



Planning and Development Committee Public Meeting Report
Tuesday, May 2, 2023
7:00 p.m.
Hybrid Meeting / Council Chamber

Mayor A. Groves
Councillor N. de Boer
Councillor C. Early
Councillor L. Kiernan
Councillor D. Maskell
Councillor C. Napoli
Councillor T. Rosa (absent)
Councillor M. Russo
Councillor D. Sheen

Senior Planner, Development: C. Caruso
Director, Corporate Services / Town Clerk: L. Hall
Coordinator, Council and Committee Services: A. Ham
Manager, Development, Planning: C. Owusu-Gyimah

CALL TO ORDER

Chair N. de Boer called the meeting to order at 7:01 p.m.

INDIGENOUS LAND ACKNOWLEDGEMENT

Chair N. de Boer delivered the Indigenous Land Acknowledgement.

DISCLOSURE OF PECUNIARY INTEREST

None.

PUBLIC MEETING

Chair N. de Boer advised that the purpose of the public meeting is to obtain input from the public. He noted that questions, concerns, appeal information or requesting further notification regarding any of the proposed applications can be directed to the Town's Council and Committee Services Division by email to agenda@caledon.ca or by phone at 905.584.2272 ext. 2366.

Proposed Official Plan Amendment for the area of King Street, Humber Station Road and The Gore Road, Ward 6.

Chair N. de Boer confirmed with C. Caruso, Senior Planner, Development for the Town of Caledon, that notification was conducted in accordance with the *Planning Act*.

Karen Bennet, Partner, Glen Schnarr and Associates Inc. provided a presentation regarding the Proposed Official Plan Amendment for the area of King Street, Humber Station Road and The Gore Road. Ms. Bennet stated that the initial secondary plan was originally submitted in February 2021, followed by a public meeting in November 2021 for the ROPA 30 component of the subject lands. A further public meeting was held in

January 2023 for the entire area of the secondary plan. She outlined the planning timeline that the subject property and proposed development has gone through noting approvals by the Province and the Region. Ms. Bennet stated that a goal of the proposed development, Caledon Station, is to achieve the Region of Peel's 2051 Official Plan growth numbers within Caledon. She noted the community participation regarding the development and planning of the subject property resulting in a made in Caledon vision for Caledon Station. Ms. Bennet concluded her part of the presentation outlining next steps which include refining secondary plan policy directives to accompany the land use plan.

Kathy Kadziela, NAK Designs Strategies, presented the design of the Transit Station area and more specifically the GO Station. She outlined the importance of residential growth being planned on a transportation system which is based on sustainable modes of travel. Ms. Kadziela emphasized that the vision for Caledon Station is characterized by walkable neighbourhoods with a diverse mix of residential homes connected and surrounded by green space with linkages to trails. She noted the land use and conceptual plan has continued to evolve in consultation with the Toronto and Region Conservation Authority, Region of Peel, Town staff and the community. Ms. Kadziela concluded the presentation by restating the Made in Caledon vision for the subject property.

PUBLIC COMMENTS

John Tanelli provided comments and inquired about the timelines for the development being met by the Region of Peel, private sector and the Town of Caledon.

Members of the Committee asked several questions and received responses from Town of Caledon staff, Region of Peel staff and the applicants.

Councillor C. Early left the meeting at 8:15 p.m. and did not return.

ADJOURNMENT

The Committee adjourned at 8:16 p.m.