

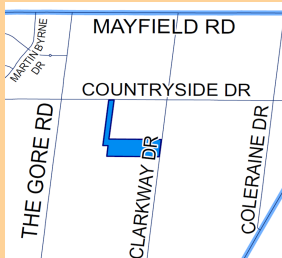
Glen Schnarr & Associates Inc. – SCW 2084 VENTURE INC., CL5R INC., CSCW 740 INC., & CS0006 VENTURE INC.

Application for an Official Plan & Zoning By-Law Amendment and to Permit a Draft Plan of Subdivision

Location:
 0, 10742, 10778, 10786 Clarkway Drive & 0 Countryside Drive

City File #: OZS-2022-0015

Ward: 10



Public Notice



**Monday,
May 6th, 2024**



7:00 p.m.



**City Hall Council Chamber
& Virtual Option**
<http://video.isilive.ca/brampton/live.html>

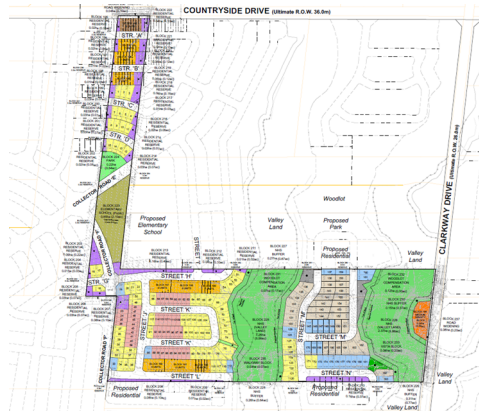
Information is available in alternative / accessible format upon request.

Purpose and Effect

The applicant has submitted an application to amend the Official Plan and Zoning By-Law and for a Draft Plan of Subdivision to permit a development consisting of a total of 273 residential units. Further details include:

- Total residential unit count of 273 units (23.45 acres)
 - 183 Single Detached Units (with lot widths ranging from 9.1 metres to 13.7 metres)
 - 66 Street Townhouse Units
 - 24 Dual Frontage Townhouse Units
- 0.54 acres dedicated to an Elementary School Block
- 2.1 acres dedicated to a Park
- 14.58 acres dedicated to Natural Heritage System and associated buffers, compensation areas, and walkways
- 10.33 acres dedicated to Roads and Road widenings

An Official Plan Amendment is needed to re-designate a portion of the subject property from "Executive Residential" to "Low Density Residential" and from "Low Density Residential" to "Medium Density Residential".



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 & Development page, and by searching the City File # OZS-2022-0015: <https://planning.brampton.ca/>.

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:

- (a) The person or public body is not entitled to appeal the decision of the City of Brampton to the Local Planning Appeal Tribunal; and,
- (b) 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?

Please note: City Hall is now hosting in-person Public Meetings. A hybrid virtual option is also offered. Pre-registration is required to speak or delegate virtually at the public meeting. Please email CityClerksOffice@brampton.ca no later than **4:30 p.m. on Tuesday, April 29th, 2024** to pre-register and receive more details.

To ensure a presentation on this item is provided at the meeting, interest for this will need to be indicated by either attending in person or indicating this, or by emailing CityClerksOffice@brampton.ca to request a presentation prior to 4:30pm on the day of the meeting.

