

## Public Works

10 Peel Centre Dr.  
Suite A  
Brampton, ON  
L6T 4B9  
tel: 905-791-7800

[peelregion.ca](http://peelregion.ca)

May 23, 2024

Harsh Padhya  
Planner III, Development Services  
City of Brampton  
2 Wellington Street West, L6Y 4R2  
City of Brampton  
[harsh.padhya@brampton.ca](mailto:harsh.padhya@brampton.ca)

Re: **Application for Zoning By-law Amendment  
Jindal Developments Ltd.  
1955 Cottrelle Blvd  
City of Brampton  
City File: OZS-2023-0045  
Region File: RZ-23-045B**

Dear Harsh,

Region of Peel staff have reviewed the above noted Zoning By-law Amendment Application (received April 30, 2024) to facilitate the development of a ten-storey apartment building with 174 residential units, and offer the following comments:

### General Development Services Comments

- The Region of Peel is in receipt of the required Zoning Bylaw Review fee.
- There are no Regional easements on the subject lands.
- Please note that additional comments relating to the future site plan submission were provided through the Regional comment letter for PRE-24-048B.

### Waste Management Requirements

- This development is not within the vicinity of a landfill site.
- The owner/proponent acknowledges that the records of the Regional Municipality of Peel concerning the location and nature of waste disposal sites or hazardous wastes are incomplete and that the Regional Municipality of Peel makes no representation that records may be relied upon in determining whether or not lands have been used for the disposal of waste or hazardous wastes. However, should there be any doubt about the integrity of the listed application with respect to the possibility of a waste disposal site or hazardous wastes on or adjacent to the property, the applicant is recommended to carry out a detailed soil investigation by a qualified Geotechnical Engineer.
- Prior to Zoning Bylaw Amendment Approval- The Region of Peel will provide Front-End collection of Garbage and Recyclable Materials subject to Section 2.0 and 4.0 of the Waste Collection Design Standards Manual requirements being met and labelled on the Waste Management Plan.
- This Waste Management plan must demonstrate:
  - Collection vehicle access route throughout the sites must be shown on a Waste Management Plan. See section 2: of the WCDSM for access route requirements. Please note, the Turning Radius from the centre line along the waste collection vehicle access route must be a minimum of 13 metres on all turns. Concept Plan is showing 12.3 m which does not meet the requirements. Also note, Concept Plan shows the waste

collection vehicle will need turn while reversing to exit the collection point area. Due to safety reasons, waste collection vehicles are not permitted to turn while reversing. A redesign is recommended.

- All bins of a single stream, whichever is larger, must be shown in all the collection point areas. The collection point areas must also show 10 square meters for the set-out of Bulky Items.
- The waste collection point illustrated on the Concept Plan indicates that the collection vehicle needs to reverse onto the oncoming traffic as it exits the collection point area. To ensure the safety of pedestrians and vehicles, the developer will be required to install a stop sign with a flashing warning light that can be triggered when the collection vehicle is on site at the collection point area. Additionally, it is advisable to have a convex mirror at the collection point to aid the driver in reversing. For detailed drawings and examples of the complete requirements, please refer to Appendix 4: 13 and 14 of the WCDSM.
- For more information, please consult the Region of Peel Waste Collection Design Standards Manual available at: <https://peelregion.ca/public-works/design-standards/pdf/waste-collection-design-standardsmanual.pdf>

### **Site Servicing Requirements**

#### **Water Servicing**

- An existing 200 mm diameter sanitary sewer is located on Cottrelle Blvd.
- Due to the size and function of the 600 mm diameter watermain on Cottrelle Blvd, connection will not be permitted (Watermain Design Criteria 6.1).
- Servicing of this site may require municipal and/or private easements and the construction, extension, twinning and/or upgrading of municipal services. All works associated with the servicing of this site will be at the applicant's expense. The applicant will also be responsible for the payment of applicable fees, DC charges, legal costs and all other costs associated with the development of this site.
- For this type of development proposal, it is recommend, where possible, to consider a domestic water and fire system looped to municipal water, to provide a redundant water supply.
- All unutilized water and sanitary services shall be disconnected and/or abandoned in accordance with Region of Peel standards and specifications.
- Please review the Region's Water Design Criteria found on-line.

