

Notice of Hybrid Electronic Statutory Public Meeting

The Planning & Development Committee is holding a Hybrid Electronic Statutory Public Meeting. The public meeting will provide interested parties the ability to learn more about the proposal, and provide any comments and feedback before any decisions are made on these applications. This Hybrid Electronic Statutory Public Meeting will be held on:

Monday, June 6, 2022 at 7:00 pm

Residents can attend the meeting in person, or view the meeting livestream via the City of Pickering's YouTube channel:

<https://www.youtube.com/user/SustainablePickering>

Please note that this item is scheduled for 7:00 pm, however, this matter could be delayed due to Committee's consideration of preceding agenda items.

In accordance with the City's meeting procedures, should you wish to address the Committee with respect to this matter, you may do so either in person or virtually via audio connection.

To register as a delegate, visit www.pickering.ca/delegation, and complete the online delegation form. Virtual, audio delegations must register by 12:00 pm noon on the last business day before the scheduled meeting. In-person delegations must register by 12:00 pm noon on the day of the meeting. Please note that delegations will appear before the Committee in the order they are received.

For inquiries, please email clerks@pickering.ca. Once your request has been received, confirmation will be provided to you by the Clerk's Office which will include the particulars of how you will be connected to the meeting.

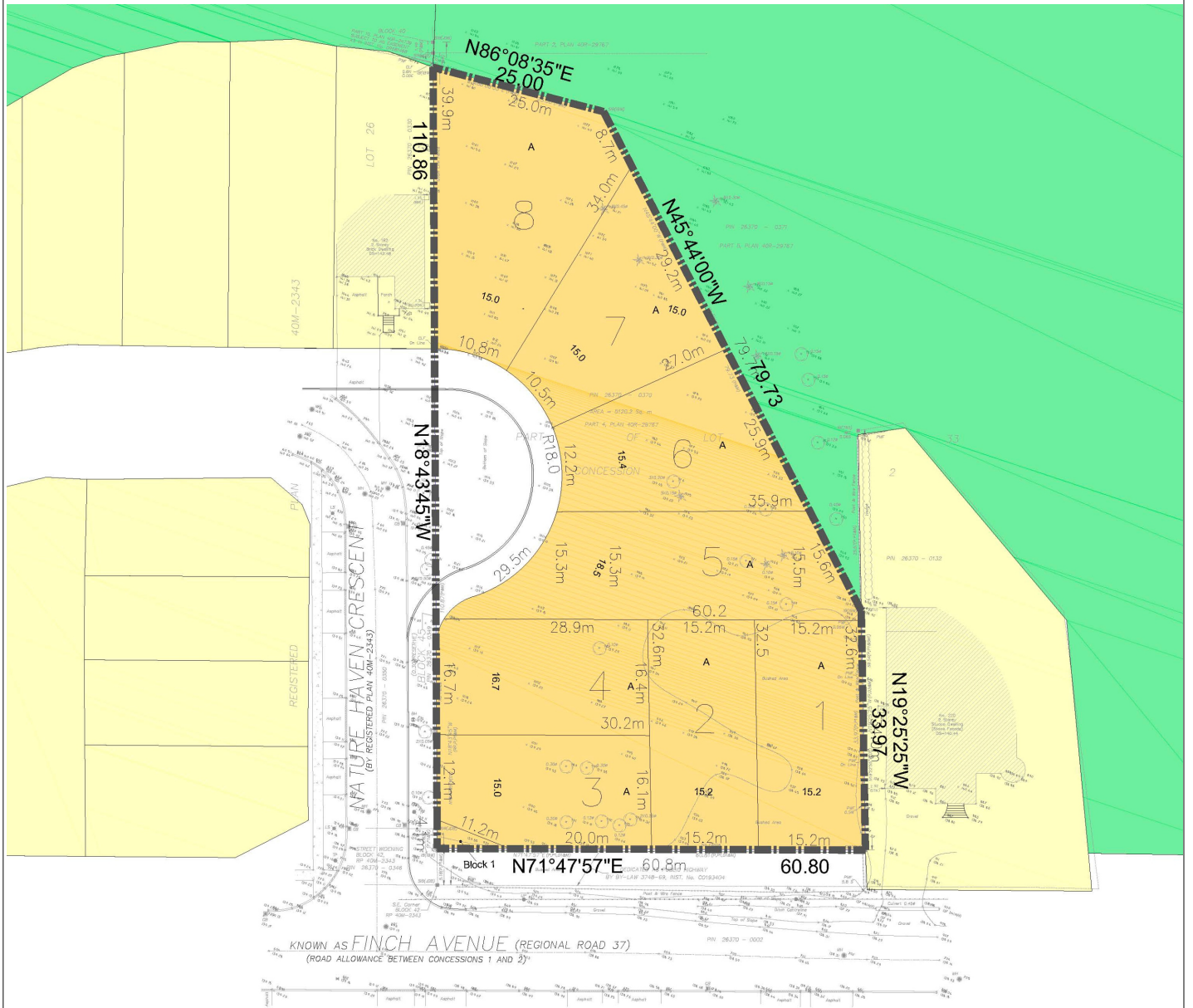
The following is a brief description of the proposal:

