

ENVISIONING OUR UXBRIDGE HAMLET OPEN HOUSE

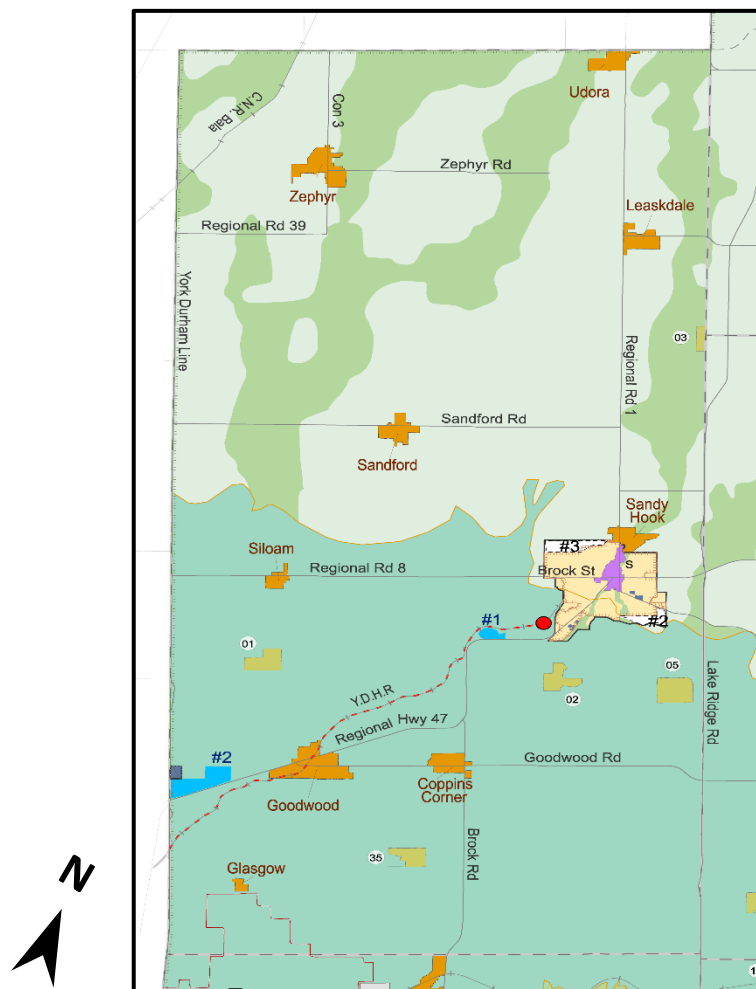
November 2025



What is the Township Official Plan ?

- The Official Plan is the Township's long range comprehensive land use planning document.
- It establishes the long-term vision for the community, and the decision-making framework for Council.
- The Official Plan has historically incorporated the Durham Region Official Plan (DROP) for lands outside the Uxbridge Urban Area.
- Changes in Provincial legislation mean that DROP in its entirety is now part of the Township's Official Plan.

General Hamlet Policy Directions



Uxbridge



Official Plan of the Regional Municipality of Durham

Map 1.

Regional Structure – Urban & Rural Systems

Urban System

- Urban Area Boundary
- ▨ 2051 Urban Expansion Areas
- Urban Growth Centres (UGC)
- Protected Major Transit Station Area (PMTSA)
- ▨ UGC / PMTSA Overlap
- Regional Centres
- Rapid Transit Corridor
- Regional Corridor
- Rural Regional Centres
- ▲ Waterfront Place
- Community Areas
- Employment Areas
- ▨ Rapid Transit Corridor - Employment
- ▨ Built Boundary
- ▨ Former Hamlet Areas

Greenlands System

- Major Open Space Areas
- Waterfront Areas
- Oak Ridges Moraine
- ▨ Greenbelt Boundary (excluding Urban River Valleys)

Rural System

- Hamlets
- Country Residential Subdivision
- Rural Employment Areas
- Shoreline Residential
- Prime Agricultural Areas

Infrastructure

- Existing GO Station
- Proposed GO Station
- Existing GO Rail
- - - Proposed GO Rail
- Rail
- ✈ Existing Airport
- ✈ Future Airport
- NGS Nuclear Generating Station
- Ⓢ Municipal Service