#### **Sanitary Sewer Servicing**

- An existing 250 mm diameter sanitary sewer is located on Cottrelle Blvd.
- Servicing of this site may require municipal and/or private easements and the construction, extension, twinning and/or upgrading of municipal services. All works associated with the servicing of this site will be at the applicant's expense. The applicant will also be responsible for the payment of applicable fees, DC charges, legal costs and all other costs associated with the development of this site.
- All unutilized water and sanitary services shall be disconnected and/or abandoned in accordance with Region of Peel standards and specifications.
- Please review the Region's Sanitary Sewer Design Criteria found on-line.

#### **Functional Servicing Review Requirements**

- The FSR dated 2023-11-15 and prepared by Ram Engineering Inc has been received. The Report is complete and will be sent for modelling, although the hydrant flow test was not performed off the 200mm watermain, and therefore another flow test may be required.
- The non-refundable Functional Servicing Report/Demand Table Review Fee of \$1025.00 is required as per the current Fees By-law prior to **OZ/RZ approval**.

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Tel: 905-791-7800 [www.peelregion.ca](http://www.peelregion.ca)

### Site Servicing Requirements

- **The concept servicing drawing dated Rev.1 2024 02 28, is showing two domestic/fire line connections into the 200mm watermain on Cottrelle Blvd. Please provide an explanation for this servicing scenario. If this is shown in error, please ensure the servicing drawing is revised accordingly.**
- A satisfactory site servicing submission and the 1<sup>st</sup> submission fee of \$430.76 as per the latest fee by-law are required prior to site plan approval.
- Please confirm tenure prior to OZ/RZ approval.
- The Region will not accept property line chambers and maintenance holes within foundation walls and in the road allowance. These appurtenances shall be to Region standards, accessible, separated from the foundation and accommodated with a notch out in the foundation wall.
- All Servicing and grading drawings shall reflect the local municipality's road widening requirements.
- Site plan approval is required prior to Region of Peel site servicing connection approval.
- Fire protection approval from the City of Brampton is required prior to Region of Peel site servicing connection approval. It is the applicant's responsibility to provide the Region with evidence of fire approval i.e. email and/or the Building Division's approved or latest drawing revision.
- Regional site servicing connection approval and Regional preliminary acceptance of the municipal servicing connections is required prior to the City of Brampton issuing full building permit.
- Infrastructure information
  - The applicant shall verify the location of the existing service connections to the subject site and the contractor shall locate all existing utilities in the field. Requests for underground locates can be made at <https://www.ontarioonecall.ca/portal/>
  - The Region of Peel has recently released a web application used for locating water, wastewater, transportation and other regional assets across Mississauga, Brampton, and Caledon as well as viewing as-built drawings. It is called **EPAL - External Peel Asset Locator** and is now available for external contractors and consultants. If you do not have an existing account, please contact [aimsgroup@peelregion.ca](mailto:aimsgroup@peelregion.ca) to request access. Once access has been requested, instructions will be provided in the welcome email.
- If you require assistance in addition to the information found in EPAL, please contact Records at [PWServiceRequests@peelregion.ca](mailto:PWServiceRequests@peelregion.ca)

### Payment Process

- **Please note that servicing fees indicated are the same as those included in the Pre-Application for the future site plan (PRE-24-048B).**
- Please be advised that the 2024 Fees By-Law update will include an increase in some Engineering fees. All fees may be subject to change on an annual basis pending Council approval. The securities collected for all Regional Site Servicing Connection applications will also be increased as of January 1, 2024, to ensure works are completed to Region of Peel standards and specifications and to correct deficiencies, for emergency repairs and public safety concerns not resolved by the applicants' contractors.
- Servicing Connections is accepting payments by Electronic Fund Transfers (EFT).
- Please complete the table below with your information and return the completed table to Iwona Frandsen at [iwona.frandsen@peelregion.ca](mailto:iwona.frandsen@peelregion.ca) for payment processing (all fields are mandatory).
- We will not be able to accept or process the payment without the completed table.
- Once Servicing Connections receives confirmation that the funds have been successfully transferred to the Region of Peel, a receipt will be issued to the payer via email.

