



September 17, 2021

Mayor Brown and Members of Council, City of Brampton

RE: Bristol Place Corp., Minister's Zoning Oder Resolution Request

Please accept this letter as a formal request from Bristol Place Corp. (a company of Solmar Development Corp.) for the consideration of a Council resolution supporting an Ontario Minister's Zoning Order (MZO).

The request pertains to certain lands in the City of Brampton in the Regional Municipality of Peel. These lands are municipally known as 199, 203, 205, 207, 209, 219, and 221 Main Street North; 34, 38, 42, and 44 Thomas Street; and 4 Market Street.

The subject site is uniquely situated in the heart of the City's Downtown, within both the City's Urban Growth Centre and the draft Brampton GO Station Major Transit Station Area.

Bristol Place Corp. is proposing two mixed-use, 48-storey towers to be built up with two separate podium structures, ranging in height from 4 to 6 storeys. Being a short walk to the GO Station, it also includes at-grade retail space fronting onto Main Street North further animating the public realm and providing residents access to services.

The proposal incorporates a highly visible street level public amenity space between the podiums that provides a pedestrian connection from Main Street North to Thomas Street as per the City's Guidelines. A daycare space is also proposed along Thomas Street within the podium.

The MZO would establish the necessary tools to advance the delivery of much needed transit supportive housing supply in the City's Downtown, within the UGC and draft Brampton GO Transit Station MTSA, representing good planning.

The MZO would allow the project to move forward with an approved site plan application by mid-2022, with construction beginning expeditiously thereafter. The MZO would establish the zoning and site plan tools required to permit the proposed mixed-use development on the subject site, as described in greater detail within Planning Brief.

As stated above, Bristol Place Corp. respectfully requests Council's favourable consideration for a resolution supporting a Minister's Zoning Order.

Respectfully Submitted,

Giuseppe Paolicelli
General Manager
Solmar Group of Companies

Cc Peter Fay, City Clerk