

# **MOUNT PLEASANT HEIGHTS BLOCK 51-3 LANDOWNERS GROUP INC.**

## **By E-mail**

February 21, 2025

City of Brampton

2 Wellington Street West

Brampton, ON L6Y 4R2

Attention: Allan Parsons, Director of Development Services & Design and  
Steve Ganesh, Commissioner of Planning and to the Chairman and  
Members of Planning Committee

**RE: City File OZS-2023-0010 Recommendation Report  
Corbett Land Strategies Inc. on behalf of Glen Rouge Developments Inc.  
(the “Applicant”)  
2036 Bovaird Drive and 10020, 10024, 10042, 10054 Mississauga Road  
(the “Apple Factory” site)  
Block 51-3 Landowners Group Cost Sharing Agreement  
Mount Pleasant Community, City of Brampton**

I am writing in my capacity as the authorized signing authority for Mount Pleasant Heights Block 51-3 Landowners Group Inc, the Trustee appointed for purposes of the Block 51-3 Cost Sharing Agreement (the “**CSA**”). The undersigned is also the authorized signing authority for the Trustees appointed under the long-established cost sharing agreements applicable to the Block 51-1 and Block 51-2 Block Plan areas.

As mentioned in previous letters to City Staff, Argo TFP Brampton II Limited (“**Argo TFP**”) is the majority landowner in the Block 51-3 area and will be delivering essentially all community land and infrastructure that will be cost-shared under the CSA. Argo TFP has been working cooperatively with the other landowners in Block 51-3 to negotiate and finalize the CSA.

The purpose of this letter is to confirm that the Applicant and Argo TFP have agreed in principle on the substantive terms of the CSA that will apply to the development of the Apple Factory site. The Applicant and Argo TFP are working to execute the final form of CSA in the coming weeks.

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In accordance with page 10 of the Recommendation Report, the undersigned confirms that it has no objection to the approval of the proposed Official Plan Amendment and Zoning By-law Amendment, provided that:

1. The Zoning By-law Amendment will not be enacted until the Applicant and Argo TFP have executed the CSA, as confirmed in writing by the undersigned to the City; and
2. Site plan approvals for each phase of development of the Apple Factory site will not be approved until the Trustee has issued a clearance letter to the City confirming compliance under the CSA for the development of such phase.

Please contact the undersigned if you have any questions or concerns.

Yours truly,  
**MOUNT PLEASANT HEIGHTS BLOCK  
51-3 LANDOWNERS GROUP INC.**



Daniel Steinberg, A.S.O.

Copy: Clerk's Office, City of Brampton  
John Corbett - Corbett Land Strategies  
Jason and Tony Cheng - Glen Rouge Developments  
Mark Jepp, Mitch Taleski, Steven Weisz, Tony Vella, Lucas Re - Argo TFP  
Nick Zeibots - SCS Consulting Group Limited