Payer's Name (Individual or Company)	
Payer's Phone Number	
Payer's Address (Where the securities will	

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### Public Works

10 Peel Centre Dr., Suite A, Brampton, ON L6T 4B9  
Tel: 905-791-7800 [www.peelregion.ca](http://www.peelregion.ca)

be returned to)	
Payer's Email Address	
Company name representing the Payer	
Contact person name from company representing the Payer	
Contact person representing the Payer - email address	
Dollar Amount of Payment	\$1455.76
Region of Peel File Number (C#####)	C604104
Credit Card if Under \$1,000.00 (Yes/No)	
For Credit Card – Person to Call	
For Credit Card – Phone Number for the Above Person	

Owner name	
Owner contact person	
Owner address	
Owner contact person phone number	
Owner contact person email	

**General Servicing Comments**

- All our design criteria, standards, specifications, procedures and report and submission requirements are found on-line at <https://www.peelregion.ca/public-works/design-standards/#procedures>
- Please refer to Section 3 of our Site Plan Procedure document found on-line
- Please refer and adhere to the Regional By-laws that are applicable to your proposal, such as, but not limited to, the Water, Wastewater and Backflow Prevention by-laws <https://www.peelregion.ca/council/bylaws/archive.asp>
- Please refer to our standard drawings on-line to determine which standards are applicable to your project.
- Public and private services, appurtenances, materials, and construction methods must comply with the most current Region of Peel standards and specifications, the local municipality's requirements for the Ontario Building Code and Ontario Provincial Standards. All works shall adhere to all applicable legislation, including Regional By-laws.

**Concluding Comments**

Please see previous Regional comment letters for additional resources and notes for future submissions and Regional processes. If there are any questions or concerns, please contact me at your earliest convenience at 905-791-7800 ext. 2620, or by email at [Emily.nix@peelregion.ca](mailto:Emily.nix@peelregion.ca).

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**Public Works**

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 Tel: 905-791-7800 [www.peelregion.ca](http://www.peelregion.ca)

Thank you,

A handwritten signature in black ink that reads "Emily Nix". The signature is written in a cursive, flowing style.

Emily Nix  
Junior Planner  
Planning and Development Services  
Region of Peel

Cc Manni Chauhan, G-Force Urban Planners and Consultants

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July 12, 2024

Harsh Padhya  
Planner III, Development Services  
City of Brampton  
2 Wellington Street West, L6Y 4R2  
City of Brampton  
[harsh.padhya@brampton.ca](mailto:harsh.padhya@brampton.ca)

Re: **Application for Zoning By-law Amendment  
Jindal Developments Ltd.  
1955 Cottrelle Blvd  
City of Brampton  
City File: OZS-2023-0045  
Region File: RZ-23-045B**

Dear Harsh,

Region of Peel staff have reviewed the second submission of the above noted Zoning By-law Amendment Application (received June 27, 2024) to facilitate the development of a ten-storey apartment building with 174 residential units. Following the review of the revised materials, the Region has no objection to the proposed amendment and offer the blow comment to aid in future Site Plan application submissions:

### General Development Services Comments

- The Region of Peel is in receipt of the required Zoning Bylaw Review fee.
- There are no Regional easements on the subject lands.

### Waste Management Requirements

- The Waste Management Plan submitted by the applicant in this submission has successfully fulfilled all the WCDSM requirement for Front-end collection of garbage and recyclable materials.
  - The developer will be responsible for collection of the recyclable materials until 90 per cent of the development is complete. Once the 90 per cent of the development has been reached, the developer will be required to contact the Region of Peel, Waste Management Division at 905-791-9499 to initiate the process of collection of recyclable materials. At this time, Waste Management staff will visit the site to confirm the vehicle access route and that 90 per cent completion has been reached. Upon confirmation, Waste Management staff will confirm when collection service can commence.
  - For collection of recyclable materials from private lanes, apartments and or condominiums, an Acknowledgement and Release for Private Property Waste Collection Services must be completed prior to the commencement of collection. Please see Appendix 10 and 11 of the Region of Peel Waste Collection Design Standards Manual for the two forms that must be completed prior to the Commencement of waste Collection.

### **Site Servicing Requirements**

- Modeling has been completed based on the demand table provided by RAM Engineering Inc., dated 11/15/2023, and there are no objections to the proposed connections/proposed water/wastewater demands.
- Receipt of the demand table review fee and the first submission fee is acknowledged.