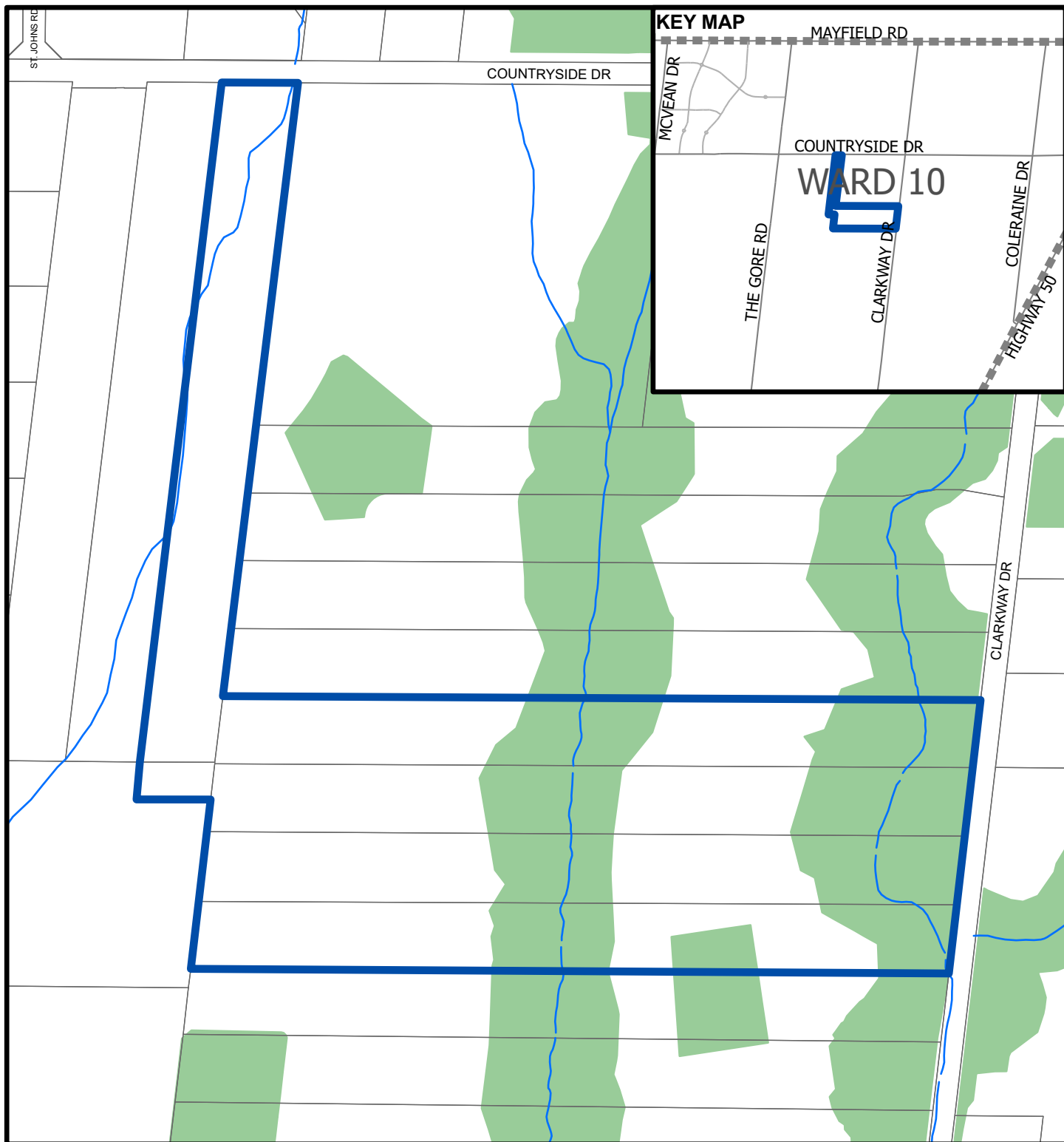
- Send comments to Arjun Singh, Development Planner (Arjun.Singh@brampton.ca, 905-874-2254). AND/OR
- Mail comments to:
 Planning, Building and Growth Management Department,
 2 Wellington Street West, 3rd Floor, Brampton ON L6Y 4R2
 AND/OR
- Submit an audio or video recording (up to 5 minutes) to be 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, April 29th 2024**.

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:

City 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 Planners identified in this notice. **Note:** In accordance with Official Plan policy, a recommendation report will be prepared by staff and presented to a future meeting of the Planning and Development Committee and forwarded to City Council for a decision.



