

## Planning Applications for: 5219 Upper Middle Road & 2004-2005 Georgina Court

File: 520-05/17 [www.burlington.ca/5219UpperMiddle](http://www.burlington.ca/5219UpperMiddle)

As you may remember from the previous Notice letter that was mailed in May 2017, the City of Burlington has received an application from Bloomfield Developments Inc. to rezone the properties located at 5219 Upper Middle Road and 2004 – 2005 Georgina Court, as shown on the detail sketch below.

The purpose of this application is to permit 8 semi-detached residential units and 14 townhouse units on 5219 Upper Middle Road, 2004 – 2005 Georgina Court and the remnant blocks from the adjacent subdivision.

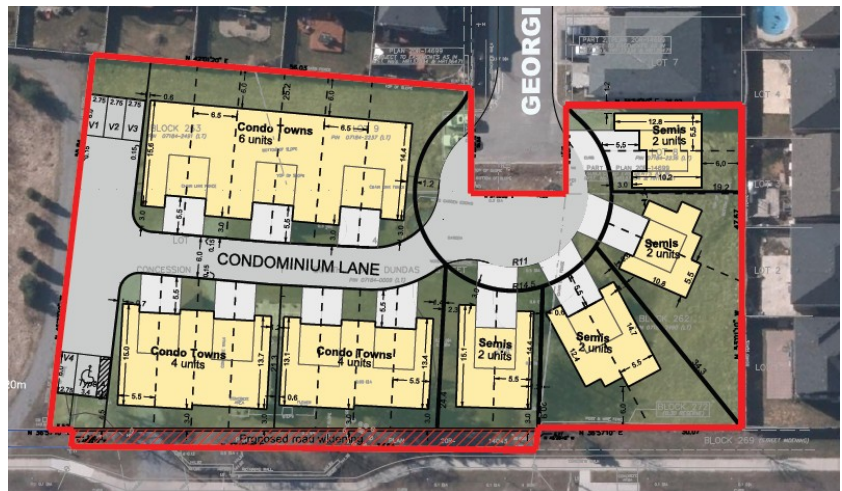
The semi-detached dwellings are proposed to be freehold units fronting directly onto Georgina Court. The townhouse units are proposed to be condominium units that would front onto an internal condominium road that would be accessed from Georgina Court. The townhouse condominium is proposed to include 5 visitor parking spaces.

5219 Upper Middle Road is currently zoned 'Development (D)', and the adjacent vacant properties are zoned 'Medium Density Residential (138)' with a site specific provision (138), which sets out zoning regulations for detached dwellings, semi-detached dwellings and street townhouse units. According to the City's Official Plan, the subject properties are designated Residential – Medium Density.

### Statutory Public Meeting Information

You are invited to attend a Statutory Public Meeting to consider the proposed Zoning By-law amendment application for 5219 Upper Middle Road & 2004-2005 Georgina Court. This meeting will take place on:

**Date:** October 2, 2017  
**Start Time:** 6:30 pm  
**Location:** City Hall Council Chambers, Level 2, 426 Brant Street



## **How to Obtain the Staff Report:**

An information report concerning the application will be available for public review on September 25, 2017. This report does not include a recommendation about the application at this time. The purpose of the information report is to update all members of Council about the development proposal. The report will be available on the City's website at [www.burlington.ca/calendar](http://www.burlington.ca/calendar) by searching for the meeting date for the Planning and Development Committee. A copy of the report can also be picked up at the City Clerk's Department on the main level of City Hall.

## **Speaking at the Meeting:**

Since this is a statutory public meeting, you do not have to register in advance in order to speak. However, if you wish to arrange in advance to speak at the statutory public meeting, please register online at [www.burlington.ca/delegation](http://www.burlington.ca/delegation) or contact Amber LaPointe, Committee Clerk at (905) 335-7600 Ext. 7862 or [Amber.LaPointe@burlington.ca](mailto:Amber.LaPointe@burlington.ca). Speakers are limited to a maximum of 10 minutes each and are webcasted online.

Also, if you have presentation materials, they must be submitted to Ms. LaPointe by noon the day before the meeting to allow for their distribution and review by all members of the Committee. Please note the content of all submissions is considered to be public and will be posted to the city's website.

## **Future Notification:**

No decisions about this application have been made yet. The staff report prepared for this public meeting does not include a recommendation on the application at this time. A recommendation report will be presented to the Planning and Development Committee in the future. Notice of an upcoming recommendation report will be sent to the following people:

- 1) Those who attended the Neighbourhood Meeting on May 23, 2017 and signed the sign-in sheet;
- 2) People who submitted written comments to the Planning Department on the application;
- 3) People who speak at this Statutory Public Meeting on October 2, 2017; and,
- 4) Those who submit a request to be notified of this future meeting date.

To be added to the list of people to be kept informed about this development and upcoming meetings, or if you have questions about this application, please contact Kyle Plas, Senior Planner – Development Review at the phone number or email address provided on the last page of this notice.

**Please note:** If you do not include your name and address with written comments about the application or speak at the public meeting, you may not be able to appeal the decision of Council to the Ontario Municipal Board or appear as a Party to any future Hearing about this issue. For more

information about this matter, including information about preserving your appeal rights, contact Kyle Plas, Senior Planner – Development Review, using the contact information below.

Should you wish to be notified of the Council decision to approve, refuse, or approve with modification this application, or of any subsequent Ontario Municipal Board appeal of this matter, you must submit a written request to the Clerk's Department to the attention of Amber LaPointe.

### **Looking for more information?**

You can access the City of Burlington's website for more information about this application. The application has its own webpage which contains additional material, including supporting studies that have been submitted by the applicant. To access the webpage for this file please go to:

[www.burlington.ca/5219UpperMiddle](http://www.burlington.ca/5219UpperMiddle) .

If you have any questions about these applications, please contact me.

Respectfully,

**Kyle Plas, MCIP, RPP**

**Senior Planner – Development Review**

**Phone: 905-336-7600 Ext. 7555**

**Email: [kyle.plas@burlington.ca](mailto:kyle.plas@burlington.ca)**

**Legal Notices:** Personal information is collected under the authority of the Planning Act, R.S.O. 1990, c. P. 13 and may be contained in an appendix of a staff report, published in the meeting agenda, delegation list and/or the minutes of the public meeting and made part of the public record.

The City collects this information in order to make informed decisions on the relevant issues and to notify interested parties of Council's decisions. It may also be used to serve notice of an Ontario Municipal Board hearing. Names and addresses contained in submitted letters and other information will be available to the public, unless the individual expressly requests the City to remove their personal information. The disclosure of this information is governed by the Municipal Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c.M. 56. Questions about this collection and disclosure should be directed to: Coordinator of Development Review, Planning (905) 335-7642.

