



ZELINKA PRIAMO LTD
A Professional Planning Practice

VIA EMAIL

March 9, 2021

Planning and Development Department
Town of Caledon
6311 Old Church Road
Caledon, ON L7C 1J6

Attention: Mr. Adam Wendland, Community Development Planner

Dear Mr. Wendland:

Re: Application for Zoning By-law Amendment
Town File: RZ 2020-0007
8281 and 0 Healey Road
(Bolton) Town of Caledon, Ontario
Our File: HRP/CAD/-19-01

On behalf of 8281 Healey Road GP Limited c/o ONE Properties, Zelinka Priamo Ltd. is pleased to submit revised plans and materials that were prepared to address the comments dated November 18, 2020 and as discussed during the conference call on December 10, 2020, as well as through subsequent emails.

SUBMISSION PACKAGE

According to the Resubmission Checklist, in addition to this covering letter, please find enclosed the following materials as part of a digital resubmission:

- Response matrix to the overall ZBA comments dated March 5, 2021;
- A copy of the Draft Zoning By-law Amendment and Schedule;
- An Addendum to the Planning Justification Report dated March 5, 2021;
- Public Meeting comment response letter dated March 5, 2021;
- Site Plan dated March 9, 2021 (includes identification of required road widening; reference plan to be provided through future SPA process);
- Letter from Ministry of Heritage, Sport, Tourism, Culture Industries confirming Stage 1 and 2 Archaeological Assessment entered into the Ontario Public Register of Archaeological Reports;
- Engineering Response Letters dated March 5, 2021;
- Concept Site Grading (FIG-SG) dated March 5, 2021;
- Functional Servicing Report and SWM Design Brief dated March 5, 2021; and
- HEC-RAS Modelling (*see TRCA comment letter*), including digital modelling files; and
- AM Candaras plans including:
 - S1 – Storm Drainage Plan dated February, 2021;
 - SWMHYMO Model – Figures 3A and 3B; and
 - SWMHYMO Model Files.

The following materials that were provided with the previous submission and have not required any revisions to address comments, are provided for reference as part of the digital submission:

- Parcel Registers;
- A copy of a Plan of Survey;
- A copy of the Scoped Environmental Impact Study dated July 30, 2020;
- A copy of the Planning Justification Report dated July 31, 2020, prepared by Zelinka Priamo Ltd.

We trust that the enclosed information is satisfactory. If you have any questions, or require further information, please do not hesitate to call.

Yours very truly,

ZELINKA PRIAMO LTD.



Jonathan Rodger, MScPI, MCIP, RPP
Senior Associate

cc. 8281 Healey Road GP Limited c/o ONE Properties