

# Figure 7

## Draft Amendment to the County of Simcoe Official Plan

### INTRODUCTION

This document has two components; the Preamble (Part I), and the Official Plan Amendment (Part II).

- a) Part I: The Preamble establishes the general context within which the Amendment has been prepared and does not constitute part of the Amendment.
- b) Part II: The Official Plan Amendment amends the relevant sections of the Official Plan for the County of Simcoe in order to allow the development and use of an Environmental Resource Recovery Centre and associated uses.

### PART I - THE PREAMBLE

#### Purpose

This Amendment proposes to rename Schedule 5.6.2 from “County Waste Disposal Sites” to “County Waste Management System” to recognize new and expanded types of operations in waste management facilities. The amendment would also add Environmental Resource Recovery Centre to the legend of Schedule 5.6.2 to introduce the specific use. The amendment also adds a symbol for Environmental Resource Recovery Centre to the Schedule within Part of Lot 2 Concession 1 Springwater Township, the site of the proposed Environmental Resource Recovery Centre.

The amendment further amends Section 4.9 of the Official Plan by providing a site specific land use exception 4.9.18 specific to the Environmental Resource Recovery Centre. The exception describes the permitted uses which can be undertaken at the Environmental Resource Recovery Centre. It also clearly states that the temporary storage of waste is permitted on the lands and that no permanent disposal of waste materials or landfilling of any kind is permitted within the lands subject to the exception.

#### Location

The lands subject of Official Plan Amendment NO. X encompasses a portion of the site owned by the County of Simcoe and situated at 2976 Horseshoe Valley Road, Lot 2 Concession 1 in the Township of Springwater.

The lands subject of Official Plan Amendment No. 7 encompass approximately 4.5 hectares (11.12 acres) within the total site of 84 hectares (207.56 acres). The total site has 614 metres of frontage on Horseshoe Valley Road on the south side and 623

metres of frontage on Rainbow Valley Road on the north. The proposed facility would be located internal to the site and accessed by a driveway of approximately 700 metres length connecting the facility site to Horseshoe Valley Road.

## **Basis**

The need for this Amendment arises from the conclusion of the County of Simcoe's siting process for a proposed Organics Processing Facility and Materials Management Facility, which was completed between December 2014 and early 2016. The subject lands were identified as the preferred site for these facilities among a list of 502 candidate sites reviewed. This Amendment will enable a portion of the subject lands to be used for, the aforementioned facilities and associated ancillary uses, subject to the appropriate zoning of these lands.

The amendment also adds a specific exception to Section 4.0 of the Official Plan. This exception provides a more precise description of the types of activities which may occur at the Environmental Resource Recovery Centre. The exception also clearly indicates that the temporary storage of waste is permitted at the site while the permanent disposal or landfilling of waste is not permitted.

The proposed site was assessed in terms of governing planning policy as provided by the Provincial Policy Statement 2014, Places to Grow – Growth Plan for the Greater Golden Horseshoe, The County of Simcoe Official Plan and the Township of Springwater Official Plan. The proposed facility conforms with and implements the planning guidance provided by these policy documents.

Certain conditions must be placed on the construction and operation of the facility to ensure that there are no impacts on the natural environment and nearby sensitive areas. In addition a number of specific studies addressing archaeology, noise, transportation and environment were prepared in support of the proposed Official Plan amendment. Development of the facility must follow the policy guidance and findings of the supporting studies in order to ensure no adverse impacts. These requirements will be included as appropriate in the Ministry of Environment and Climate Change Environmental Compliance Approval, development agreements between the County and Township and the site plan.

## **PART II - THE OFFICIAL PLAN AMENDMENT**

### **1.0 Introduction**

All of this part of the document entitled "Part II - The Amendment", which consists of the following text and attached schedules, constitutes Amendment No. X to the Official Plan for the County of Simcoe.

## 2.0 Details of the Amendment

### **County of Simcoe OPA #X**

The Official Plan for the County of Simcoe Section 4.9 is hereby amended by:

- a) Modifying Schedule 5.6.1 as illustrated on Schedule "A", by a) renaming Schedule 5.6.1 "County Waste Disposal Sites" to Schedule 5.6.1 "County Waste Management System", b) adding Environmental Resource Recovery Centre to the legend, and c) adding a symbol for Environmental Resource Recover Centre to the Schedule within Part of Lot 2 Concession 1 Springwater Township.

And

- b) the addition of the following Section and Text after Section 4.9.17;

"Section 4.9.18, Environmental Resource Recovery Centre

Part of Lot 2, Concession 1, Springwater (2976 Horseshoe Valley Road)

Permitted uses on a portion of Part of Lot 2, Concession 1, Springwater Township (2976 Horseshoe Valley Road) as identified on Schedule 5.6.1 as Environmental Resource Recovery Centre shall include facilities for the purpose of the consolidation and transfer of various waste streams such as organics, recyclable materials and non-hazardous household garbage, processing of organic green bin materials under controlled conditions for conversion into other materials. Other ancillary uses would include a public education area, truck maintenance and servicing area and facility administration area. The temporary storage of waste is permitted on the lands but no permanent disposal of waste materials or landfilling of any kind is permitted within the lands subject to Section 4.9.18.