### **Concluding Comments**

Additional comments may be provided upon the receipt of the formal Site Plan application. If there are any questions or concerns, please contact me at your earliest convenience at 905-791-7800 ext. 2620, or by email at [Emily.nix@peelregion.ca](mailto:Emily.nix@peelregion.ca).

Thank you,

Emily Nix  
Junior Planner  
Planning and Development Services  
Region of Peel

Cc Manni Chauhan, G-Force Urban Planners and Consultants

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### **Public Works**

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## Public Works

10 Peel Centre Dr.  
Suite A  
Brampton, ON  
L6T 4B9  
tel: 905-791-7800

[peelregion.ca](http://peelregion.ca)

September 10, 2024

Harsh Padhya  
Planner III, Development Services  
City of Brampton  
2 Wellington Street West, L6Y 4R2  
City of Brampton  
[harsh.padhya@brampton.ca](mailto:harsh.padhya@brampton.ca)

Re: **Application for Zoning By-law Amendment  
Jindal Developments Ltd.  
1955 Cottrelle Blvd  
City of Brampton  
City File: OZS-2023-0045  
Region File: RZ-23-045B**

Dear Harsh,

Region of Peel staff have reviewed the third submission of the above noted Zoning By-law Amendment Application (received August 13, 2024) to facilitate the development of a ten-storey apartment building with 174 residential units. Following the review of the revised materials, the Region has **no objection** to the proposed amendment and offer the blow comment to aid in future Site Plan application submissions:

### General Development Services Comments

- The Region of Peel is in receipt of the required Zoning Bylaw Review fee.
- There are no Regional easements on the subject lands.
- Note that the changes posed through the third submission, with the removal of the RI/RO Cottrelle Blvd access, do not impact the Regional comments offered in the second submission comment letter.

### Waste Management Requirements

- The Waste Management Plan submitted by the applicant in this submission has successfully fulfilled all the WCDSM requirement for Front-end collection of garbage and recyclable materials.
  - The developer will be responsible for collection of the recyclable materials until 90 per cent of the development is complete. Once the 90 per cent of the development has been reached, the developer will be required to contact the Region of Peel, Waste Management Division at 905-791-9499 to initiate the process of collection of recyclable materials. At this time, Waste Management staff will visit the site to confirm the vehicle access route and that 90 per cent completion has been reached. Upon confirmation, Waste Management staff will confirm when collection service can commence.
  - For collection of recyclable materials from private lanes, apartments and or condominiums, an Acknowledgement and Release for Private Property Waste Collection Services must be completed prior to the commencement of collection. Please see Appendix 10 and 11 of the Region of Peel Waste Collection Design Standards Manual for the two



forms that must be completed prior to the Commencement of waste Collection.

**Site Servicing Requirements**

- Modeling has been completed based on the demand table provided by RAM Engineering Inc., dated 11/15/2023, and there are no objections to the proposed connections/proposed water/wastewater demands.
- Receipt of the demand table review fee and the first submission fee is acknowledged.

**Concluding Comments**

Additional comments may be provided upon the receipt of the formal Site Plan application. If there are any questions or concerns, please contact me at your earliest convenience at 905-791-7800 ext. 2620, or by email at [Emily.nix@peelregion.ca](mailto:Emily.nix@peelregion.ca).

Thank you,



Emily Nix  
Junior Planner  
Planning and Development Services  
Region of Peel

Cc Manni Chauhan, G-Force Urban Planners and Consultants

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**Public Works**

10 Peel Centre Dr., Suite A, Brampton, ON L6T 4B9  
Tel: 905-791-7800 [www.peelregion.ca](http://www.peelregion.ca)

May 1, 2024

City of Brampton  
2 Wellington Street West  
Brampton, Ontario  
L6Y 4R2  
Att'n: Harsh Padhya

Re: Notice of Application and Request for Comments – 1955 Cottrelle Blvd  
COB File: OZS-2023-0045

Dear Harsh,

We are in receipt of your request for comments regarding the above project. We respond as follows.

A/ The proposed location of the transformer cannot be guaranteed by Alectra Utilities Brampton. The transformer location will be finalized when Alectra completes designing the project. The applicant shall provide the required clearances and space for the transformer or switchgear according to Alectra Utilities Brampton standards.

