



67 Sharp Road, Brighton, ON, K0K 1H0

Notice of Community Open House – Pre-Application Consultation Tuesday February 13, 2024 @ 5:30pm at King Edward Park Community Centre

The Municipality of Brighton is in receipt of a Pre-Consultation application submitted by Fotenn Planning + Design on behalf of Mistral Land Development Inc., for the lands municipally known as 129 Elizabeth Street. The subject lands are located on the south side of Elizabeth St., between the King Edward Park Community Centre and the commercial development containing the NoFrills, Tim Horton's and Gas Station. A Subject Lands Map and Draft Concept Plans have been included with this Notice for reference.

The purpose of this Pre-Consultation Open House is to discuss various land use options on the 7.43 ha subject lands and to receive community feedback on the Concept Plans prior to the submission of any development applications. As outlined in the Draft Concept Plans, the proposal aims to develop a mix of commercial and residential development on the site. Staff of the Municipality of Brighton will be in attendance to hear opinions expressed from members of the community on the proposed development.

Planning Act applications have not been submitted at this time, and no decision will be made by the Municipality of Brighton at the open house. This is not considered a Statutory Public Meeting. Once a complete application has been received, the public will be notified, and an additional meeting will be held. Public comments on the proposal can be directed to Planning Staff at rwarne@brighton.ca.

Purpose of Pre-Application Consultation Meeting:

Public consultation is a critical part of the Planning Act process. The proposed Pre-Application Open House is the first stage in a comprehensive review of the proposed development. Additional consultation meetings including a Statutory Public Meeting will occur in the future to ensure the public has an opportunity to provide their input and comments on the development.

During the meeting, the applicant's planning consultant will provide a presentation to outline the various development concept plans, while Municipal Staff will be present to provide an overview of the development application review process and how the public can be involved. There will also be a question-and-answer component regarding aspects of the proposals and the planning process.

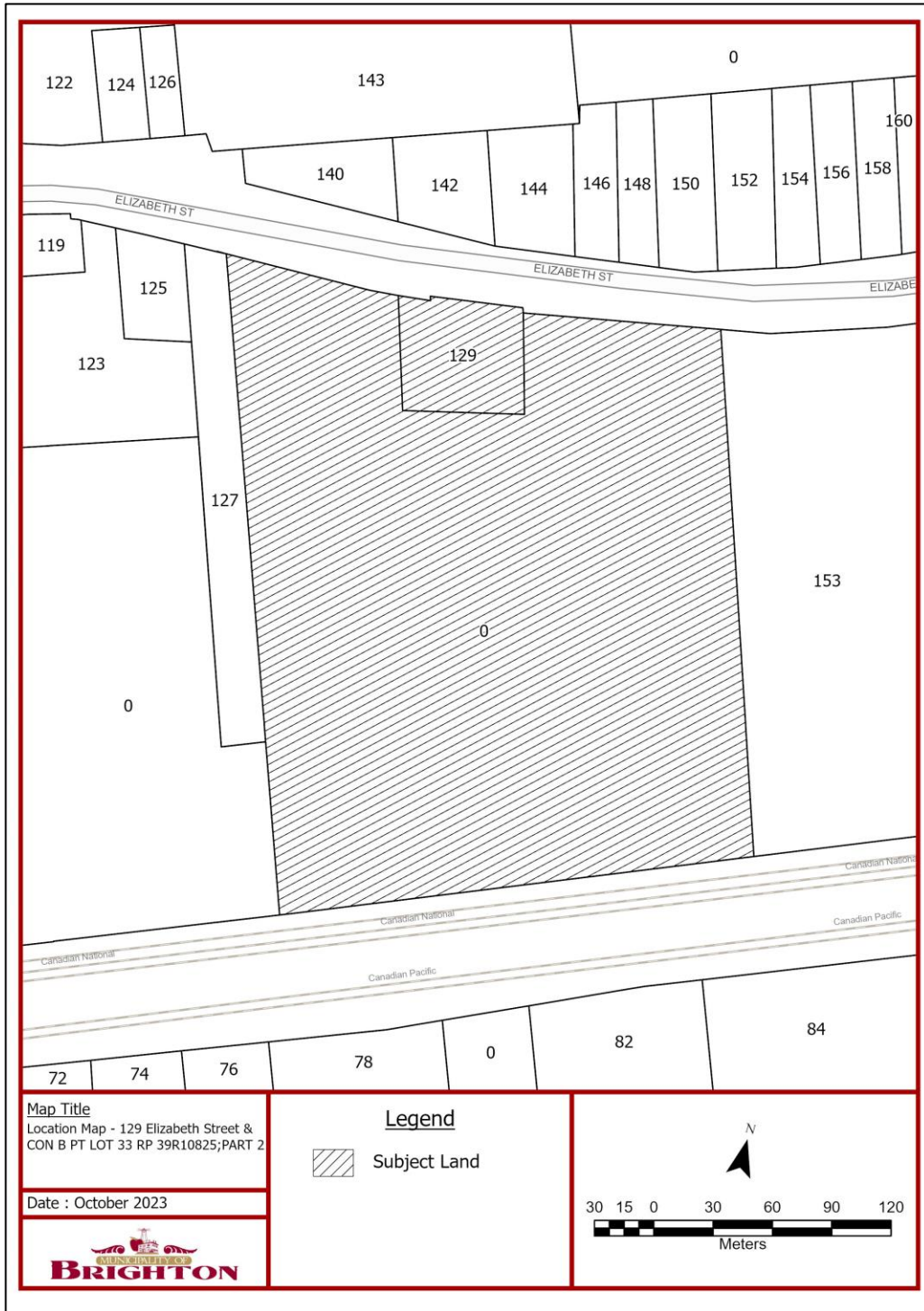
Meeting Agenda:

1. Welcome and Introductions
2. Proponent Presentation on the Development Proposal
3. Comments and Questions and Answers with the Public

Following the Open House, additional comments, questions and feedback can be directed to the Municipal Planning Department at rwarne@brighton.ca

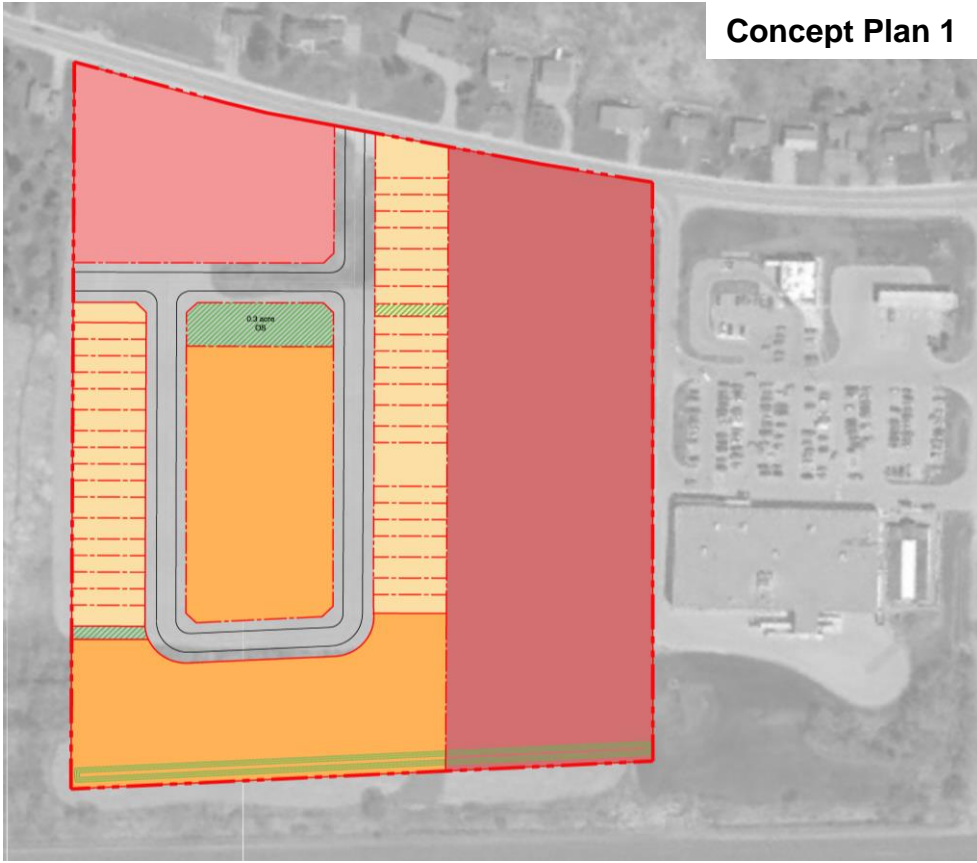
Dated at the Municipality of Brighton on January 29, 2024.

Subject Lands Map: 129 Elizabeth St.