File Type & Number	Draft Plan of Subdivision Application – SP-2022-01 Zoning By-law Amendment Application – A 03/22
Owner/Applicant	Highglen Homes Ltd.
Property Location	The subject lands are located on the north side of Finch Avenue, east of Nature Haven Crescent and west of Altona Road, within the Rouge Park Neighbourhood (see attached Location Map).
Ward	Ward 3

Proposal	<p>The applicant has submitted applications for Draft Plan of Subdivision and Zoning By-law Amendment to facilitate a residential development consisting of eight lots for detached dwellings. The applicant is proposing two lots fronting onto Finch Avenue and six lots fronting onto Nature Haven Crescent (see attached Submitted Draft Plan of Subdivision).</p> <p>As part of the proposal, the applicant is proposing to complete Nature Haven Drive with a turning elbow in accordance with the City's engineering standard.</p>
Written Information Available	<p>Information Report available on the City's website at https://calendar.pickering.ca/council on or after May 27, 2022. If you do not have access to a computer, you can call the office of the City Clerk at 905.420.4611 to request a copy of the Report be mailed to you.</p>
Last Date for Comment	June 13, 2022
City Development Contact	<p>Felix Chau Planner II Tel: 905.420.4617 Fax: 905.420.7648 Email: fchau@pickering.ca</p>
Reports Submitted with the Application	<ul style="list-style-type: none"> • Draft Plan of Subdivision • Draft Zoning By-law • Context Site Plan • Conceptual Streetscapes • Planning Justification Brief • Survey • Traffic Opinion Letter • Stage 1 and 2 Archaeological Assessment • Functional Servicing Report • Environmental Impact Study • Hydrogeological Assessment • Water Balance Assessment • Phase One Environmental Site Assessment • Noise Feasibility Study • Construction Management Plan • Arborist Report • Arborist Report Addendum • Geotechnical Investigation Report • Sustainable Development Checklist <p>These reports and plans are available for public review on the City's website at www.pickering.ca/devapp.</p>
Pickering Official Plan Designation	<p>"Urban Residential Areas – Low Density Areas" within the Rouge Park Neighbourhood</p>

Zoning By-law 3036, as amended by By-law 6578/05	"A – Rural Agricultural Zone"
To receive notice of future meetings on this matter	Write to, the City Clerk, at the address noted on page 1; or Email: clerks@pickering.ca
Planning Act Requirements	<p>These applications have been deemed complete in accordance with the <i>Planning Act</i>.</p> <p>If a person or public body does not make oral submissions at a public meeting or make written submissions to the City of Pickering before the zoning by-law amendment is passed, the person or public body:</p> <ul style="list-style-type: none"> i) is not entitled to appeal the decision of the Council to the Ontario Land Tribunal; and, ii) may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so. <p>If you wish to be notified of the decision you must make a written request to the City Clerk.</p>
Date of this Notice	May 13, 2022
<p>Personal information collected in response to this planning notice will be used to assist City staff and Council to process this application and will be made public.</p>	