Special Areas

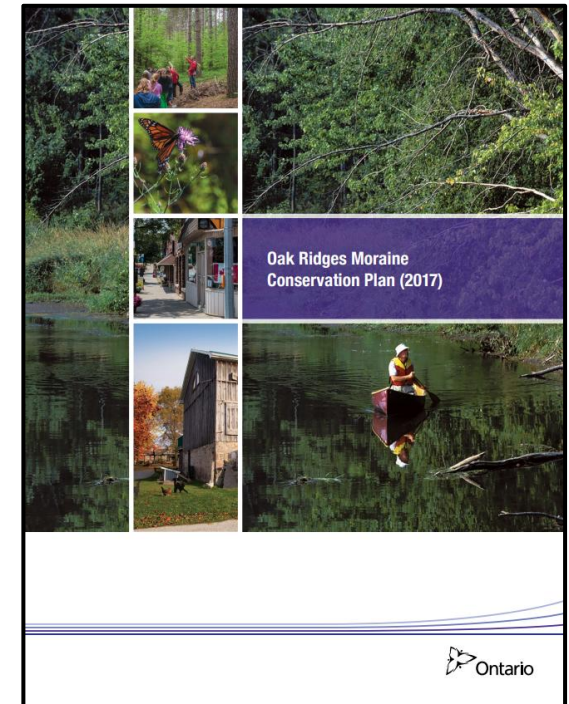
- ▨ Special Study Areas
- ▨ Specific Policy Areas

Provincial Plan Hamlet Policies

Oak Ridges Moraine Conservation Plan (ORMCP):

Section 18 Settlement Areas:

- Purpose to focus and contain urban growth
- All uses permitted in the official plan are permitted
- New lots and new buildings and structures are permitted provided that the use, erection and location will not adversely affect the ecological integrity of the Plan Area and subject to specific related policies



Provincial Plan Hamlet Policies

Greenbelt Plan Section 3.4.4

Hamlets are

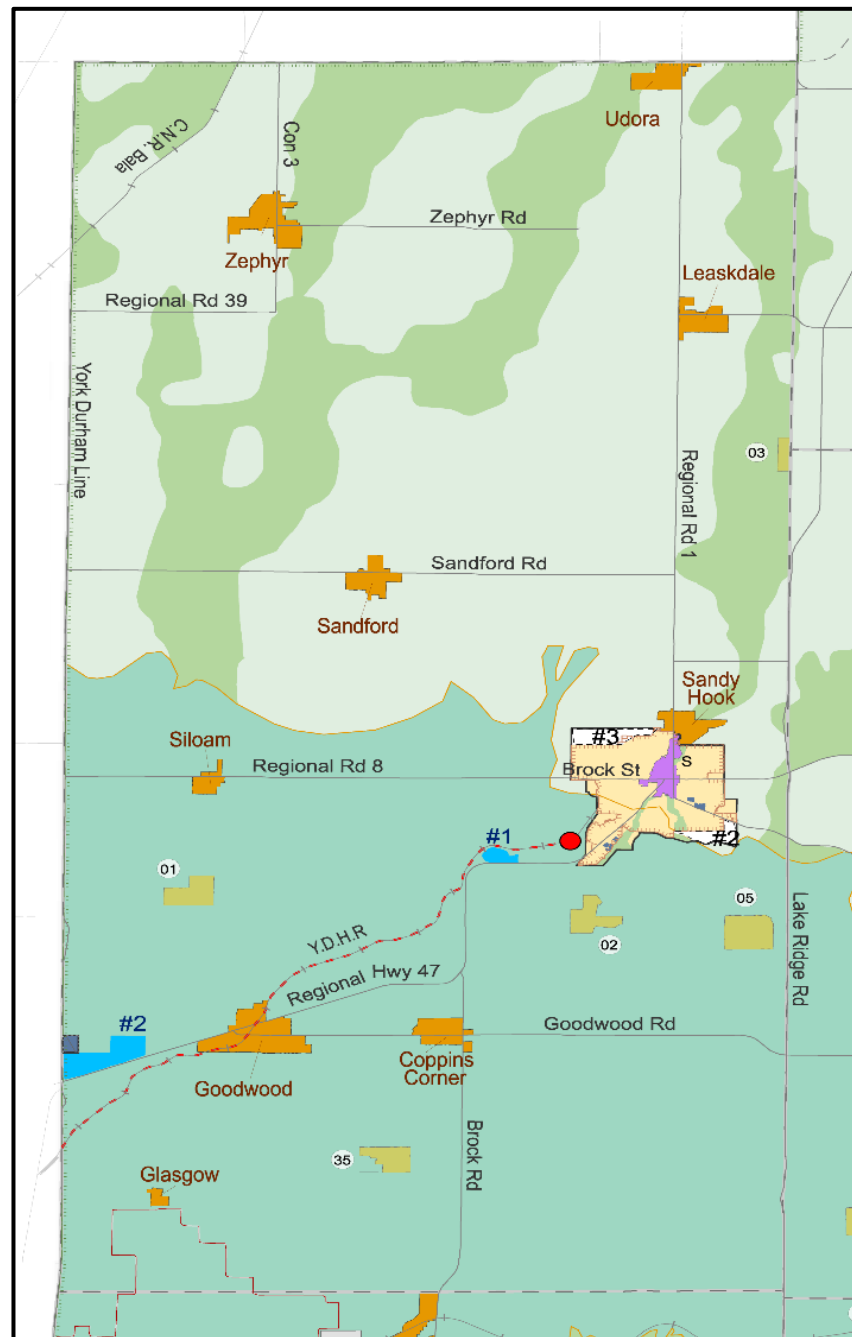
- Limited growth is permitted through infill and intensification subject to appropriate water and sewage services
- Development is subject to policies of the Growth Plan, official plan and certain policies of the Greenbelt Plan related to protection of features such as water resources, parks, open space and trails