B/ Please include as a condition of approval the following:

- Applicant shall observe all aerial and underground clearances as may be required.
- We supply one point of connection per legally severed lot. The designer will need to design this and any future additions from a single distribution point.
- The maximum transformation capacity supplied by Alectra Utilities Brampton is 3,000 kVA.
- Anticipated capacity is not guaranteed and must be confirmed with Alectra Utilities Brampton. If capacity is available, it is provided on a first come first serve basis and the applicant is responsible for any expansion costs when the system capacity would have to be enhanced/expanded due to the applicant's loading requirements.

C/ The above comments are preliminary and does not guarantee a supply. If their application is approved, and this Customer wishes to proceed with their Hydro servicing, please advise the applicant to contact Alectra Utilities Brampton regarding permanent electrical supply to the site as soon as possible. Equipment delivery times may take up to 52 weeks or longer.

D/ The Developer/Customer/Engineering Firm is strongly advised to consult Alectra Utilities Conditions of Service, as they must adhere to all the conditions. This can be found on our web site at <https://alectrautilities.com/conditions-service>.

E/ If there is any existing Alectra Utilities property plant and/or equipment in the proposed location/area in the applicant's design, Alectra Utilities will not allow permanent structure over any such existing plant. If such a scenario exists, the property owner will be responsible for all costs

**Alectra Utilities Corporation**

175 Sandalwood Pkwy West, Brampton, ON L7A 1E8 | t 905 840 6300

[alectrautilities.com](https://alectrautilities.com)

associated with the relocation of the existing plant and must coordinate/consult with Alectra Utilities for the relocation of the plant. If Alectra Utilities determines that an easement is required, the property owner will be solely responsible for the full cost and expense for easement registration, obtaining and registering any required postponements and/or discharges and, the reference plan of survey.

I can be reached at 905-452-5541 if there are any questions.

Yours Truly,

Gaurav Rao  
Supervisor, Distribution Design – ICI & Layouts  
Alectra Utilities

## Padhya, Harsh

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**From:** Municipal Planning <MunicipalPlanning@enbridge.com>  
**Sent:** 2024/05/06 1:13 PM  
**To:** Planningcomments; Padhya, Harsh  
**Subject:** [EXTERNAL]RE: OZS-2023-0045] Notice of Application and Request for Comments DUE: MAY 21/2024

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

Thank you for your circulation.

Enbridge Gas does not object to the proposed application(s) however, we reserve the right to amend or remove development conditions. This response does not signify an approval for the site/development.

Please always call before you dig, see web link for additional details: <https://www.enbridgegas.com/safety/digging-safety-for-contractors>

Please continue to forward all municipal circulations and clearance letter requests electronically to [MunicipalPlanning@Enbridge.com](mailto:MunicipalPlanning@Enbridge.com).

Regards,

**Willie Cornelio** CET (he/him)  
Sr Analyst, Municipal Planning  
Engineering

ENBRIDGE  
TEL: 416-495-6411  
500 Consumers Rd, North York, ON M2J1P8  
enbridge.com  
Safety. Integrity. Respect. Inclusion.

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**From:** Trdoslavic, Shawntelle <Shawntelle.Trdoslavic@brampton.ca>  
**Sent:** Tuesday, April 30, 2024 3:14 PM  
**To:** ZZG-PlanningInfo <zzg-planninginfo@peelregion.ca>; Hardcastle, John <john.hardcastle@peelregion.ca>; Jenkins, Dana <dana.jenkins@peelregion.ca>; suzanne.blakeman@peelsb.com; Gooding, Nick <Nick.gooding@peelsb.com>; Sousa, Phillip <phillip.sousa@peelsb.com>; Tessaro, Zach <zach.tessaro@peelsb.com>; Cox, Stephanie <stephanie.cox@dpcdsb.org>; Koops, Krystina <krystina.koops@dpcdsb.org>; planification <planification@csviamonde.ca>; peelplan@trca.ca; Jason.Wagler@trca.ca; Anthony Syhlonyk <Anthony.Syhlonyk@trca.ca>; Henry Gamboa <henry.gamboa@alecrautilities.com>; Gaurav Robert Rao <Gaurav.Rao@alecrautilities.com>; Dave A. Robinson <DaveA.Robinson@alecrautilities.com>; max.watters@alecrautilities.com; Dennis De Rango <landuseplanning@hydroone.com>; Municipal Planning <MunicipalPlanning@enbridge.com>; CA - Circulations <CA.Circulations@wsp.com>; christopher.fearon@canadapost.ca; RAI, Nirmaljit <nirmaljit.rai@canadapost.postescanada.ca>; TALUSAN, Nikki <Nikki.Talusan@canadapost.postescanada.ca>; gtaw.newarea@rci.rogers.com  
**Cc:** Padhya, Harsh <Harsh.Padhya@brampton.ca>; BramPlanOnline\_Automated <SVC\_AccelaEmail.SVC\_AccelaEmail@brampton.ca>; Planningcomments <Planningcomments@brampton.ca>  
**Subject:** [External] OZS-2023-0045] Notice of Application and Request for Comments DUE: MAY 21/2024

