

0, 5200 Countryside Drive

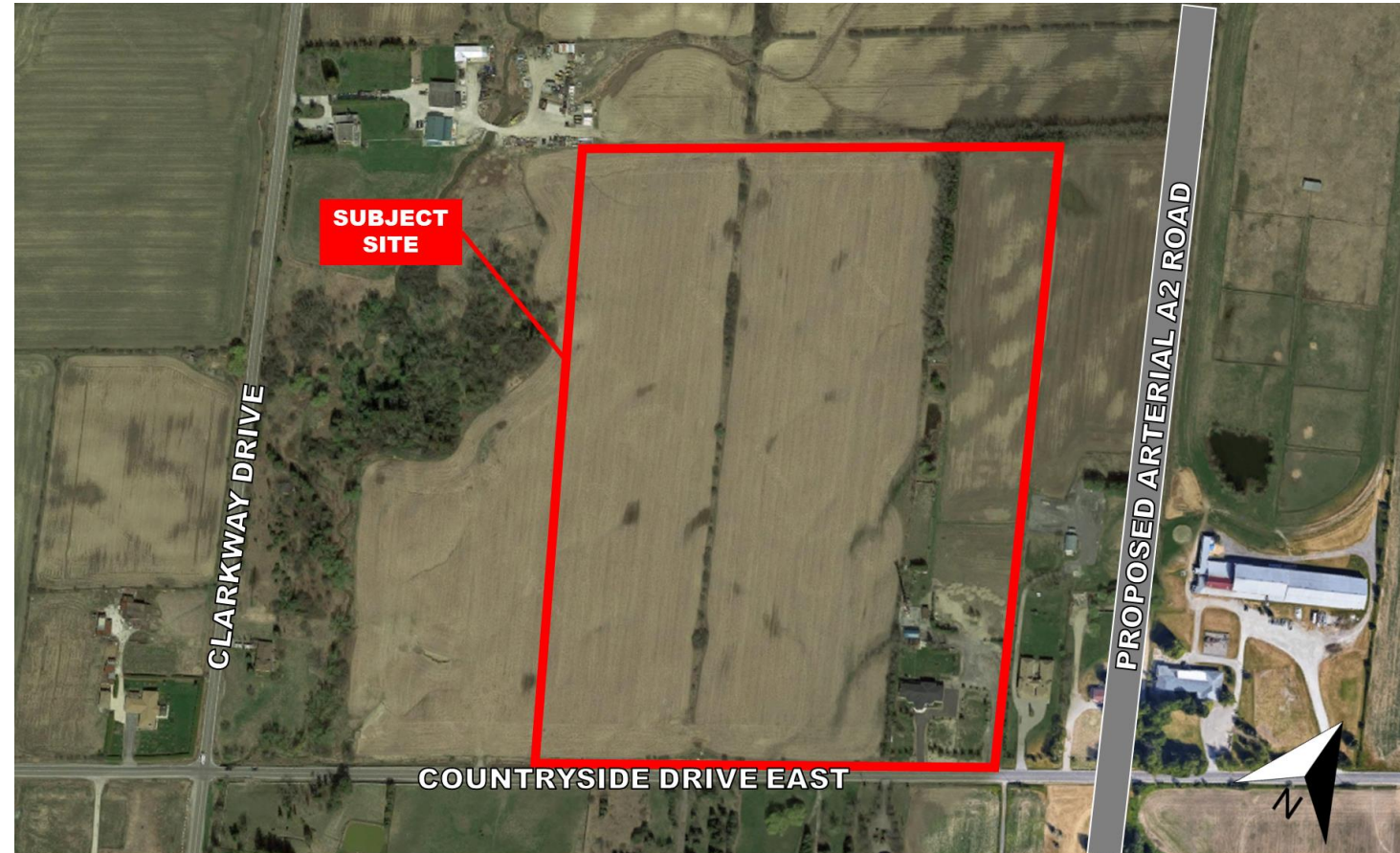
Countryside Brameast Holdings LP

Application to Amend the Zoning By-law
Planning & Development Committee
September 12, 2022



A Rezoning to Implement the Secondary Plan

- To implement the *Highway 427 Industrial Secondary Plan*:
 - Rezone from Agricultural to Industrial
- Achieve Economic Development objectives envisioned by the Secondary Plan:
 - New Modern Warehousing Facilities
 - Creation of New Jobs
 - Prestigious Industrial Uses
- Provide generous buffering and screening along the street edges
- Protection and Dedication of Natural Features as Floodplain 'F' Zone
- Site design allows for future development on adjacent sites along with access options to/from future Arterial A2 corridor



The Proposal

Protection and Dedication of lands at northwest corner to project adjacent natural feature to the west (Floodplain 'F' Zone).

Amenity Area for employees.

Loading areas internalized to mitigate impact from trucks to surrounding land uses.

Appropriate management of Stormwater; maintaining pre-development drainage, while also providing quality and quantity control measures.

LEED Certified Building and Site Design

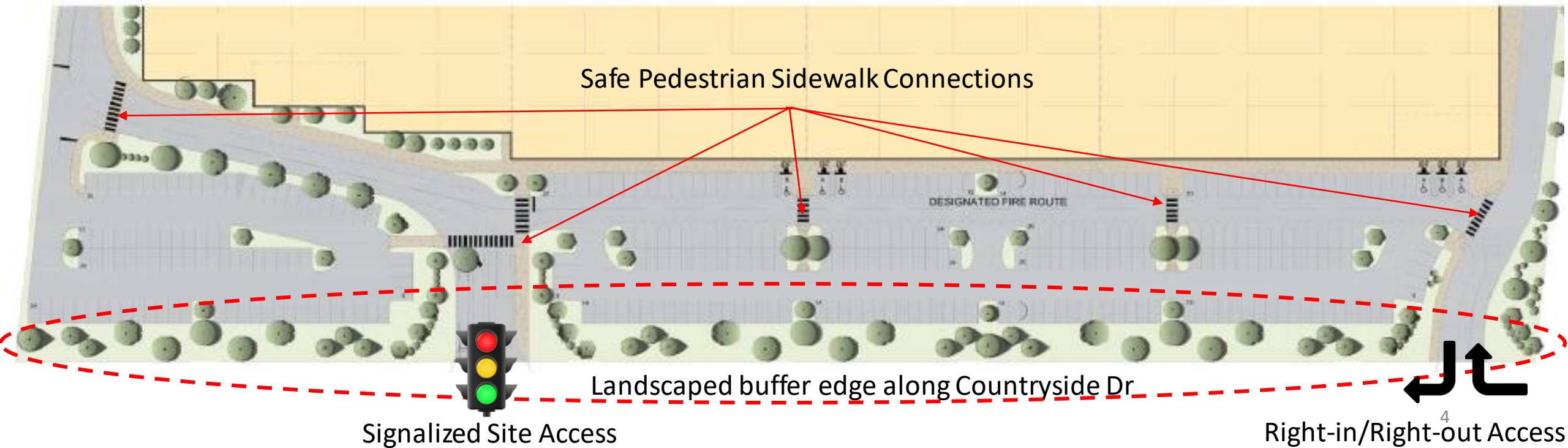
Landscape buffer to screen parking from public view as well as from future and existing residential uses



The Proposal



High Quality Façade Design
- Street Facing
(example images)



- Protects Natural Heritage Area
- Allows for development and access to adjacent lands
- Allows for potential additional site access to new arterial
- Shows conceptual building layouts and access locations for future development on surrounding industrial lands



SCALE 1:2500

Thank you !

Questions?

We look forward to working with Brampton City Staff to address any comments or concerns.

