



October 25, 2021

SENT VIA EMAIL

Town of Caledon
6311 Old Church Road
Caledon, Ontario
L7C 1J6

Attention: Rob Hughes, Manager, Planning Services, Planning Department

Subject: Alton Mill application to remove H symbol

Dear Mr. Hughes;

Further to our various recent emails, a online application form for the removal of the H symbol from the zoning on the Alton Mill property has been submitted.

Accompanying the H removal application are the following documents and plans:

1. DART Pre-Consultation Meeting form/checklist provided to us by you on September 28, 2021
2. Planning Justification Report, October 2021
3. "Alton Mill H symbol information table" dated October 25, 2021
4. draft Zoning By-Law amendment
5. Building dimension survey, Bennett Surveying, Feb 8, 2007
6. As-built Site Plan, Landplan, SP1 - As-Built, June 17, 2009

The current zoning permits an array of commercial uses, several of which are presently restricted pending satisfaction of two requirements. The restricted uses are assembly, entertainment and restaurant use (unless paper service), and no restaurant or training facility in the basement, pending the following being addressed:

- 1) Adequate sewage capacity to the satisfaction of Town, CVC, MOE (if applicable).

This has been addressed, by way of a letter from the CVC dated Nov 17, 2016. This has also been addressed as a result of ongoing water usage monitoring, operational practices and detailed discussions with the Town Chief Building Official over the past several years. A meeting with the CBO in August 2020 led to confirmation from the CBO that the existing uses (including Assembly uses) are able to be met from a sewage capacity point of view by way of limiting the maximum capacity at any one time to 208 persons along with the use of portable washrooms for events that exceed that figure.

We have provided confirmation that the maximum capacity of 208 persons is noted and signage to that effect has been posted on site.

2) Floodproofing subject to satisfaction of CVC.

This has been addressed, by way of a letter from the CVC dated Nov 17, 2016.

There are two related processes that connect with the H removal application that are outlined in detail in the Planning Justification Report. These are the Change of Use for the Phase Two portion of the building under the Ontario Building Code to permit Assembly uses, and a separate Building Permit application will be required for the restaurant, which will require additional sewage capacity. These are separate processes but lifting of the H is a prerequisite for both the current Change of Use application and the future restaurant application.

I trust this is satisfactory and if you have any questions, please contact me.

Sincerely;



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