

## To Owner/Occupant

### Pre-Application Community Meeting

Alinea Land Corporation and Korsiak Urban Planning are hosting an in-person Pre-Application Community Meeting to discuss a proposal to redevelop three properties (20.67 hectares / 51.08 acres) on the north and south sides of Fairview Street, west of Appleby Line. The proposed development consists of high-density residential and mixed-use commercial buildings ranging from 12 to 45 storeys, two public parks, and a community facility.

The proposed development requires a Draft Plan of Subdivision for lands north of Fairview Street, as well as amendments to the Official Plan and Zoning By-law to permit residential uses and increased density and heights on the subject lands. The proposal aligns with the objectives outlined in the Growth Plan for Major Transit Station Areas (MTSAs), the Halton Region Official Plan and the City of Burlington Draft Official Plan for MTSAs.

No application has been submitted, and no decision has been made by the City. Once a complete application is submitted, the public will be notified, and City Staff will welcome further comments.

**In-Person Pre-Application  
Community Meeting will take place:**

**Monday June 17<sup>th</sup>, 2024,  
4:00 pm – 7:00 pm**

**Location:**

Tansley Woods Community Centre  
Community Room: 1  
1996 Itabashi Way  
Burlington, ON L7M 4J8

The site is located in Ward 4, with municipal addresses below (Figure 1). Development is considered in phases as part of a Master Planned Community (Figure 2):

**750 Appleby Line**

**4445 Fairview Street**

**4415 Fairview Street**

**666-676 Appleby Line &**

**4460-4490 Fairview Street**

The Pre-Application Consultation Meeting is the first step in a comprehensive review of the future proposal. The meeting will follow an Open-House format, featuring informational stations with poster boards. Members of the developer team will be present to discuss elements of the development and gather community feedback before proceeding with any development applications. City Staff will be in attendance to observe and respond to queries regarding City process.

Following the event, additional comments, questions, and feedback pertaining to the proposed development can be directed to: [wayne@korsiak.com](mailto:wayne@korsiak.com) or 905-257-0227 ext 23.



**FIGURE 1: AERIAL PHOTO**



**FIGURE 2: CONCEPTUAL MASTER PLANNED COMMUNITY**