



TOWN OF CALEDON
PLANNING
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TECHNICAL MEMORANDUM

DATE May 5, 2026 **Project No.** CA0066257.9779

TO Greg Kruzel, P.Eng., Senior Land Development Manager
Innis Lake Secondary Plan Area C/O Mattamy (Innis Lake) Limited

CC Alisha Mohamed, Senior Cultural Heritage Specialist, WSP Canada Inc. (WSP)

FROM Chelsea Dickinson, Cultural Heritage Specialist, WSP **EMAIL** chelsea.dickinson@wsp.com

CULTURAL HERITAGE ASSESSMENT REPORT, PRELIMINARY RESULTS MEMO - INNIS LAKE SECONDARY PLAN

Hello,

WSP has been retained by the Innis Lake Secondary Plan Area Landowners to prepare a Cultural Heritage Assessment Report (CHAR) in support of the proposed Innis Lake Secondary Plan. The Innis Lake Secondary Plan Area is comprised of approximately 408.9 hectares bound by Innis Lake to the west, Healey Road and the proposed Highway 413 to the north, Centreville Creek Road to the east, and Mayfield Road to the south, within the Town of Caledon, Ontario. The Study Area for the CHAR encompasses the Project's Phase 1 and Phase 2 lands, as shown in Figure 1 and Figure 2 (see attachments). As per the Town of Caledon's 2024 Growth Management and Phasing Plan, the entirety of the Study Area is designated for future development as Community Area.

The purpose of the CHAR is to identify the protected and potential built heritage resources (BHRs) and cultural heritage landscapes (CHLs) within the Study Area, compile an inventory of heritage properties, complete a preliminary impact assessment to identify the potential impacts of the proposed development on these identified heritage properties and, where required, recommend mitigation measures to conserve identified heritage properties.

Background research, information gathering, and a field review identified a preliminary list of nine known and potential BHRs and CHLs within the Study Area. Of these, seven properties are listed (non-designated) on the Town of Caledon's Heritage Register, one is designated under Part IV of the *Ontario Heritage Act*, and one was previously identified as a potential heritage property in a consultant report (ASI 2020). These include:

- 1) 12250 Centreville Creek (Listed)
- 2) 12551 Innis Lake Road (Previously identified as a Potential Heritage Property)
- 3) 12295 Innis Lake Road (Designated – Salem United)
- 4) 12351 Innis Lake Road (Listed)
- 5) 12445 Innis Lake Road (Listed)

- 6) 12649 Innis Lake Road (Listed)
- 7) 12939 Innis Lake Road (Listed)
- 8) 6600 Mayfield Road (Listed)
- 9) 6859 Healey Road (Listed)

Due to the rural character of the Study Area, the properties within the proposed Innis Lake Secondary Plan will undoubtedly undergo a transformation that will alter their current rural condition. As per the Settlement Area Boundary Expansion Cultural Heritage Resource Assessment (2020) conducted by ASI on behalf of the Region of Peel, the presence of existing and potential cultural heritage resources should not be regarded as an impediment for development. Once assessed, given the size of many of these properties, substantial parcels of land may be considered free of cultural heritage concerns and would not require further heritage-related work.

Upon review of the proposed Structure Plan for the Innis Lake Secondary Area, a preliminary impact assessment will be conducted to determine whether the Project has the potential to impact protected and potential BHRs and CHLs within the Study Area, and submitted as part of the CHAR. Where impacts are anticipated, recommendations for mitigation measures will be prepared to reduce or avoid potential negative impacts to the known or potential CHVI of the properties within the Innis Lake Secondary Plan Area. The full CHAR will be included in the next submission.

WSP Canada Inc.



Chelsea Dickinson
Cultural Heritage Specialist



Johanna Kelly
Senior Cultural Heritage Specialist

JK/CD/al

Distribution: One PDF - Innis Lake Secondary Plan Area
One PDF - Mattamy (Innis Lake) Limited
One PDF - WSP Canada Inc.

Attachments: Figure 1 – Location of the Study Area
Figure 2 – Location of the Study Area on an Aerial Map

FIGURES

