

150 Rollingwood Drive Zoning By-law Amendment

Statutory Public Meeting – June 17, 2024

**BIGLIERI
GROUP**



00 Agenda

01 Site Location

02 Street View

03 Proposed Development

04 Site View

05 Site View

06 Renderings

07 Surrounding Land Uses

08 Transit Connectivity

09 Community Amenities

10 Planning Applications

11 Questions and Comments

01 Site Location



02 Street View



03 Proposed Development



Building Details

- 118 units
- Back-to-back & standard townhouses
- Height of 12.5 metres

Parking Details

- 118 in-unit parking spaces
- 23 visitor parking spaces
- 10 short-term bicycle spaces

Site Access

- Accessed via private road from Rollingwood Drive
- Pedestrian connections provided to Mavis Road

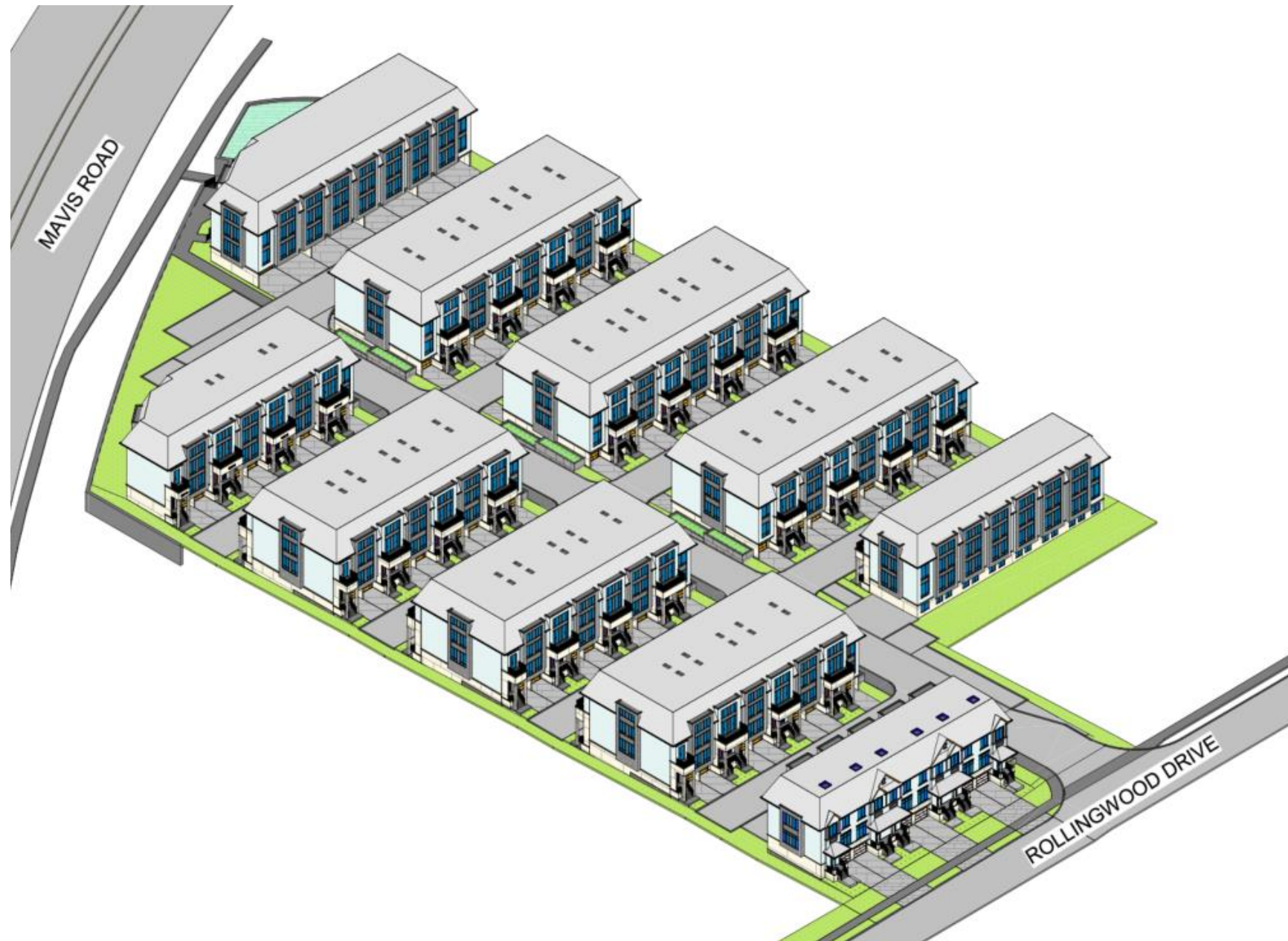
04 Site View

View from Mavis Road



05 Site View

View from Rollingwood Drive



06 Renderings

Standard Townhouses



Back-to-Back Townhouses



Streetscape



Streetscape



