

June 26, 2026

GSAI File: 265-044

Ms. Tanjot Bal
Senior Planner
Planning & Development
Town of Caledon
6311 Old Church Road
Caledon, ON L7C 1J6

**Re: Site Plan Approval Application
 Commercial Development
 12100 Creditview Developments Limited
 12100 Creditview Road, Town of Caledon, Region of Peel
 Third Resubmission
 Town File Number: SPA 2024-0092**

Glen Schnarr & Associates Inc. (GSAI) is pleased to submit the enclosed Third Site Plan resubmission on behalf of our clients 12100 Creditview Developments Limited, owners of the lands municipally known as 12100 Creditview Road, in the Town of Caledon (the 'Subject Lands' or 'Site').

In support of this resubmission, please find attached the following materials:

- A Comment Matrix;
- Urban Design and Cultural Heritage Brief, prepared by MBTW, dated June 2026;
- A copy of the Photometric Plan, prepared by Hammerschlag & Joffe Inc. dated June 26, 2026;
 - Electrical Photometric Site Plan (Drawing ESP1)
 - Electrical Details & Notes (ESP2)
- A copy of the Architectural Drawings, prepared by Turner Fleischer Architects, dated June 25, 2026, including:
 - Cover Page (Drawing A000.0SPA);
 - Overall Site Plan (Drawing A100.0SPA);
 - Site Plan – Site C & B1 (Drawing A100.1SPA);
 - Site Plan – Site A & B2 (Drawing A100.2SPA);
 - Site Plan – Site A (Drawing A100.3SPA);
 - Site Details (Drawing A101);



GSAI

Glen Schnarr & Associates Inc.

- Costco Site Details (Drawing A102);
- Costco Site Details (Drawing A103);
- OBC Matrices – Buildings B1, B2, B3 (Drawing A104SPA);
- OBC Matrices – Buildings B4, B5 (Drawing A105SPA);
- OBC Matrices – Building C2, C3, C4 (Drawing A106SPA);
- Floor Plan and Roof Plan – Building B1 (Drawing A201SPA);
- Elevations - Building B1 (Drawing A301SPA);
- Floor Plan and Roof plan – Building B2 (Drawing A202SPA);
- Elevations – Building B2 (Drawing A302SPA);
- Floor Plan and Roof Plan – Building B3 (Drawing A203SPA);
- Elevations – Building B3 (Drawing A303SPA);
- Floor Plan and Roof Plan – Building B4 (Drawing A204SPA);
- Elevations – Building B4 (Drawing A304SPA);
- Floor and Roof Plan – Building B5 (Drawing A205SPA);
- Elevations – Building B5 (Drawing A305SPA);
- Floor and Roof Plan – Building C2 (Drawing A207SPA);
- Elevation – Building C2 (Drawing A307SPA);
- Floor and Roof Plan – Building C3 (Drawing A208SPA);
- Elevations – Building C3 (Drawing A308SPA);
- Floor Plan and Roof Plan – Building C4 (Drawing A209SPA);
- Elevation – Building C4 (Drawing A309SPA);
- Exterior Perspectives- (Drawing A400SPA);
- Site Sections - (Drawing A401SPA)
- A copy of the Costco Architectural Plans Building A, prepared by Ware Malcomb, dated June 9, 2026, including;
 - Title Sheet (Drawing TS101);
 - Code Data (Drawing G101a);
 - Overall Floor Plan (Drawing A101);
 - Roof Plan (Drawing A201);
 - Exterior Elevations (Drawing A301);
- A copy of the Architectural Drawings Building C1, prepared by Greystone:
 - Floor Plan (A2.1);
 - Roof Plan (A2.3)
 - Exterior Elevations (A3.0)
- A copy of the Landscape Plans, prepared by MBTW, dated June 25, 2026, including:
 - Cover Page;
 - Overall Site Plan (L1a);
 - Planting Plan (L2a, L2b & L2c);
 - Soil Volume Plans Site C & R.O.W / Municipality (L3a);
 - Soil Volume Plan Site B (L3b);
 - Soil Volume Plan Site A (Costco Parcel) (L3c);

- Lighting Plan (L4a, L4b & L4c);
- Landscape Details Planting Details and Notes (LD1);
- Landscape Details Hardscape (LD2);
- Landscape Details Site Furnishings (LD3);
- Landscape Details Site Details and Notes (LD4);
- Costco Wholesale Standard Details (LD5);
- A copy of the Landscape Cost Estimate, prepared by MBTW, dated June 25, 2026;
- A copy of the Landscape Letter of Conformance, prepared by MBTW, dated June 25, 2026;
- A copy of the Functional Servicing and Stormwater Management Report, prepared by KWA, dated June, 2026;
- A copy of the Engineering Drawings, prepared by KWA, dated June 26, 2026, including:
 - Grading Plan (Drawing G1, G2, G3 & G4);
 - Servicing Plan (Drawing S1, S2, S3 & S4);
 - Details (D1, D2, D3, D4 & D5);
 - Notes (N1);
- A copy of the Engineers Cost Estimate (per parcel), prepared by KWA, dated June, 2026;
- A copy of the Engineers Cost Estimate (whole site), prepared by KWA, dated June, 2026;
- Traffic Addendum Letter and Vehicle Movement Diagrams, prepared by LEA dated June 25, 2026;
- Cost Estimate Pavement Marking & Signage, prepared by LEA, dated June 25, 2026;
- Pavement Marking and Signage Plan, prepared by LEA, dated June 25, 2026;
- A copy of the Storm Drawings, prepared by Next, dated June 3, 2026;
- Green Development Standards Checklist dated June, 2026;
- Green Development Standards Green Factor Tool Page 1 dated June 25, 2026;
- Green Development Standards Green Factor Tool Page 2 dated June 25, 2026;

We trust the above-noted materials addressed the comments received on the second submission.

Yours very truly,

GLEN SCHNARR & ASSOCIATES INC.



Herman Wessels, MCIP, RPP

Planner