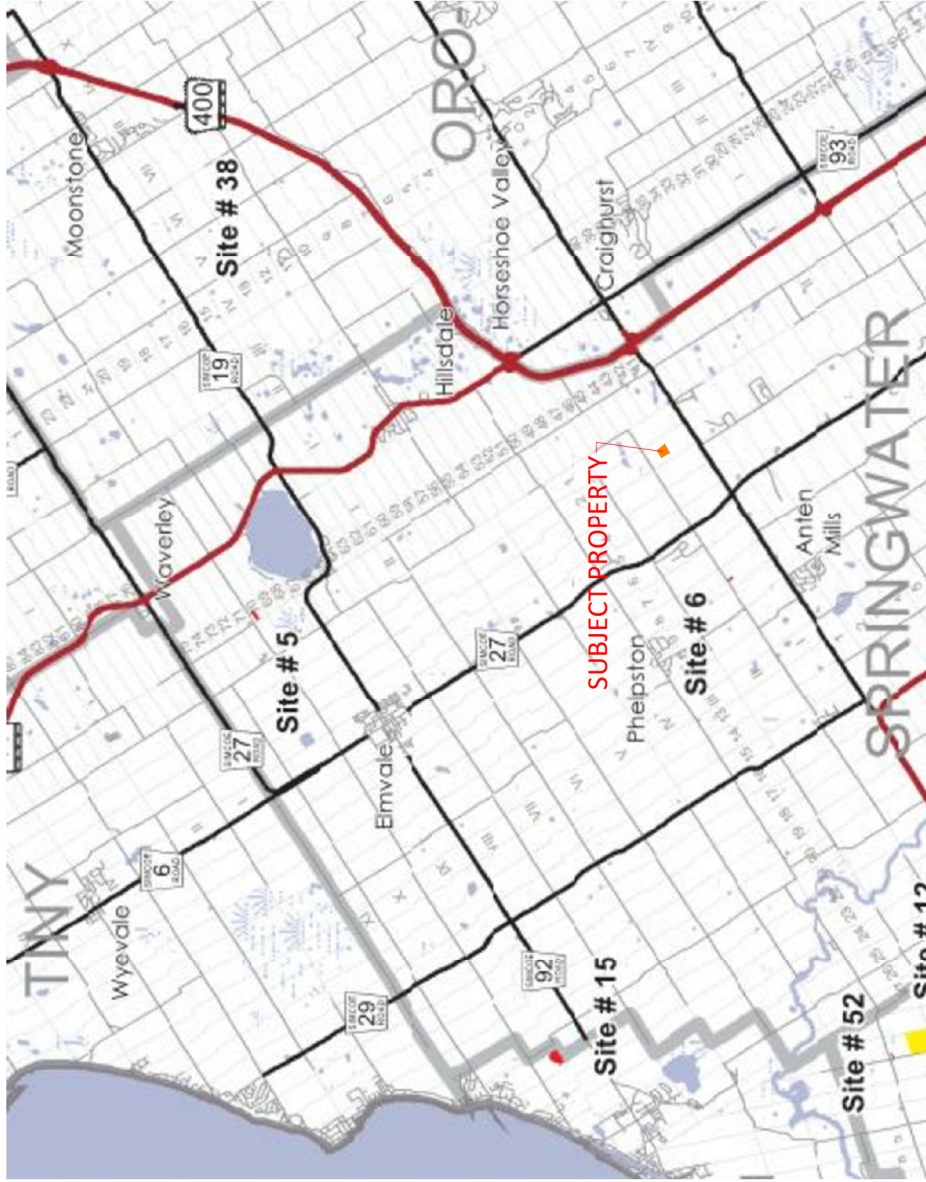
## 3.0 Implementation

The provisions of the Official Plan regarding the implementation of that Plan shall also apply to this amendment.

## 4.0 Interpretation

The provisions of the Official Plan for the Corporation of the County of Simcoe, as amended from time to time, shall apply to this Amendment.

Schedule 'B' to Proposed Official Plan Amendment \_\_\_\_\_ to the Simcoe County Official Plan  
 Part of Lot 2 Concession 1, Township of Springwater



# SCHEDULE 5.6.1

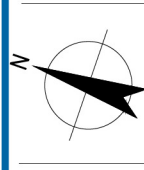
To the County of Simcoe Official Plan  
**County Waste Management System**

- Closed Facilities**
- Closed Landfill Site
  - Closed Stump Dump
- Open Facilities**
- Open Landfill Site
  - Open Stump Dump
  - Under Development Landfill Site
  - Lands not subject to this plan
  - Environmental Resource Recovery Centre

This schedule must be referred to in conjunction with the text of the County of Simcoe Official Plan - November 25, 2008

Approved by the OMB on July 10th, 2015

Printed: 2015/07/15



Plot Date: 18 November 2015, 11:09 AM Printed by: Sandy Chiswick  
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Township of Springwater  
 Environmental Resource Recovery Centre  
 2976 Horseshoe Valley Road  
**OPA SCHEDULES**  
**COUNTY OF SIMCOE**

Job Number | PROMD  
 Revision | A  
 Date | NOV 2016  
**Schedule 'A'**

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