Envision Durham Hamlet Policies

- Hamlets are designated on Map 1 of the Plan
- Growth is limited to minor infilling subject to the ability to service growth with onsite services
- Development is to be compatible with surrounding uses and rural landscape
- New lots to be within hamlets and proceed by plans of subdivision except for limited infilling and subject to submission of specific studies/information

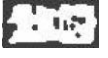
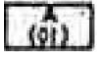
Township Official Plan

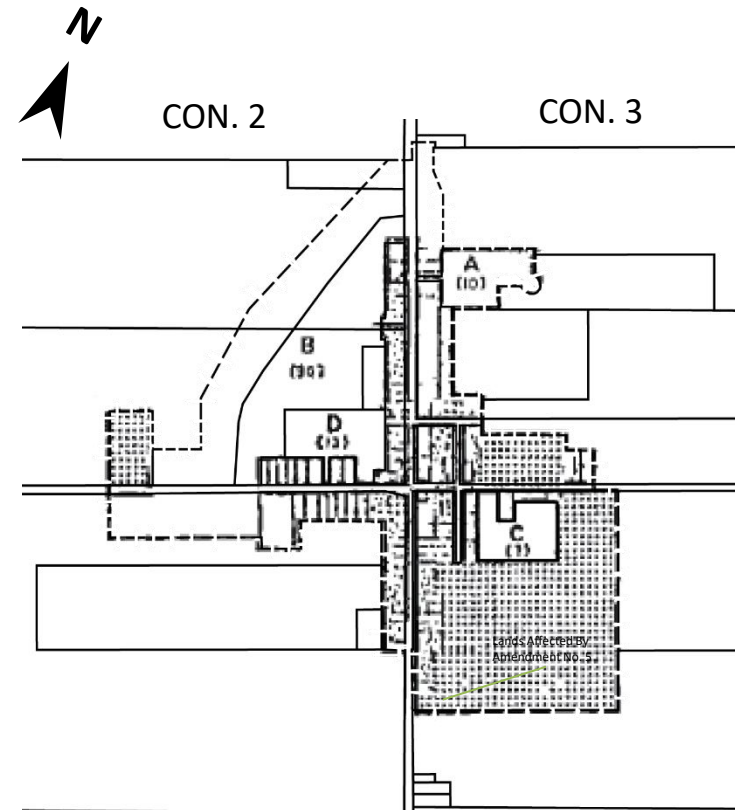
- Section 1.9.4.4 provides policies for Hamlets in the Oak Ridges Moraine including Siloam and Glasgow
- A secondary plan for Coppins Corners is found in Section 5
- A secondary plan for Goodwood was adopted by Council but never approved by the Province
- Hamlet Plans were prepared for other hamlets under a previous Regional Official Plan but were never adopted as amendments to the Official Plan



