

February 2nd, 2022

To Whom It May Concern:

RE: Virtual Public Meeting Process
Application for an Official Plan Amendment and Zoning By-law Amendment
8680 Chinguacousy Road (S/W Corner of Chinguacousy Rd & Bonnie Braes Dr)
File: OZS-2021-0044

A public meeting with respect to the above referenced development proposal will be held at the March 7th, 2022 Planning and Development Committee meeting. The notice for the public meeting is enclosed and will inform you of the details of the proposal.

The City of Brampton takes COVID-19 seriously and continues to follow the advice of Peel Public Health. The City has made significant changes to services and programming to help protect the health and wellbeing of our community. In consideration of the current COVID-19 public health orders prohibiting public gatherings of more than 5 people, and requirements for physical distancing between persons, the City of Brampton will be holding public meetings virtually via video conference. In-person attendance at this Planning and Development Committee meeting will be limited to Committee Members and essential City staff only. While the meeting will be virtual, the City remains committed to offering opportunities for members of the public to provide input on planning applications and there are a number of ways to do so.

How to view the Public Meeting?

The Public Meeting can be viewed at the following link: <https://www.brampton.ca/EN/City-Hall/meetings-agendas/Pages/Welcome.aspx> or <http://video.isilive.ca/brampton/live.html>

How to provide comments?

You can provide comments by;

- Writing an email or letter to Rob Nykyforchyn at rob.nykyforchyn@Brampton.ca
- Submitting an audio or video recording (up to 5 minutes) to the City Clerk's Office at cityclerksoffice@brampton.ca to be played at the meeting by 4:30 p.m., Tuesday March 1st, 2022.
- Speaking at the virtual public meeting. People wishing to speak at the meeting need to pre-register with the Clerk's office by e-mailing cityclerksoffice@brampton.ca, no later than 4:30 p.m. on Tuesday, March 1st, 2022. Once the e-mail is received, the Clerk's Office will provide instructions for how to connect to and speak at the meeting.
- For more information on how to participate or on the application, please contact Rob Nykyforchyn at rob.nykyforchyn@Brampton.ca

Thank you for your understanding and we look forward to hearing from you.



Allan Parsons, MCIP, RPP
Director, Development Services

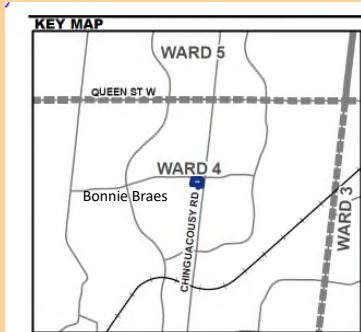
Glen Schnarr Associates Inc. c/o Umbria Developers Inc.

Proposed Official Plan
Amendment and Zoning By-
law Amendment.

Location: South-west corner
of Chinguacousy Road and
Bonnie Braes Drive
(8680 Chinguacousy Road)

City File #: OZS-2021-0044

Ward #: 4



Public Notice



March 7, 2022



7:00 p.m.



Virtual Meeting

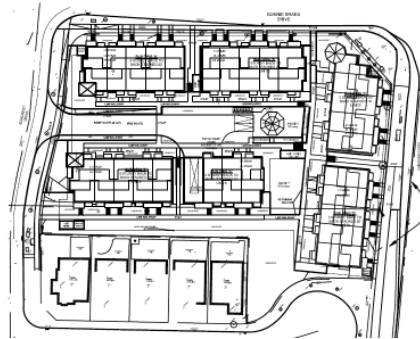
[http://video.isilive.ca/
brampton/live.html](http://video.isilive.ca/brampton/live.html)

Information is available in an
alternative/accessible format
upon request

Purpose and Effect

The purpose and effect of the application is to redevelop the subject lands for 108 back-to-back, stacked condo townhouses. The details of the proposal are as follows:

- 3 storeys in height;
- Building coverage of 35.2%
- 2 outdoor common amenity areas totaling 360m².
- underground resident parking (162 spaces) and visitor parking (22 spaces), along with 40 bicycle spaces below grade and 10 bicycle spaces above grade;
- Floor Space Index: 1.49
- Site Area: 0.75 Hectares (1.85 Acres)



If you have received this notice as an owner of a property and the property contains 7 or more residential units, the City requests that you post this notice in a location that is visible to all the residents, such as on a notice board in the lobby.

