system that reflects the changing dynamics of the development and transportation industry by meeting the future needs of transit users, pedestrians, cyclists, and drivers in the community.</p> <p>This initiative specifically addresses the following HAF initiative:</p> <p>24. Updating infrastructure planning to align with official community plans, growth targets, and housing needs assessment</p>	3/30/2023	3/29/2024	\$ 272,064	-	-	Presentation and Approval by Council of a Finalized Transportation Master Plan	Final plan presented to Council for approval.	3/30/2023	3/29/2024
7- Financial Incentives for Rental and Affordable Housing	Implementing incentives, costing or fee structures, for example density bonusing, to encourage such things as affordable housing to residential	Create an incentive program to encourage the development of purpose-built rental housing developments and/or affordable housing across the entire Town of Milton, noting a specific focus for high density units within the Town's Major Transit Station Area (MTSA). Given the Development Charge discounts and HST exemption already available for rental, the incentive program created in relation to HAF will provide a rebate to the Building Permit Fee applicable to the units created to a maximum of \$2,500 per unit until the allocated funds are fully utilized.	11/30/2023	12/31/2025	\$1,000,000	400	400	Milestone 1 - Design Program	Prepare program guidelines based on funding available and projected demand based on review of market.	11/30/2023	2/28/2024
								Milestone 2 - Council Approval of Program	Present report and recommendation for Council authority	3/1/2024	3/31/2024
								Milestone 3 - Implementation of Program	Advertise program, support potential applicants through process, process financial incentives, report on outcomes	4/1/2024	12/12/2025
8 - Dedicated staff for affordable housing strategy	Partnering with non-profit housing providers to preserve and increase the stock of affordable housing	Designate dedicated staff to implement an affordable housing strategy, which should involve liaising with non-market housing providers and other levels of government, guiding projects through the development and permitting process, and identifying lands for affordable nonmarket housing;	11/30/2023	12/31/2025	\$ 250,000	50	50	Milestone 1 - Job Design	Prepare program guidelines based on funding available and targetted outcomes.	11/30/2023	1/31/2024
								Milestone 2 - Council Approval of Program	Present report and recommendation for Council authority	2/1/2024	2/28/2024
								Milestone 3 - Implementation of Program	Post position and hire staff resource, support potential applicants through process & work with NPOs, report on outcomes	3/1/2025	12/31/2025