



Reply Attention of Mary Flynn-Guglietti
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Our File No. 252375
Date June 7, 2021

Delivered by email to cityclerksoffice@brampton.ca

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

Attention: Chair and Members of the Planning & Development Committee

Dear Andrea:

**Re: June 7th, 2021 Planning & Development Committee Agenda Item No. 5.5
Application to Amend the Official Plan, Zoning By-law and Proposed Draft Plan of Subdivision
Applicants: Jim and Luisa Mocon
File No: File OZS-2020-0036
Address: 1879 Queen Street West – Ward 4**

We are the solicitors representing 1951 Queen Street West Inc. (hereinafter referred to as Cesta), owners of lands municipally known as 1951 Queen Street West in the City of Brampton. Both the Cesta lands and the Mocon lands are located within the Queen Street West Tertiary Plan, approved by the Council of the City of Brampton in October of 2019. We understand that the Tertiary Plan is required to be revised in order to permit the proposed height and density of the proposed apartment building.

The intent of the Queen Street West Tertiary Plan is to establish a development pattern for the entirety of the block. The Tertiary Plan requires co-operation amongst all the landowners within the Tertiary Plan and the sharing of costs with respect to shared works that benefit the landowners.

The Cesta lands OPA, Zoning by-law and draft plan of subdivision for its lands within the Queen Street West Tertiary was approved by the LPAT in 2020 and is subject to a requirement to enter into a Cost Sharing Agreement with the landowners within the Tertiary Plan. We write to inform you that our client has no objection to the development proposed by the Mocons for their lands but wish to ensure that the requirement to enter into a Cost Sharing Agreement is a required condition of draft plan approval of the Mocon's draft plan of subdivision, similar to the condition required of Cesta in its draft plan of subdivision approval.



Kindly ensure that we are notified of any and all meetings related to the Mocon's applications.

Yours very truly,

A handwritten signature in blue ink that reads "Mary Flynn-Guglietti". The signature is written in a cursive, flowing style.

Mary Flynn-Guglietti

/jl

Encls.

Cc: 1951 Queen Street West Inc., Attention: C. Cesta
Neil Davis & Hannah Bahmanpour, Davis Webb LLP