07 Surrounding Land Uses

South



North



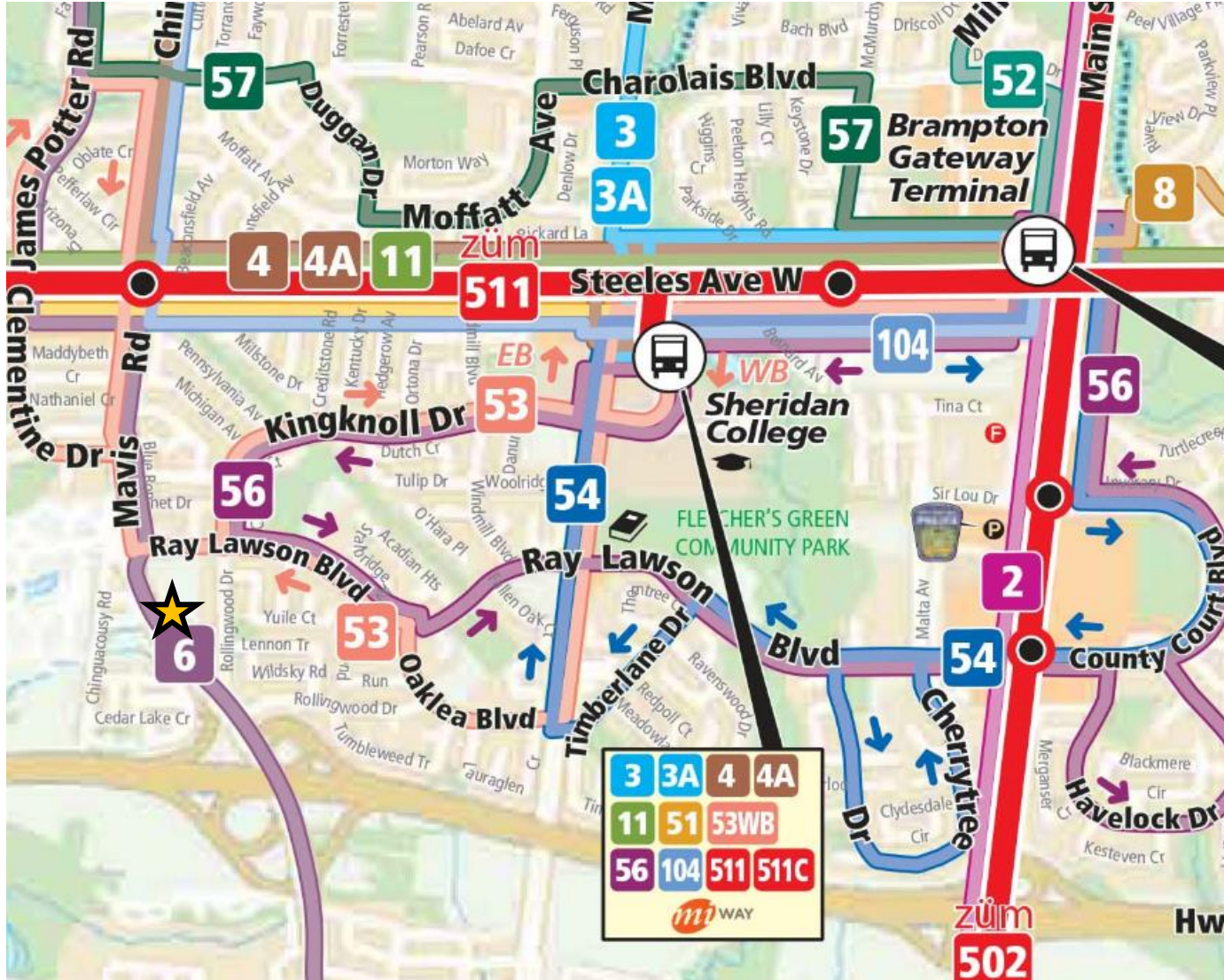
West



East



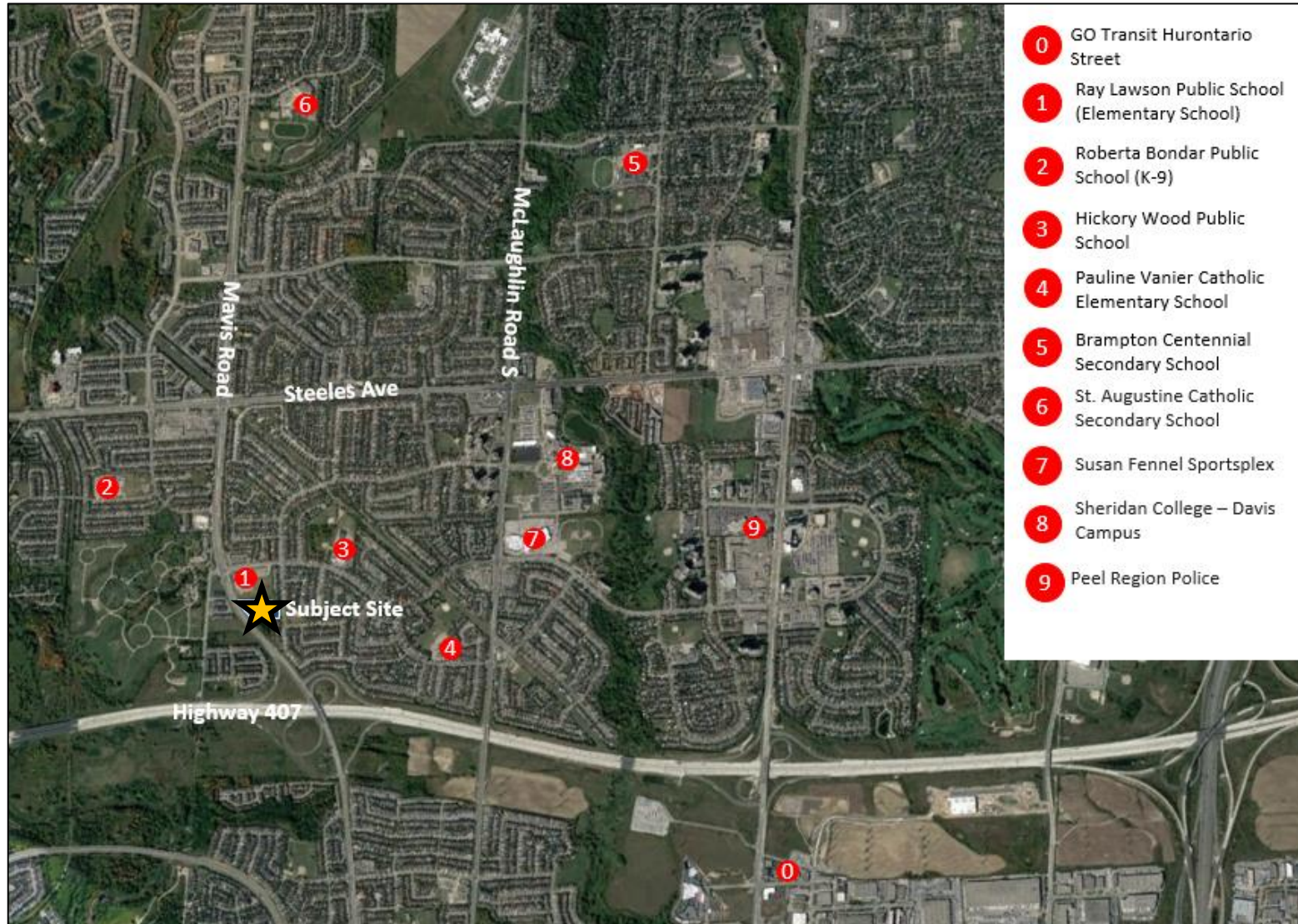
08 Transit Connectivity



★ Site Location

Walking distance (<250 metres) from three bus local routes with varying frequencies.

09 Community Amenities



★ Site Location

Near schools, community centres, higher order transit.

10 Planning Applications

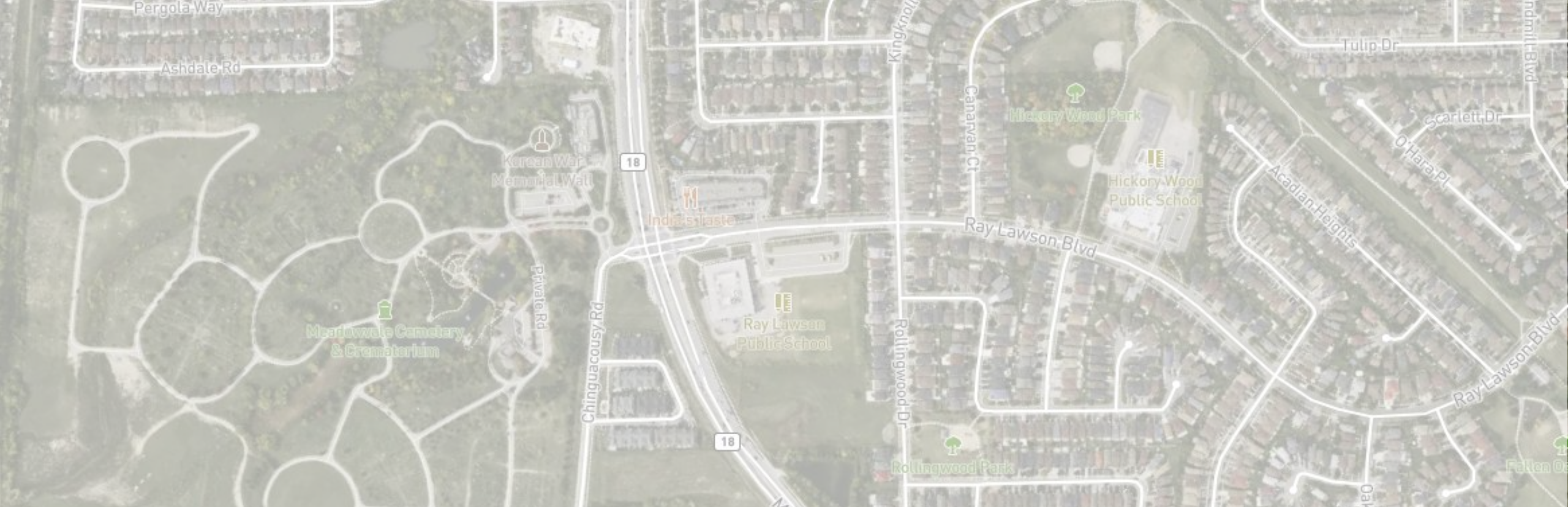
Zoning By-law Amendment

- Site is zoned ***Agricultural*** which does not permit for townhouse-style developments
- A Zoning By-law Amendment to rezone the site from ***Agricultural*** to ***Residential Street Townhouse C (R3C)*** with site-specific exceptions

Site Plan Application

- A Site Plan Application is required facilitate the development
- This will be submitted to municipal planning staff at a later date

11 Questions and Comments



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