

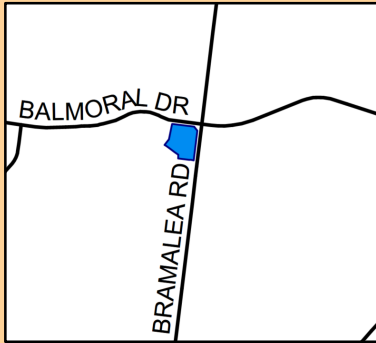
Balmoral Inc. c/o Gagnon Walker Domes Ltd.

Application for an Official Plan Amendment and Zoning By-law Amendment

Address: 507 Balmoral Drive

City File #: OZS-2025-0013

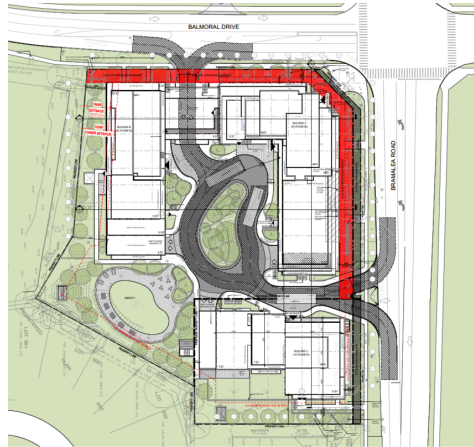
Ward: 7



Purpose and Effect

The purpose of the application is to amend the Official Plan and Zoning By-law to facilitate the future redevelopment of the subject site, featuring a range of mid-rise and high-rise residential apartment buildings consisting of 10, 12 and 45 storeys, with ground floor commercial space within the building fronting Balmoral Dr and Bramalea Rd.

The subject property is located at the southwest corner of the intersection of Balmoral Drive and Bramalea Road and is municipally known as 507 Balmoral Drive.



****Applicant submitted site sketch**

Submitted supporting studies and drawings are available on the City's website under Current Development Applications on the Planning & Development page, and by clicking on "Search for an Application", using City File # OZS-2025-0013 on the following web page:

<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:

- The person or public body is not entitled to appeal the decision of the City of Brampton to the Ontario Land 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?

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, June 3rd, 2025**, to pre-register.

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 Jan Salaya, Development Planner III (Jan.Salaya@brampton.ca, 905-874-2069).

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, June 3rd, 2025**.

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 Clerks, City of Brampton
2 Wellington Street West
Brampton, ON L6Y 4R2

More Information:

Please note that the current Provincial Planning Act legislation only permits certain agencies/bodies/specified persons to appeal Official Plan or Zoning By-law Amendment applications.

For more information about this matter, contact the City Planners identified in this notice.

Public Notice



Monday, June 9th, 2025



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.



KEY MAP

WARD 7

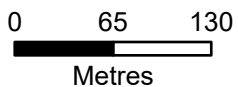
BRAMALEA RD

BRAMALEA S
ADULT EDUCATION
CENTRE NORTH
(BRAMALEA)

- Major Watercourse
- School
- Fire Station
- Parcel Fabric
- Park
- Street
- Subject Lands



PLANNING, BUILDING AND GROWTH MANAGEMENT




Date: 2025/04/26

APPENDIX 2 LOCATION MAP

Owner: Balmoral Inc.
Applicant: Gagnon Walker Domes Ltd.
CITY FILE: OZS-2025-0013



 Subject Lands



PLANNING, BUILDING AND GROWTH MANAGEMENT

Author: CAntoine
Date: 2025/04/29

APPENDIX 1 CONCEPT PLAN

Owner: Balmoral Inc.
Applicant: Gagnon Walker Domes Ltd.
CITY FILE: OZS-2025-0013