Zephyr



-  Boundary of Hamlet Development Area
-  Hazard Lands
-  Existing Residential Development
-  Community Facility
-  Commercial
-  Area Proposed For Residential Expansion
-  Proposed Area Service Road



Amendment No. 5 Schedule 'A' Development Plan Hamlet of Zephyr

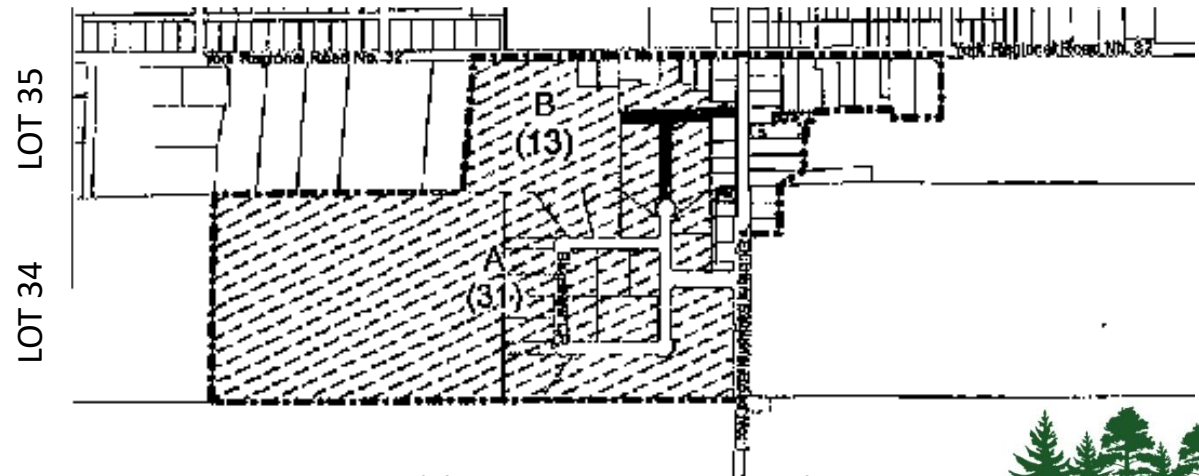
Udora



CON. 6

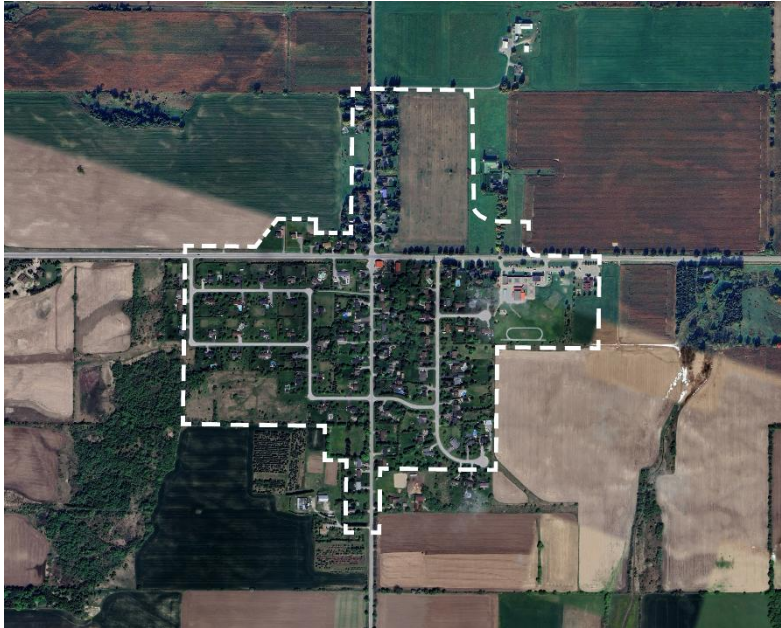
CON. 7

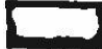
-  Boundary of Hamlet Development Area
-  Community Facility
-  Existing Residential Development