**CAUTION! EXTERNAL SENDER**

Were you expecting this email? TAKE A CLOSER LOOK. Is the sender legitimate?  
DO NOT click links or open attachments unless you are 100% sure that the email is safe.

Good Afternoon,

An application for **1955 Cottrelle Blvd** with an assigned file number of **OZS-2023-0045** was submitted to City of Brampton for review and the applicant submitted materials are made public on [BramPlan Online](#) for review.

As part of our commitment to improving our development application processes, timely reviews are crucial due to compressed timelines.

Please submit your comments to both our general inbox at [planningcomments@brampton.ca](mailto:planningcomments@brampton.ca) and the assigned planner by **May 21, 2024**

If you have any concerns, please contact the assigned planner at [harsh.padhya@brampton.ca](mailto:harsh.padhya@brampton.ca)

*Please note: It will be assumed that if comments are not received by the due date, it will be interpreted that your organization has no comments.*

**How to Access Applicant Submitted Documents**

<https://www.youtube.com/watch?v=2KLexaEefpM>

Thanks and have a great afternoon!

**Shawntelle Trdoslavic**

Development Services Clerk

Planning, Building and Growth Management

City of Brampton | 2 Wellington Street West | Brampton, Ontario | L6Y 4R2

[shawntelle.trdoslavic@brampton.ca](mailto:shawntelle.trdoslavic@brampton.ca)

Our Focus Is People 



Please review the City of Brampton e-mail disclaimer statement at: <http://www.brampton.ca/EN/Online-Services/Pages/Privacy-Statement.aspx>

May 16, 2024

Harsh Padhya  
Senior Planner  
City of Brampton  
1 Wellington Street  
Brampton, ON L5B 3C1

Dear Harsh,

RE: **Application to Amend the Zoning By-law  
Jindale Developments Ltd  
1955 Cottrelle Blvd  
OZS-2023-0045  
City of Brampton**

The Peel District School Board (PDSB) has reviewed the above-noted application for the proposed development consisting of a condo building with 174 residential units located at the above-noted address. PDSB has the following comments based on its School Accommodation Criteria:

The anticipated student yield from this plan is as follows:

<b>Kindergarten to Grade 5</b>	<b>Grade 6 to 8</b>	<b>Grade 9 to 12</b>
17	5	3

The students generated from this development would reside within the boundaries of the following schools:

<b>Public School</b>	<b>School Enrolment</b>	<b>School Capacity</b>	<b>Number of Occupied Portables</b>
Red Willow P.S.	536	776	0
Calderstone M.S.	457	629	0
Chinguacousy S.S.	1,020	1,240	0

This proposed development is located in close proximity to Calderstone M.S. (6-8). PDSB requests that appropriate safety measures be applied during site preparation and construction (fencing between sites/scheduled movement of materials and equipment outside of drop off/pick up and lunch hours) to protect students/staff walking or driving to and from the school site. Please advise PDSB of any project updates and scheduling of

site works so planning staff can advise the appropriate staff at the school location and gather up to date school hours info.

PDSB requires the following conditions be placed in the Development Agreement:

1. Prior to final approval, the City of Brampton shall be advised by the School Board(s) that satisfactory arrangements regarding the provision and distribution of educational facilities have been made between the developer/applicant and the School Board(s) for this plan.