Important Information about making a submission

If a person or public body does not make oral submissions at a public meeting or make written submissions to the City of Brampton with respect to a proposed official plan amendment or proposed zoning by-law amendment before a zoning by-law is passed, or before a proposed official plan amendment is adopted:

- The person or public body is not entitled to appeal the decision of the City of Brampton to the Local Planning Appeal Tribunal; and,
- The person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

We value your input...

Any person may express their support, opposition or comments to this application.

How can I get involved?

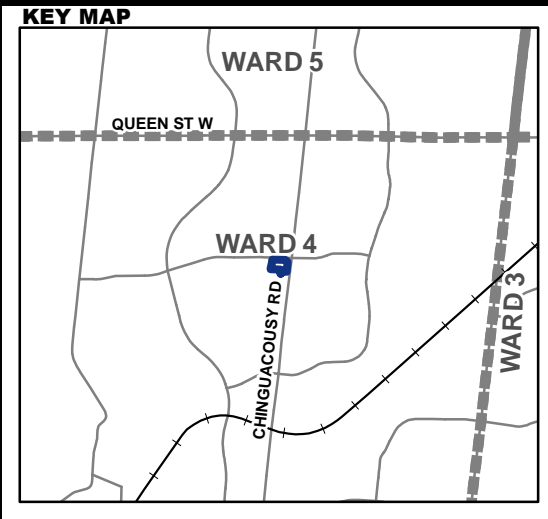
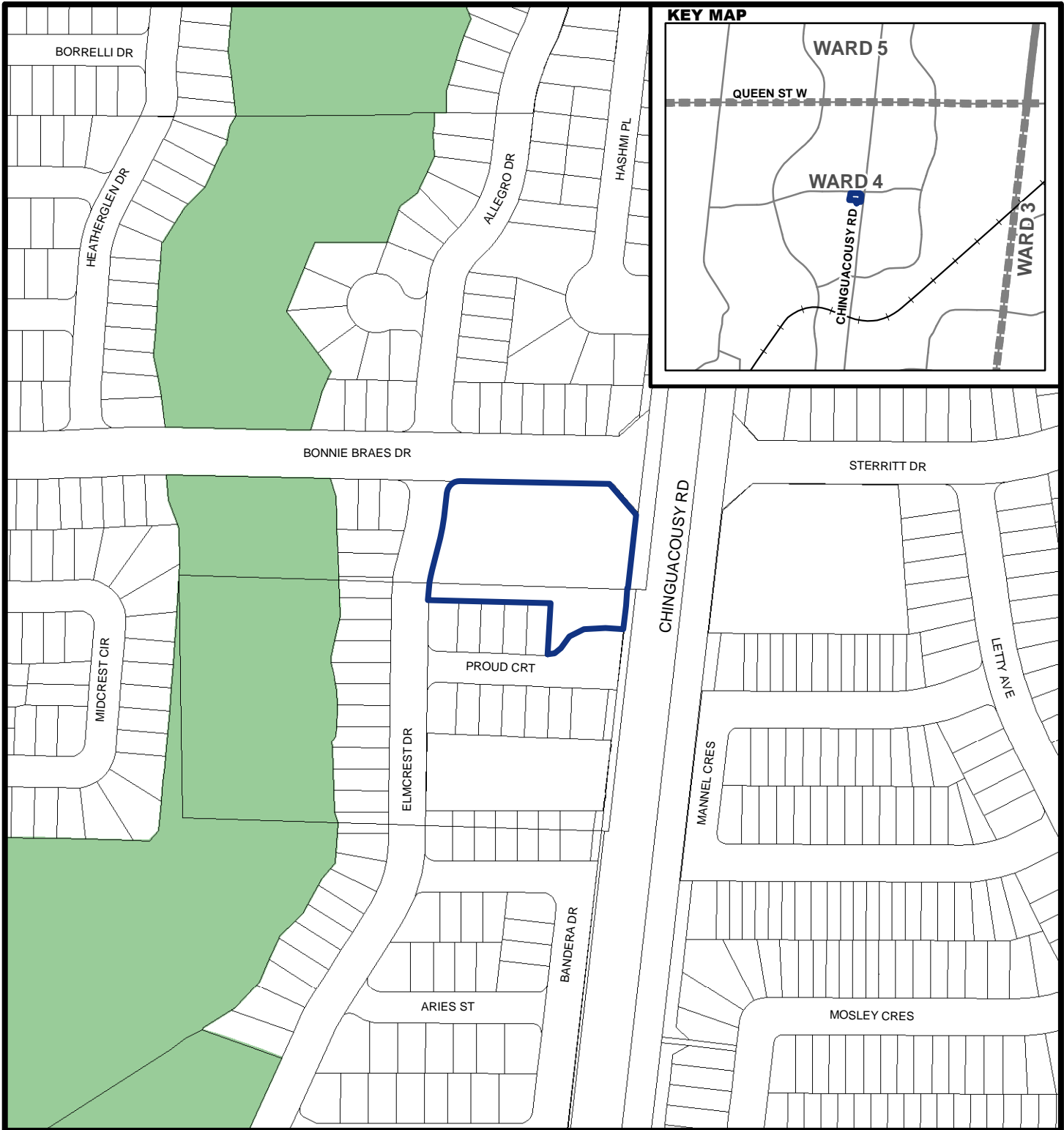
- Attend the virtual Public Meeting (City Hall is currently closed to in-person public attendance for the meeting): Pre-registration is required to speak at the meeting. Please email cityclerksoffice@brampton.ca, no later than 4:30 p.m. on Tuesday, March 1, 2022, to pre-register.
AND/OR
- Send comments to Rob Nykyforchyn, Planner III, By email at Rob.Nykyforchyn@brampton.ca
AND/OR
- Mail / Fax comments to:
Planning, Building and Economic Development Services Dept.
2 Wellington Street West, 3rd Floor
Brampton ON L6Y 4R2,
AND/OR
- Submit an audio or video recording (up to 5 minutes), to be played at the meeting. Submissions may be sent to cityclerksoffice@brampton.ca and must be received no later than 4:30 p.m. on Tuesday, March 1, 2022.




