



Principals

Michael Gagnon
Lena Gagnon
Andrew Walker
Richard Domes

February 7, 2025

**GWD File:
2370FAA**

**The Corporation of the Town of Caledon
Planning Department
6311 Old Church Road
Caledon, Ontario
L7C 1J6**

Attention: Rebecca Thompson - Planning Department

**Re: Application to Amend the Official Plan and Zoning By-Law
Public Engagement Summary
'0' Humber Station Road
Town of Caledon, Ontario**

Dear Rebecca:

Satwant Deol, Charanjit Sekhon, Swaranjit Sekhon and Bhupinder Sekhon the Registered Owners of the property legally known as Part of the West Half of Lot 11, Concession 5, Town of Caledon, Regional Municipality of Peel (hereinafter referred to as the subject site), to provide planning consulting services in connection with a site-specific Official Plan and Zoning By-law Amendment Application ("Amendment Application") regarding the proposed redevelopment and intensification of the subject site. The Public Engagement Summary noted below is 'tentative' and may be subject to change.

- 1) Application submission and circulation to commenting Town Staff and outside agencies.
- 2) Posting of an Application Notice Sign on the subject site's Humber Station Road frontage. The Sign is to remain on the site until a decision is made by Town Council. The Notice Sign will include information regarding the Application/proposal, a diagrammatic Site Plan illustrating the proposed re-development, Town Planning and Development Department contact information, as well as the Applicant/Agent contact information.
- 3) Posting of Application Documentation on the Town's webpage.

Application details, contact information, supporting plans, reports and/or studies will be available for review and download via a dedicated webpage. The assigned Town Planner is responsible to manage the webpage and regularly update as 'new' information is submitted to the Town.

GAGNON WALKER DOMES LTD.

7685 Hurontario Street, Suite 501 • Brampton ON Canada L6W 0B4 • P: 905-796-5790
www.gwdplanners.com • Toll Free: 1-855-771-7266

**CONFIDENTIALITY
CAUTION**

This document is Consultant-Client privileged and contains confidential information intended only for person(s) named above. Any distribution, copying or disclosure is strictly prohibited. If you have received this document in error, please notify us immediately by telephone and return the original to us by mail without making a copy.



4) Statutory Public Meeting; Planning and Development Committee.

The assigned Town Planner will prepare an Information Report summarizing the highlights of the Application. A Public Meeting Notice will be mailed to property owners within a 240 metre (787 feet) radius of the subject site. A Public Meeting Notice will be published in the local newspaper(s) and posted on the Town's website. All interested persons who attend the Statutory Public Meeting will be given the opportunity to express concerns and opinions by way of a deputation to the Planning and Development Committee. All deputations will be made a matter of the public record.

5) Liaising with commenting Town Staff, outside agencies, Members of Council, area stakeholders in regards to comments with a view to addressing issues.

The assigned Town Planner will prepare a Recommendation Report. The Recommendation Report will outline the proposal and the highlights of relevant information from applicable planning documents and the Planning Department's position on the Application. If the Recommendation Report recommends approval it will include the draft Amendment to the Official Plan and Zoning By-law. The Recommendation Report shall address all of the comments received from the public; including, those received from commenting Town Departments and outside agencies.

6) Tabling of the Recommendation Report at Planning and Development Committee, endorsement of project in principle.

The Applicant, Agent, Owner, and any person or public body that requested to be notified or who made a verbal or written submission at the Statutory Public Meeting will be notified of when the Recommendation Report will be forwarded to Committee for a decision. Members of the public can attend the Committee Meeting to address the proposal and/or make a written submission. Members of the public can monitor the Application up to and including consideration of the proposal by Committee. Representatives of community organizations and the general public can address Committee. Once the Committee has made a decision on the Application, their decision is forwarded to Town Council for ratification.

7) Town Council, Passing of Official Plan and Zoning By-law Amendment.

When the Application receives approval by Town Council, all landowners within 120 metres (400 feet) of the subject site, plus other persons or community organizations that made verbal or written submissions will be notified within 15 days of Town Council's decision. If no Appeals are received the Official Plan and Zoning By-law Amendment is deemed to have come into full force and effect.

Providing correct information, obtaining feedback, and engaging in discussions are essential components to an effective Public Consultation Strategy. Encouraging the participation of those who are interested and ensuring that the information is readily accessible are critical components of informing and gathering public input. The process outlined herein is open and transparent.



Should you require additional information or have any questions, please do not hesitate to contact the undersigned. We reserve the right to make supplementary submissions.

Yours truly,

Anthony Sirianni, B.A.,

**c.c.: Satwant Deol,
Charanjit Sekhon,
Swaranjit Sekhon,
Bhupinder Sekhon
Andrew Walker, Gagnon Walker Domes Ltd.
Michael Gagnon, Gagnon Walker Domes Ltd.**