-  Area Proposed For Residential Expansion
(Letter Denotes Residential Expansion Area,
Figure Denotes Approximate Maximum
Number of Residential Units)
-  Commercial
-  Proposed Area Service Road

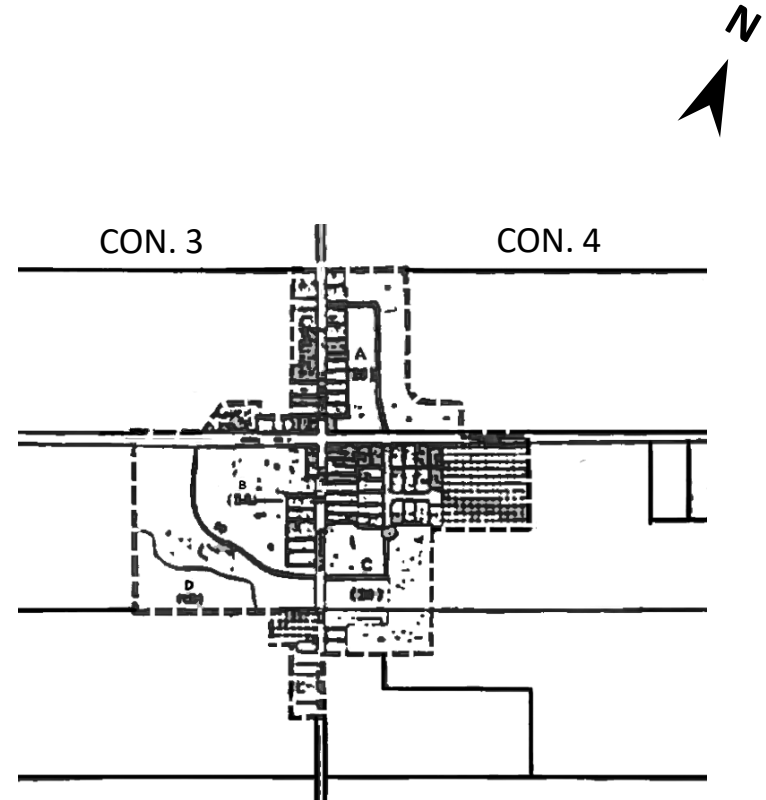


Amendment No. 4 Schedule 'A' Development Plan Hamlet of Udora

Sandford

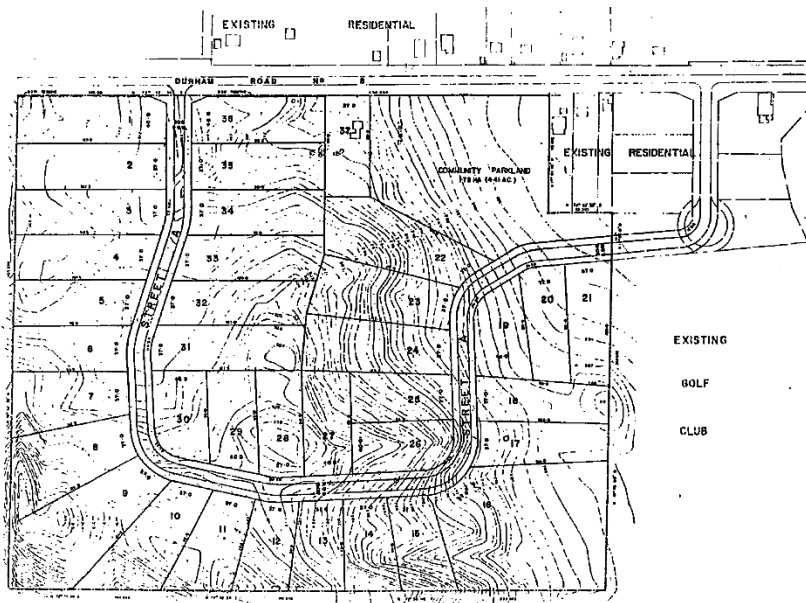


-  Boundary of Hamlet Development Area
-  Existing Residential Development
-  Community Facility
-  Commercial
-  Area Proposed For Residential Expansion
-  Proposed Area Service Road



