

**NOTICE OF AN INTENTION TO PASS AN AMENDING BY-LAW
TO REMOVE A "H" HOLDING PROVISION**

Wednesday October 8, 2025

File: H-OZ 25-1 W5

Re: Removal of the "H" Holding Provision from Zoning By-law 0225-2007
3233 Brandon Gate Drive
North of Brandon Gate Drive, east of Netherwood Road
3233 Brandon Gate Mall Limited

The City intends to pass a by-law to remove the "H" holding provision from the zoning of the lands indicated on the key map located on the reverse side of this notice.

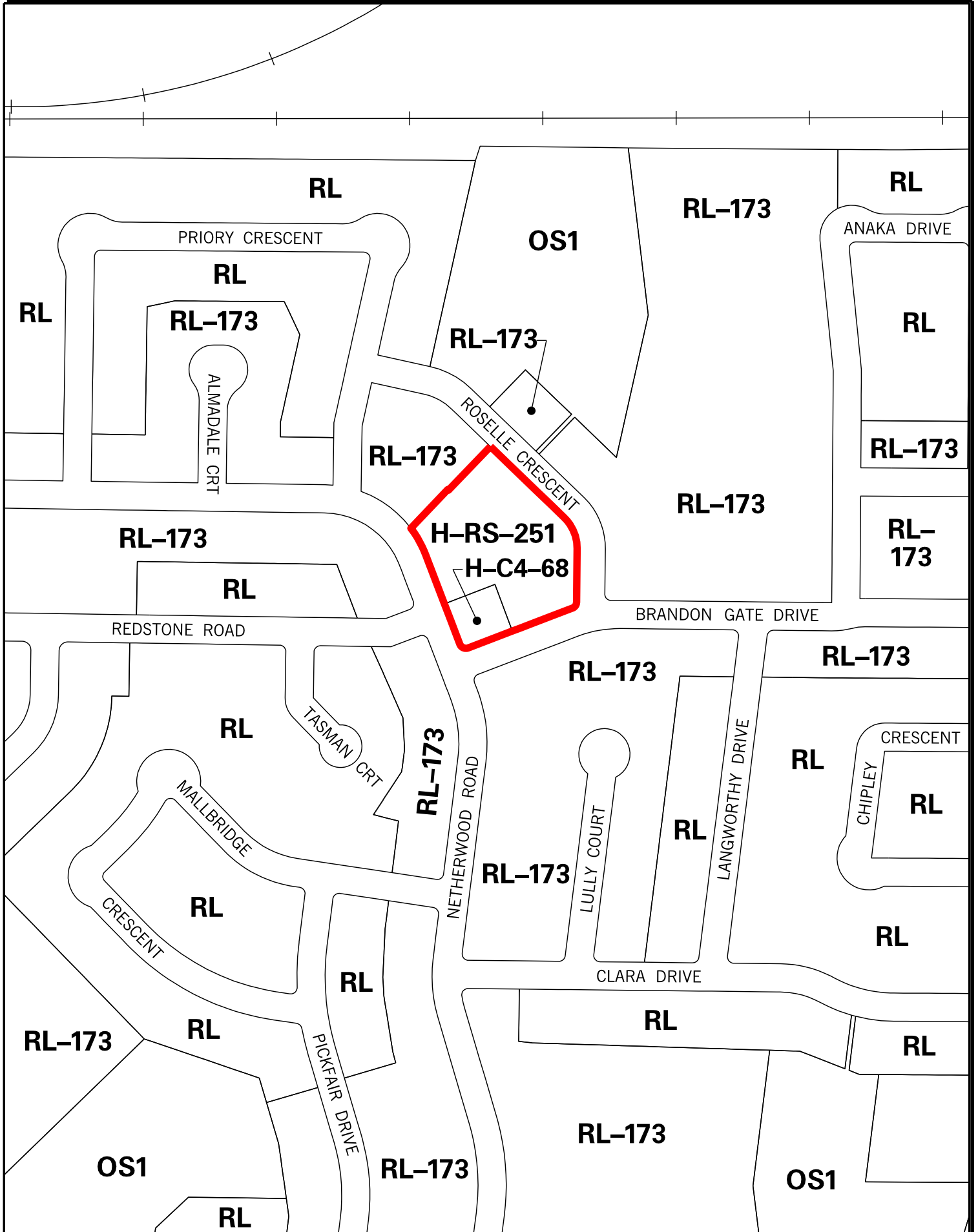
The lands have already been approved and zoned by City Council for development although there were a number of technical matters to be resolved prior to the developer proceeding with construction, such as the submission of Complete Record of Site Condition (RSC) and final Environmental Report satisfactory to the City, and delivery of an executed agreement for community benefits pursuant to section 37 of the Planning Act. These matters have now been dealt with and the effect of the removal of the "H" holding provision will permit the development of 26 semi-detached homes and a three storey mixed-use building.

Please note the following information applicable to this development:

- A minor variance was issued on May 30th, 2024, which changed the permitted uses within the C4-68 zone to allow residential uses on the ground floor
- The Draft Plan of Subdivision was revised to replace the mixed-use building with 4 semi-detached units
- The City of Mississauga's Zoning By-law was updated to reflect changes introduced by Bill 23, which amended the Planning Act, permitting Additional Residential Units within semi-detached and detached dwellings
- The City of Mississauga's CIP for Affordable Housing granted conditional funding to the proposed development, and the application package includes Additional Residential Units within the proposed semi-detached dwellings

The earliest date on which the amending by-law will be passed will be Wednesday October 29, 2025. For further information, please contact Emma Bunting at 905-615-3200 at ext. 5759.

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