City Clerk

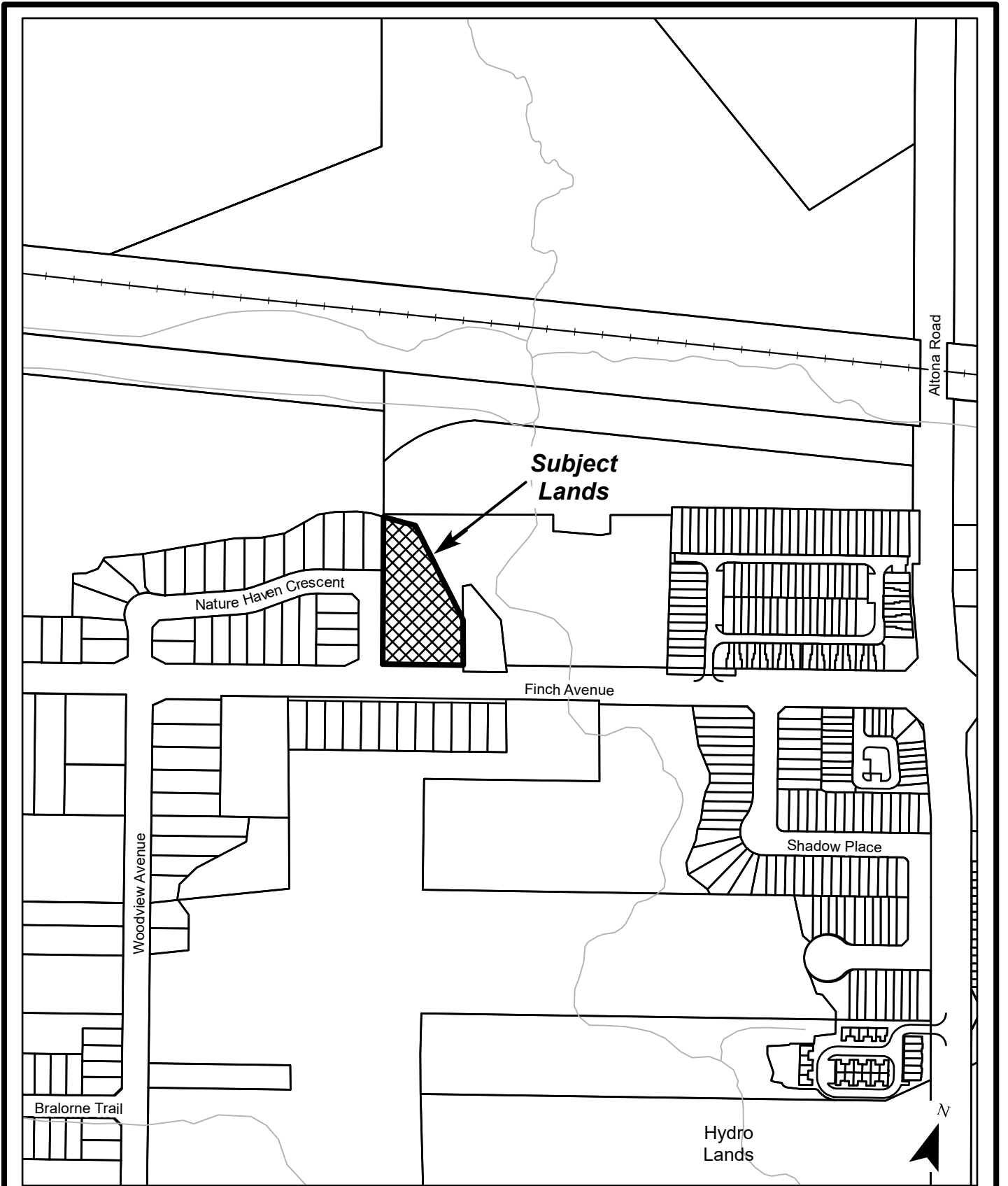


City of
PICKERING
 City Development
 Department

Submitted Draft Plan of Subdivision
File No: SP-2022-01 & A 03/22
Applicant: Highglen Homes Limited

FULL SCALE COPIES OF THIS PLAN ARE AVAILABLE FOR VIEWING AT THE CITY OF PICKERING CITY DEVELOPMENT DEPARTMENT.

DATE: May 9, 2022




PICKERING
 City Development
 Department

Location Map
File: SP-2022-01 & A 03/22
Applicant: Highlen Homes Limited

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Date: May. 09, 2022
SCALE: 1:4,000
THIS IS NOT A PLAN OF SURVEY.