Amendment No. 2 Schedule 'A' Development Plan Hamlet of Sandford

Siloam



Area proposed for residential expansion
(letter denotes residential expansion area)
(Figure denotes residential approximate
maximum number of residential units)



Boundary of Hamlet Development Area



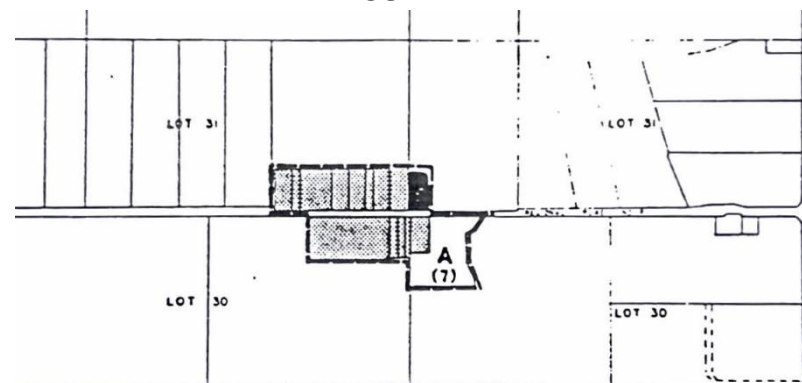
Existing Residential Development



Commercial



CON. 2

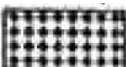
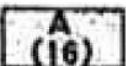


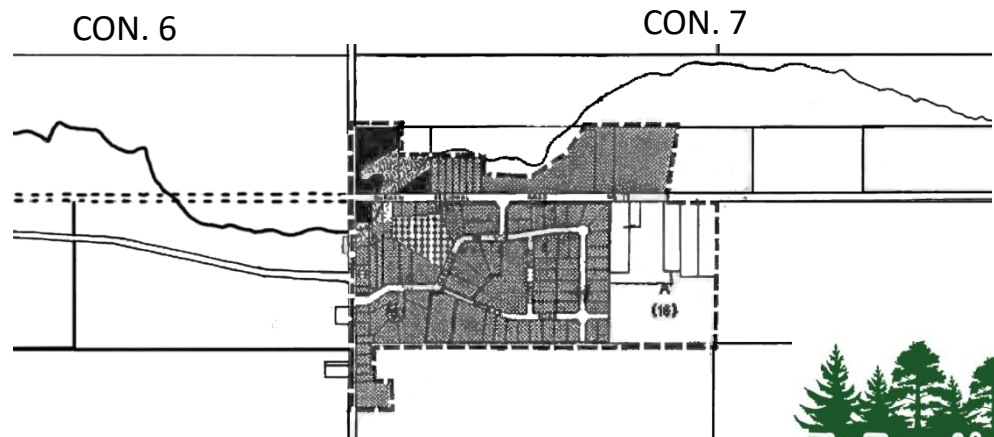
Schedule 'A' Development Plan Hamlet of Siloam