Proposed Development – Draft Concept Plans

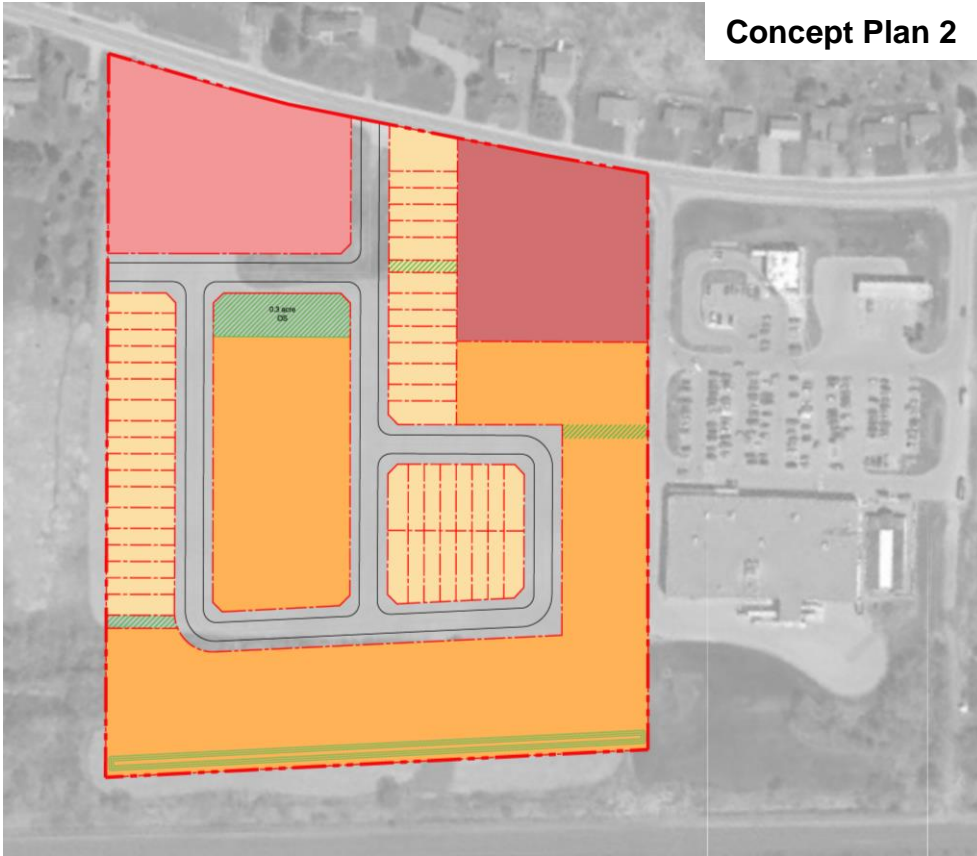
Concept Plan 1



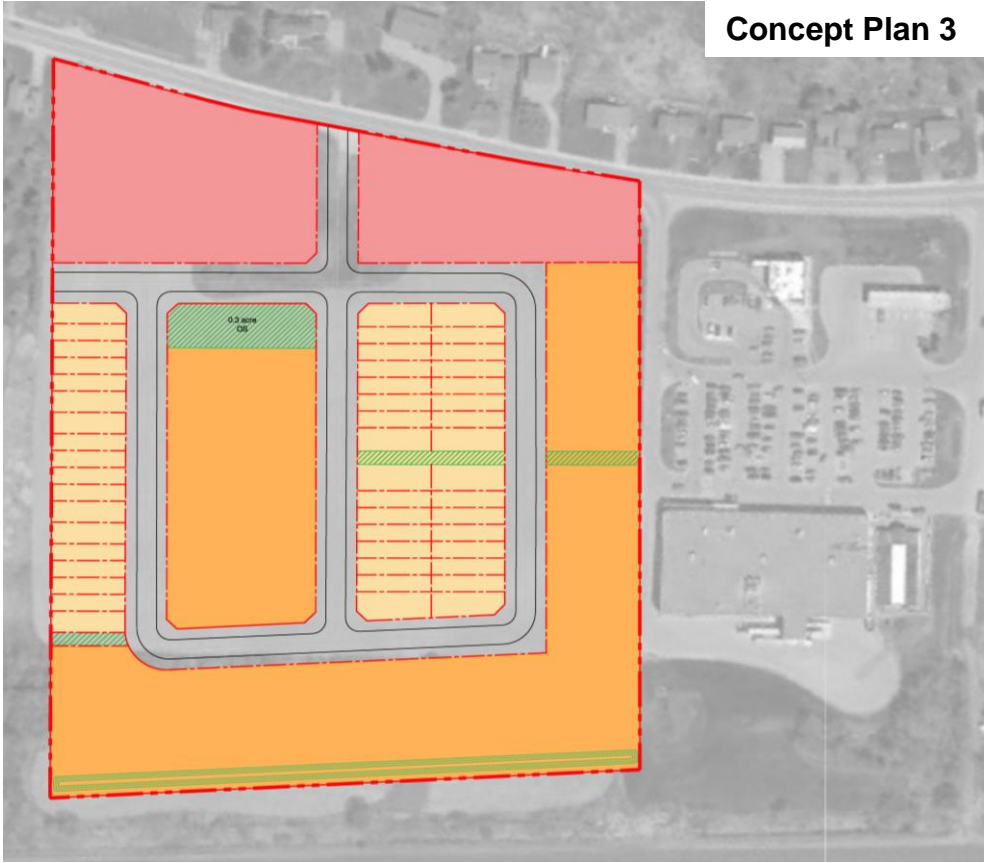
LEGEND

- TOWNHOMES
- MIXED DENSITY (10 PLEX / 16 PLEX)
- MIXED DENSITY / MIXED USE
- COMMERCIAL
- OPEN SPACE / MID-BLOCK CONNECTION
- PROPERTY BOUNDARY
- LOTS AND BLOCKS








Concept Plan 2



Concept Plan 3



LEGEND

-  TOWNHOMES
-  MIXED DENSITY (10 PLEX / 16 PLEX)
-  MIXED DENSITY / MIXED USE
-  COMMERCIAL
-  OPEN SPACE / MID-BLOCK CONNECTION
-  PROPERTY BOUNDARY
-  LOTS AND BLOCKS