- Parcel Fabric
- Major Watercourse
- Park
- Subject Lands



BRAMPTON
Flower City



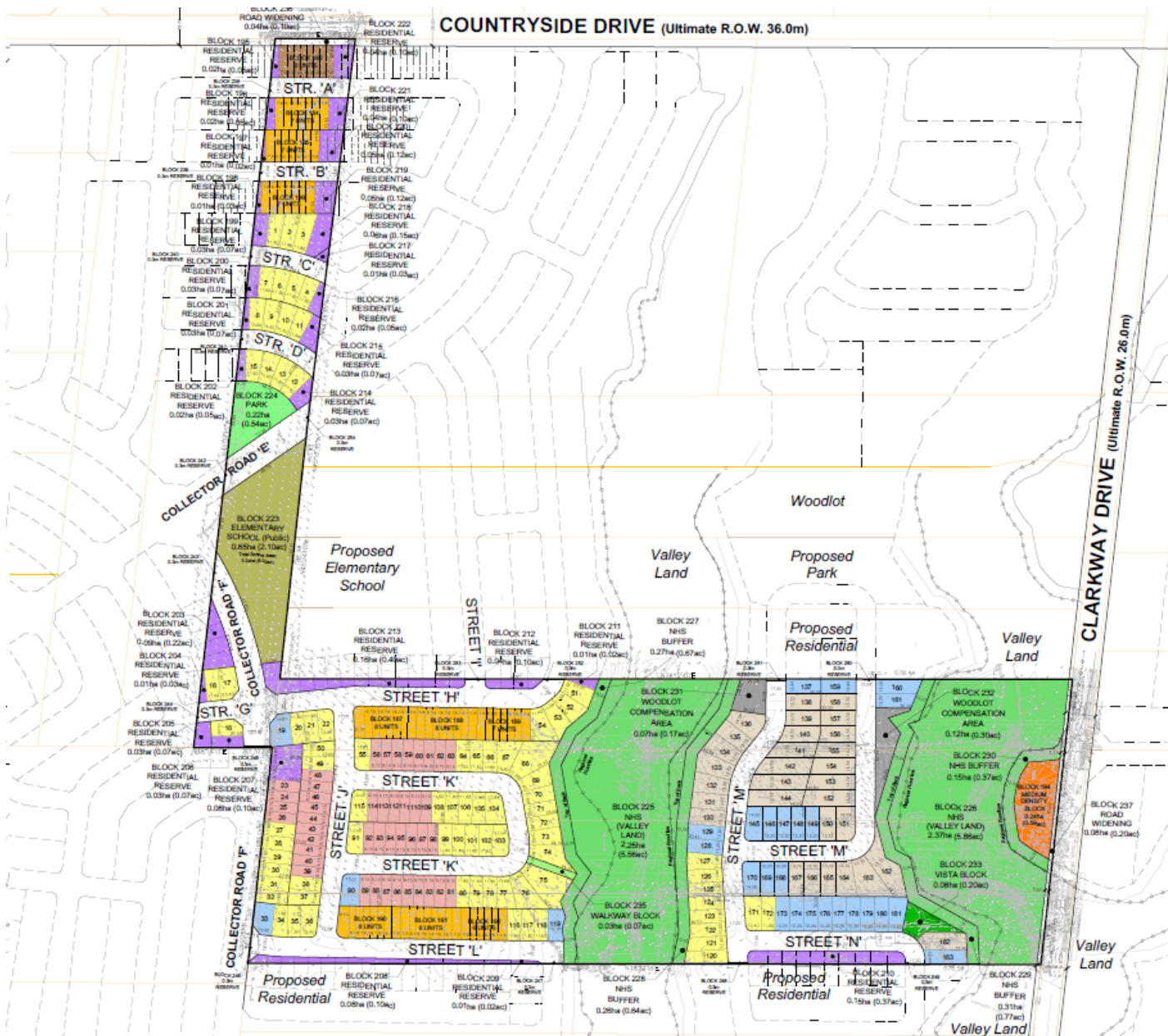
PLANNING, BUILDING AND GROWTH MANAGEMENT

0 75 150
Metres

Author: CAntoine
Date: 2024/03/27

APPENDIX 2 LOCATION MAP

Applicant: Mark Condello
Owner: SCW 2084 VENTURE INC., CL5R
INC., CSCW 740 INC., & CS0006 VENTURE INC.
CITY FILE: OZS-2022-0015



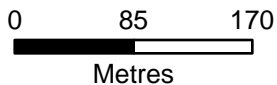
Land Use Schedule

LAND USE	LOTS / BLOCKS	AREA (ha)	AREA (ac)	UNITS
DETACHED - 13.7m (45')		1.52	3.78	30
DETACHED - 12.20m (40')		1.10	2.72	28
DETACHED - 11.60m (38')	1-183	3.01	7.44	81
DETACHED - 9.15m (30')		1.11	2.74	44
STREET TOWNHOUSES - 6.1m (20')	184-192	1.19	2.94	66
DUAL FRONTAGE TOWNHOUSES - 5.5m (18')	193	0.13	0.32	8
MEDIUM DENSITY BLOCK	194	0.24	0.59	
RESIDENTIAL RESERVE	195-222	1.19	2.94	
ELEMENTARY SCHOOL (PUBLIC)	223	0.22	0.54	
PARK	224	0.85	2.10	
NHS (VALLEY LAND)	225, 226	4.62	11.42	
NHS BUFFER	227-230	0.98	2.42	
WOODLOT COMPENSATION AREA	231, 232	0.19	0.47	
WALKWAY BLOCK	233	0.08	0.20	
WALKWAY BLOCK	235	0.03	0.07	
ROAD WIDENING	236, 237	0.12	0.30	
0.3m RESERVE	238-254	0.00	0.00	
24.0m R.O.W. - (67m Length)		0.21	0.52	
23.0m R.O.W. - (156m Length)		0.36	0.89	
17.0m R.O.W. - (2,025m Length)		3.49	8.62	
TOTAL	254	20.64	51.00	257



BRAMPTON
Flower City

PLANNING, BUILDING AND GROWTH MANAGEMENT



Author: CAntoine
Date: 2024/03/27



APPENDIX 1 Draft Plan of Subdivision

Applicant: Glen Schnarr and Associates Inc.
Owner: SCW 2084 VENTURE INC., CL5R
INC., CSCW 740 INC., & CS0006 VENTURE INC.
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