Leaskdale

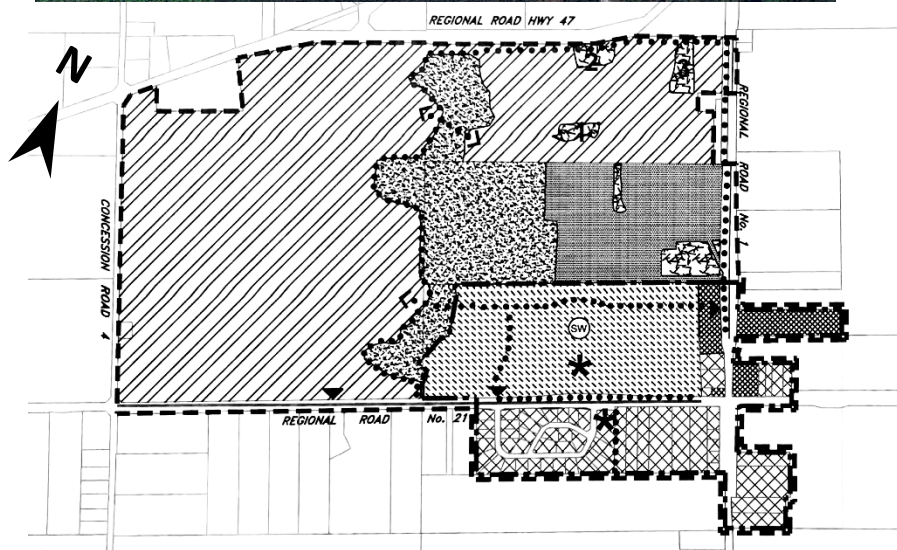


Amendment No. 1 Schedule 'A' Development Plan Hamlet of Leaskdale

-  Boundary of Hamlet Development Area
-  Hazard Lands
-  Existing Residential Development
-  Community Facility
-  Area Proposed For Residential Expansion
-  Commercial



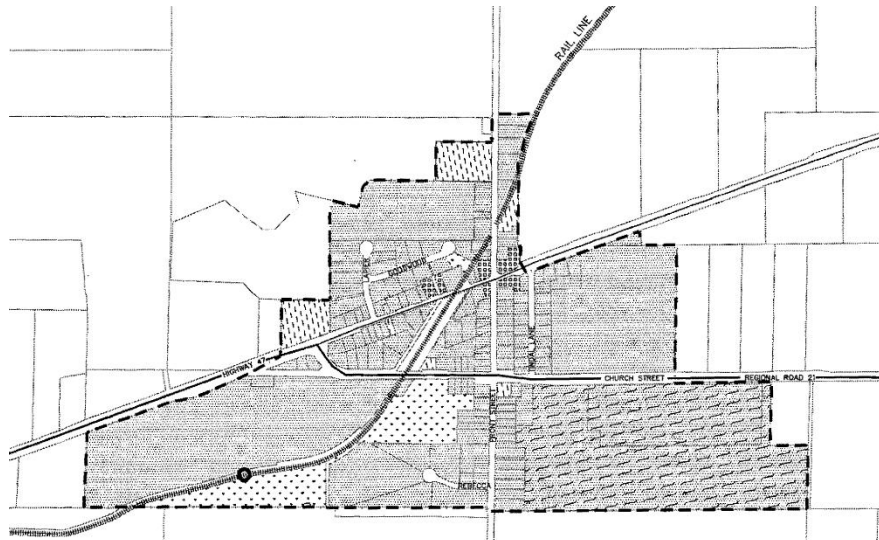
Coppins Corners



Hamlet of Coppins Corners & Adjacent Lands Secondary Plan Schedule 'F'

- Secondary Plan Area
- Hamlet Area
- Residential Area
- Existing Hamlet Residential Area
- Hamlet Institutional/Commercial Area
- Major Forest Area
- Forest Area
- ORM Countryside /Golf Course
- ORM Countryside Area
- Potential Trail/Walkways
- Park & Open Space Area
- Stormwater Management Facility
- Type A Arterial Road
- Type B Arterial Road
- Existing Local Road
- Access to Regional Road

Goodwood



Secondary plan Area



Residential Area



Residential Area Phase 2



Park & Open Space Area



Institutional Area



Hamlet Commercial Area



Type A Arterial Road



Type B Arterial Road



Local Road



Railway



Potential pedestrian/Bicycle Railway Crossing

Hamlet of Goodwood Secondary Plan Official plan of the Township of Uxbridge Schedule "F1"

Tell us what you think!

What do you like most about your community?

What do you see as the biggest benefits of living in a hamlet? What are the biggest challenges?

Tell us what you think!

What do you want to see more of in your hamlet?

What would you like to see less of?

QUESTIONS/COMMENTS
THANK YOU