If you wish to be notified of the decision of the City in respect to a proposed plan of subdivision, on a zoning by-law amendment, adoption of an official plan amendment, or of the refusal of a request to amend the official plan, you must make a written request to the Clerk, City of Brampton, 2 Wellington Street West Brampton, ON L6Y 4R2.

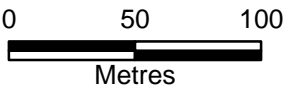
More Information:

For more information about this matter, including information about preserving your appeal rights contact the City Planner identified in this notice. Supporting studies and drawings that have been submitted with the application are available on the City's website under Current Development Applications on the Planning, Building, & Economic Development page, and by searching the City File # listed above.

Note: In accordance with Official Plan policy, a recommendation report will be prepared by staff and presented to a future meeting of the Planning, Building and Economic Development Committee and forwarded to City Council for a decision. City Council will not adopt a proposed Official Plan Amendment or enact a proposed Zoning By-law or approve in principle a plan of subdivision until at least 30 days after the date of a statutory public meeting.



-  SUBJECT LAND
-  GREENSPACE
-  PROPERTY LINE



Author: kovac
Date: 2021/11/18

**APPENDIX 2
LOCATION MAP
GLEN SCHNARR AND ASSOCIATES INC.
UMBRIA DEVELOPERS INC.**

CITY FILE: OZS-2021-0044

