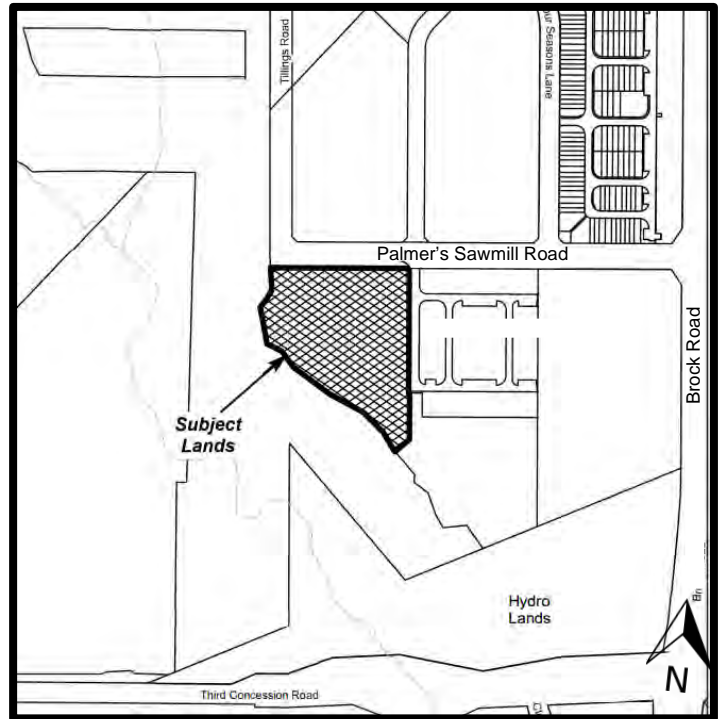


Applications for **Zoning By-law Amendment (City File A 06/24)** and **Draft Plan of Condominium (City File CP-2024-05)** have been submitted by 9004807 Canada Inc. (Stonepay) for the property at 1635 Palmer's Sawmill Road. This site is on the south side of Palmer's Sawmill Road, west of Brock Road. Please refer to the location map below.

The applicant is proposing to develop a residential common element condominium with 85 townhouses. To support this development, the following site-specific amendments to the City's Consolidated Zoning By-law 8149/24 are being requested:

- adding "Street Townhouse" as a permitted housing form
- establishing new zoning standards for creating Parcel of Tied Land, such as lot frontage, lot area, building setbacks, and architectural projections
- permitting air conditioner units to be placed between the building and the street

In accordance with the requirements of the *Planning Act*, the purpose of this notice is to confirm that this is a complete application.

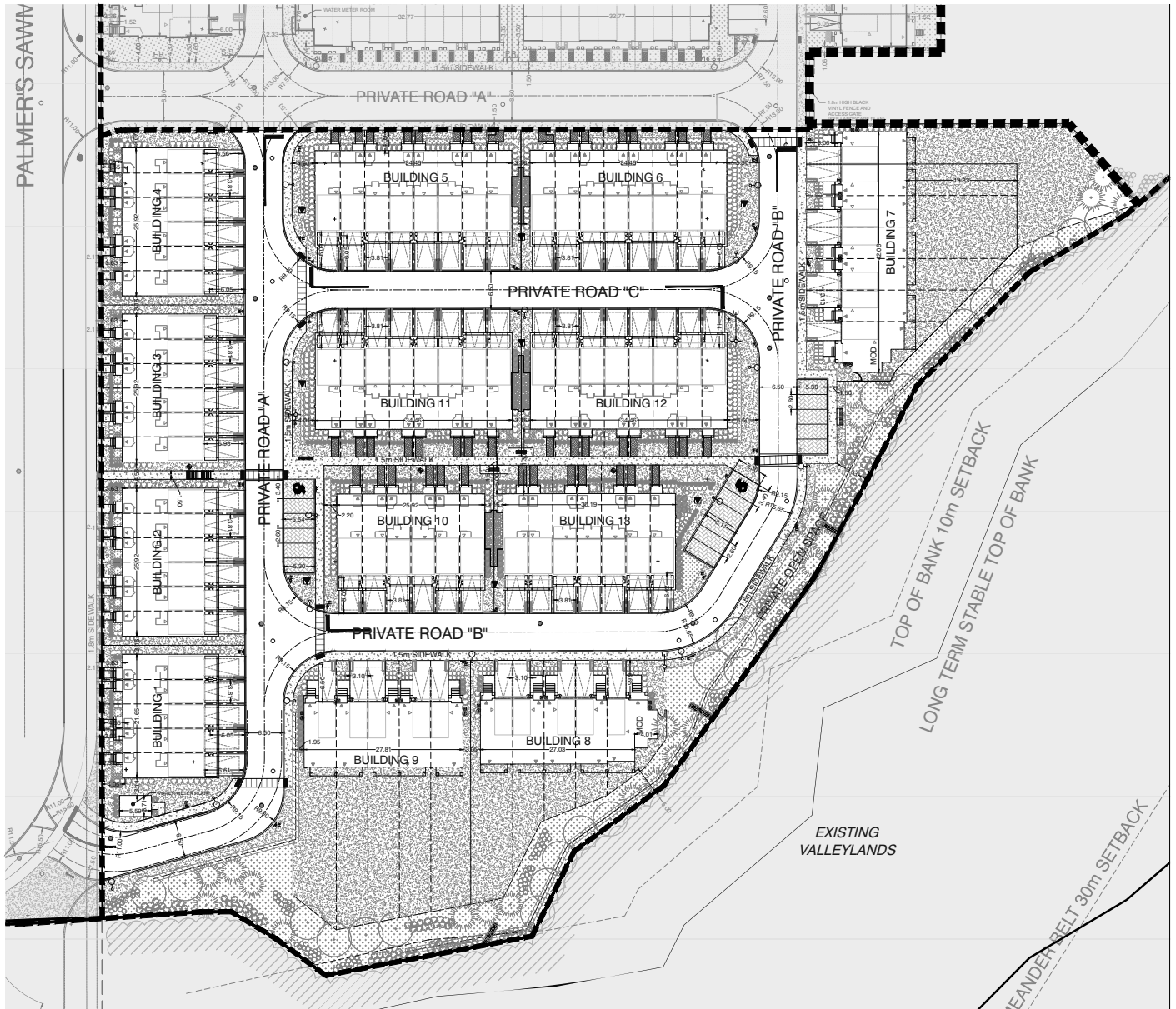


**An Electronic Statutory Public Meeting** for these applications will be held at a later date and a separate notice of that meeting will be provided pursuant to the statutory requirements of the *Planning Act*.

**Information and material** submitted in support of these applications are available for public viewing on the City's website at [pickering.ca/devapp](http://pickering.ca/devapp) or in the City Development Department, Pickering Civic Complex, One The Esplanade, Pickering, Ontario between 8:30 am and 4:30 pm, Monday to Friday.

**Your comments and/or questions** regarding this application can be forwarded to Liam Crawford, Planner II, at 905.420.4660, extension 1126, [lcrawford@pickering.ca](mailto:lcrawford@pickering.ca), City Development Department, Pickering Civic Complex, One The Esplanade, Pickering, Ontario L1V 6K7.

**Personal information** collected in response to this planning notice will be used to assist City staff and Council in processing this application and will be made public.



City of  
**PICKERING**  
 City Development  
 Department

**Submitted Site Plan**

**File No:** CP-2024-05, A 06/24

**Applicant:** 9004807 Canada Inc. (Stonepay)

**Municipal Address:** 1635 Palmer's Sawmill Road

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

**DATE:** Jan 25, 2025