2. The Peel District School Board requires the following clause be placed in any agreement of purchase and sale entered into with respect to any units on this plan, from the date of registration of the development agreement:

- a) "Whereas, despite the efforts of the Peel District School Board, sufficient accommodation may not be available for all anticipated students in the neighbourhood schools, you are hereby notified that some students may be accommodated in temporary facilities or bused to schools outside of the area, according to the Board's Transportation Policy #39. You are advised to contact the School Accommodation department of the Peel District School Board to determine the exact schools."
- b) "The purchaser agrees that for the purposes of transportation to school the residents of the development shall agree that the children will meet the school bus on roads presently in existence or at another designated place convenient to the Peel District School Board. Bus stop locations will be assessed and selected by the Student Transportation of Peel Region's Bus Stop Assessment procedure and process (STOPR012)."

3. PDSB requests that the developer agree to erect and maintain signs at the entrances to the development which shall advise prospective purchasers that due to present school accommodation pressures, some of the children from the development may have to be accommodated in temporary facilities or bused to schools, according to the Peel District Board's Transportation Policy. These signs shall be to the School Board's specifications and at locations determined by the Board.

The Board wishes to be notified of the decision of Council with respect to this proposed application.

If you require any further information, please contact me at [zach.tessaro@peelsb.com](mailto:zach.tessaro@peelsb.com) or 905-890-1010, ext. 2217.

Thank you,

*Zachary Tessaro*

Zach Tessaro, BES  
Planner – Development  
Planning and Accommodation Dept.

- c. K. Koops, Dufferin Peel Catholic District School Board  
S. Blakeman, Peel District School Board



**May 23, 2024**

Ms/Mr. Shawntelle Trdoslavic  
Planning Department  
City of **Brampton**,  
Ontario

Dear Shawntelle Trdoslavic:

**Re: OZS-2023-0045 - 1955 Cottrelle Blvd**

**Rogers Reference Number: M24AO27A01**

Rogers Communications (“**Rogers**”) has reviewed the application for the above Condominium and has determined that it intends to provide cable and telecommunications services. Accordingly, we request that municipal approval be granted subject to the following conditions:

- (1) Prior to registration of the plan of Condominium, the Developer/Owner will, at its own cost, grant all necessary easements and maintenance agreements required by those CRTC-licensed telephone companies and broadcasting distribution companies intending to serve the Condominium (collectively, the “**Communications Service Providers**”). Immediately following registration of the Plan of Condominium, the Developer/Owner will cause these documents to be registered on title.
- (2) Prior to registration of the plan of Condominium, the Developer/Owner will, with consultation with the applicable utilities and Communications Service Providers, prepare an overall utility distribution plan that shows the locations of all utility infrastructure for the Condominium, as well as the timing and phasing of installation.

In addition, we kindly request to, where possible, receive copies of the following documents:

- (1) the comments received from any of the Communications Service Providers during circulation;
- (2) the proposed conditions of draft approval as prepared by municipal planners prior to their consideration by Council or any of its committees;  
and



- (3) the planners' report recommending draft approval before it goes to Council or any of its committees.

Should you require further information or have any questions, please do not hesitate to contact me at [gtaw.newarea@rci.rogers.com](mailto:gtaw.newarea@rci.rogers.com)

Sincerely,

Anuradha Padmanabhan

Coordinator  
[gtaw.newarea@rci.rogers.com](mailto:gtaw.newarea@rci.rogers.com)  
Rogers Communications Canada Inc.  
3573 Wolfedale Rd, Mississauga Ontario

## Padhya, Harsh

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**From:** Anthony Syhlonyk <Anthony.Syhlonyk@trca.ca>  
**Sent:** 2024/05/01 9:14 AM  
**To:** Padhya, Harsh  
**Cc:** Planningcomments  
**Subject:** [EXTERNAL]RE: OZS-2023-0045] Notice of Application and Request for Comments DUE: MAY 21/2024

**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,

TRCA staff have reviewed the materials submitted as part of OZS-2023-0045 and can confirm the subject property is fully outside of TRCA's Regulated Area. As such, we have no comments or concerns associated with the proposed works.

Please let me know if you require anything further.

