

Thursday, May 14, 2026

Minister Rob Flack
Ministry of Municipal Affairs and Housing
777 Bay Street, 17th Floor
Toronto, ON M7A 2J3

Dear Minister Flack,

Re: OPPI Feedback on ERO 026-0309: Proposed Regulation to Prohibit Mandatory Enhanced Development Standards as a Condition of Land Division Approvals

On behalf of the Ontario Professional Planners Institute (OPPI), we are pleased to provide input on the above-mentioned proposal. We recognize and support the Province's objective to create a more consistent and predictable approach to development standards across Ontario, reduce complexity in the approvals process, and support housing delivery. We also acknowledge concerns related to varying municipal approaches to enhanced development standards and the importance of improving clarity for municipalities, applicants, and the development industry.

At the same time, we reiterate the position expressed in our November 2025 submission that green development standards should continue to play a role within Ontario's planning framework, but in a more coordinated and standardized manner across the province. A balanced approach that establishes greater consistency while still recognizing regional and contextual differences would help support both predictability in the development approvals process and the ability of municipalities to respond to local conditions and infrastructure needs.

The proposal notes that the Province intends to move from a mandatory to a voluntary approach for enhanced development standards that are not required for health, safety, accessibility, or environmental functionality. In this context, it will be important to ensure that municipalities retain sufficient flexibility to address locally relevant sustainability and resilience objectives, particularly where these objectives relate to long-term infrastructure performance, climate adaptation, and community livability. Many municipalities across Ontario have adopted policies and strategic directions related to climate resilience and environmental performance, and planning frameworks continue to play an important role in implementing those objectives.

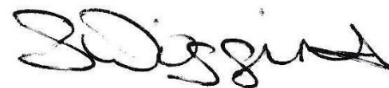
We encourage the Province to continue working collaboratively with municipalities, planners, and industry stakeholders to develop a coordinated provincial approach to enhanced development standards that supports housing delivery while also enabling communities to respond to evolving environmental and climate-related challenges. A clear and consistent framework that maintains flexibility for local context would help advance the Province's objectives without limiting the ability of municipalities to plan for resilient, sustainable, and complete communities over the long term.

Thank you for the opportunity to provide feedback on ERO 026-0309. We would be pleased to meet with you to discuss our recommendations, and how they align with the overall objective of creating a more consistent, predictable approach to development standards across Ontario. If you have any questions or would like to schedule a meeting, please do not hesitate to contact us at (647) 326-2328 or by email at s.wiggins@ontarioplanners.ca.

Sincerely,



Andria Leigh, MCIP, RPP, Dipl.M.M.
Chair, OPPI



Susan Wiggins, CAE, Hon. IDC
Executive Director, OPPI