



Sep 05, 2024

Mr./ Ms.

Shawntelle Trdoslavic
Planning Department
City of **Brampton**,
Ontario

Re: OZS-2024-0054 - 0 Mayfield Road
Rogers Reference #: M24B464A01

Dear **Shawntelle Trdoslavic**,

Thank you for your letter. Rogers Communications appreciates the opportunity to review and comment on future development within the City of **Brampton**.

We have reviewed the proposed area and do not have any comments or concerns at this time.

Rogers currently has existing communications within this area. Please contact Rogers at gtaw.newarea@rci.rogers.com prior to the commencement of construction.

Should you have any questions or require further information, please do not hesitate to contact GTAW New Area, Outside Plant Engineering.

Sincerely,

Anuradha P

GTAW New Area
Outside Plant Engineering
gtaw.newarea@rci.rogers.com
Rogers Communications Canada Inc.
3573 Wolfedale Rd, Mississauga Ontario

September 9, 2024

SENT BY E-MAIL (Arjun.singh@brampton.ca)

Arjun Singh
Planner
Planning, Building and Economic Development
City of Brampton
2 Wellington Street West
Brampton, ON L6Y 4R2

Dear Arjun Singh:

Re: OZS-2024-0054
0 Mayfield Drive
Owner: 2835755 Ontario Inc.
Agent: KLM Planning Partners Inc.

This letter acknowledges receipt of a revised submission in support of the above noted application circulated by the City of Brampton. The materials were originally received by Toronto and Region Conservation Authority (TRCA) staff on September 5, 2024. Toronto and Region Conservation Authority (TRCA) staff have reviewed this application in accordance with the Conservation Authorities Act, which requires TRCA to provide programs and services related to the risk of natural hazards within its jurisdiction. With respect to Planning Act matters, conservation authorities have a role to ensure that decisions under the Planning Act are consistent with the natural hazard policies of the Provincial Policy Statement (PPS) and conform to any natural hazard policies in a provincial plan.

Background

It is our understanding the proposed Temporary Zoning By-law Amendment Application is to permit a truck and trailer yard with warehousing facilities on a temporary basis. The subject property contains several headwater drainage features (HDF) identified for removal under the approved Area 47 MESP.

Application Specific Comments

TRCA staff have reviewed the submitted materials and notes a Functional Servicing and Stormwater Management Report (FSSWM) has not been provided. Per the approved Area 47 MESP the function of all HDF's to be removed must be demonstrated to be replicated in the post development condition through the submission of a supporting FSSWM which appears to be outstanding.

Ontario Regulation 41/24

The proposed development is partially within TRCA's Regulatory Area owing to the presence of Headwater Drainage Features. As per the approved Area 47 MESP, these HDFs have been identified for removal and mitigation is to be provided. TRCA should continue to be circulated as part of future detailed design applications to ensure the proposed stormwater drainage system will to replicate the function of the HDFs that are lost. A final permit under Ontario Regulation will not be required following TRCA approval of associated Planning Act applications in the future.

Background

TRCA staff have reviewed the submitted materials and notes submission of the FSSWM remains outstanding. TRCA staff can be supportive of the approval of OZS-2024-0054 provided a Holding (H) symbol is applied, whereby the H would not be lifted to permit the proposed land uses until the above noted report is provided to the satisfaction of TRCA staff.

Fee

We thank the applicant for their prompt submission of the required review fee.

Conclusion

We trust these comments are of assistance. Should you have any questions, please contact me at 1-437-880-1938 or at Anthony.Syhlonyk@trca.ca.

Sincerely,

Anthony Syhlonyk
Planner
Development Planning and Permits | Development and Engineering Services

Archived: 2024/09/11 11:20:14 AM

From: [Shamsi, Marzuq](#)

Sent: 2024/09/10 11:12:11 AM

To: [Singh, Arjun](#)

Cc: [Hardcastle, John](#); [dana.jenkins](#)

Subject: [EXTERNAL]RE: [OZS-2024-0054] Notice of Application and Request for Comments DUE: SEPT 24/2024

Response requested: Yes

Sensitivity: Normal

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Good morning Arjun, I hope you are well, thanks for reaching out.

Regional staff are undertaking an expedited review of this application to meet the City's PDC rec report timeline for September 23rd. We would like to advise that this application is not only for the reactivation of expired permissions through temporary use by-law 69-2021, but an expansion of permissions to the adjacent abutting westerly lands, for additional uses and structures as well.

Feasibility assessment materials were not provided for this application (FSR, TIS, SWM Report), despite being requested from the pre-consultation process. Therefore, the scope and extent of the Regional matters of interest on this application have yet to be determined and can be quite substantial.

Notwithstanding, participation in the City's process is appreciated, and Regional staff would like to see a Holding (H) symbol used, and not lifted until such time as the Region has received all required application fees (***the rezoning application fee is outstanding and payable***), and is satisfied with the outstanding studies and has provided written confirmation of this satisfaction. In addition to the draft H provisions you listed, we will provide additional conditions that are required once our review has been completed.

Please let me know if you have any questions or concerns in the interim,

Thank you,



Marzuq Shamsi, BURPI

Junior Planner

Planning and Development Services

Public Works

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