Regards,

**Anthony Syhlonyk, MPlan**  
Planner  
Development Planning and Permits | Development and Engineering Services

T: 1-437-880-1938  
E: [Anthony.Syhlonyk@trca.ca](mailto:Anthony.Syhlonyk@trca.ca)  
A: 101 Exchange Avenue, Vaughan ON L4K 5R6

Toronto and Region Conservation Authority (TRCA) | [trca.ca](http://trca.ca)



*All digital submissions and documents can be submitted to the following e-mail addresses:  
Enquiries/ applications within Peel Region municipalities – [peelplan@trca.ca](mailto:peelplan@trca.ca)  
Enquiries/ applications within York Region municipalities – [yorkplan@trca.ca](mailto:yorkplan@trca.ca)*

*We thank you for your cooperation as we respond to the current situation.*

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**From:** Trdoslavic, Shawntelle <Shawntelle.Trdoslavic@brampton.ca>  
**Sent:** Tuesday, April 30, 2024 3:14 PM  
**To:** ZZG-PlanningInfo <zzg-planninginfo@peelregion.ca>; Hardcastle, John <john.hardcastle@peelregion.ca>; Jenkins, Dana <dana.jenkins@peelregion.ca>; suzanne.blakeman@peelsb.com; Gooding, Nick <Nick.gooding@peelsb.com>; Sousa, Phillip <phillip.sousa@peelsb.com>; Tessaro, Zach <zach.tessaro@peelsb.com>; Cox, Stephanie <stephanie.cox@dpcdsb.org>; Koops, Krystina <krystina.koops@dpcdsb.org>; planification <planification@csviamonde.ca>; Peel Plan <PeelPlan@trca.ca>; Jason Wagler <Jason.Wagler@trca.ca>; Anthony

Syhlonyk <Anthony.Syhlonyk@trca.ca>; Henry Gamboa <henry.gamboa@alectrautilities.com>; Gaurav Robert Rao <Gaurav.Rao@alectrautilities.com>; Dave A. Robinson <DaveA.Robinson@alectrautilities.com>; max.watters@alectrautilities.com; Dennis De Rango <landuseplanning@hydroone.com>; Municipal Planning <municipalplanning@enbridge.com>; CA - Circulations <CA.Circulations@wsp.com>; christopher.fearon@canadapost.ca; RAI, Nirmaljit <nirmaljit.rai@canadapost.postescanada.ca>; TALUSAN, Nikki <Nikki.Talusan@canadapost.postescanada.ca>; gtaw.newarea@rci.rogers.com  
**Cc:** Padhya, Harsh <Harsh.Padhya@brampton.ca>; BramPlanOnline\_Automated <SVC\_AccelaEmail.SVC\_AccelaEmail@brampton.ca>; Planningcomments <Planningcomments@brampton.ca>  
**Subject:** OZS-2023-0045] Notice of Application and Request for Comments DUE: MAY 21/2024

**EXTERNAL SENDER**

Good Afternoon,

An application for **1955 Cottrelle Blvd** with an assigned file number of **OZS-2023-0045** was submitted to City of Brampton for review and the applicant submitted materials are made public on **BramPlan Online** for review.

As part of our commitment to improving our development application processes, timely reviews are crucial due to compressed timelines.

Please submit your comments to both our general inbox at [planningcomments@brampton.ca](mailto:planningcomments@brampton.ca) and the assigned planner by **May 21, 2024**

If you have any concerns, please contact the assigned planner at [harsh.padhya@brampton.ca](mailto:harsh.padhya@brampton.ca)

*Please note: It will be assumed that if comments are not received by the due date, it will be interpreted that your organization has no comments.*

**How to Access Applicant Submitted Documents**

<https://www.youtube.com/watch?v=2KLexaEefpM>

Thanks and have a great afternoon!

**Shawntelle Trdoslavic**

Development Services Clerk

Planning, Building and Growth Management

City of Brampton | 2 Wellington Street West | Brampton, Ontario | L6Y 4R2

[shawntelle.trdoslavic@brampton.ca](mailto:shawntelle.trdoslavic@brampton.ca)

Our Focus Is People 



Please review the City of Brampton e-mail disclaimer statement at: <http://www.brampton.ca/EN/Online-Services/Pages/Privacy-Statement.aspx>