

## Industrial Land Use Policies & Regulations

**Project:**

Industrial Development Policy and Regulation

**Client:**

Town of Orangeville, Ontario

**The Opportunity:**

Detailed background research related to industrial development within existing industrial areas.

**MSH Genuine Results**

MSH carried out detailed background research into a range of issues related to industrial development in the Town.

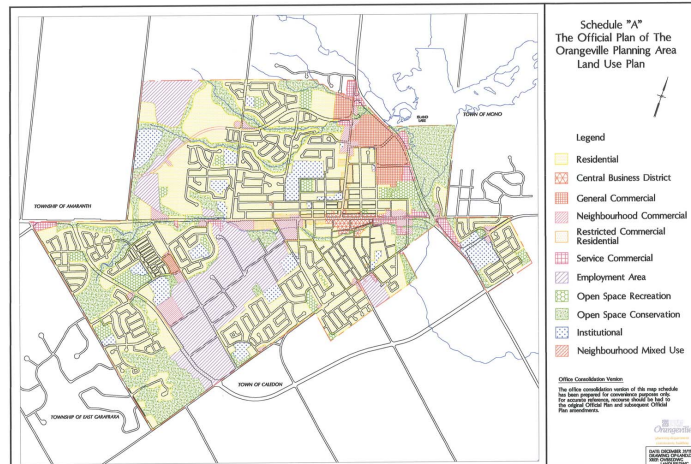
The resulting report:

- described the current industrial development structure;
- outlined the planning and environmental policy framework established by the Province;
- summarized the existing official plan policies and proposed appropriate new policy directions and options;
- analyzed the existing zoning regulations and recommended appropriate amendments; and,
- reviewed the existing site planning guidelines and recommended modifications.



Specific issues addressed included:

- policy direction related to secondary uses;
- use of site plan control and other similar measures to control the interface between industrial development and sensitive land uses; and,
- use of holding zones or down zoning to ensure the mitigation of impacts on adjacent residential land.



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