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Mississauga, Ontario L5G 2G8
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1

April 19, 2022

Mayor & Members of Council
Municipality of Middlesex Centre
10227 Ilderton Road
Ilderton, Ontario NOM 2AO

RE: REQUESTING THAT PART OF 11110 MELROSE DRIVE BE INCLUDED WITHIN THE MELROSE HAMLET IN THE REVISED MUNICIPALITY OF MIDDLESEX CENTRE OFFICIAL PLAN

Diamond Luxury Developments Inc. the owners of the property at 11110 Melrose Drive within the Municipality of Middlesex Centre and I am their land use planning consultant.

We note that the draft revised Municipality of Middlesex Centre Official Plan map schedule for the Melrose Hamlet, that was published on the municipal web site on April 14, 2022, does not include my client's property at 11110 Melrose Drive within the Melrose Hamlet.

As I requested in my previous January 18, 2022 letter to you and my presentation at Municipality of Middlesex Centre Council meeting on March 16, 2022 my client is respectfully requesting the Mayor and Members of Council of the Municipality of Middlesex Centre, municipal staff, as well as the municipality's consultants to include part of the 1110 Melrose Drive property within the Melrose Hamlet in the revised Municipality of Middlesex Centre Official Plan to permit development of the south part of this property for single detached residential dwellings through a draft plan of subdivision.

The portion of my client's property at 11110 Melrose Drive that they would like to have included within the Melrose Hamlet is delineated in red on the enclosed draft revised Municipality of Middlesex Centre Official Plan map schedule for the Melrose Hamlet which I have enclosed in Appendix A to this letter.

We hope that you will make this requested change at your April 20, 2022 meeting.

A development concept plan for this property is enclosed in Appendix B to this letter to assist you in your consideration of this request.

Please do not hesitate to call me if you have any questions regarding the content of this letter.

Yours truly,

PLAN LOGIC CONSULTING INC.



John Lohmus MCIP RPP
Director

cc. Mr. Imran Ahmed, CEO, Diamond Luxury Developments Inc.

Appendix A

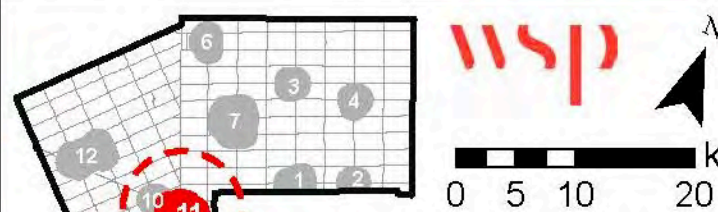
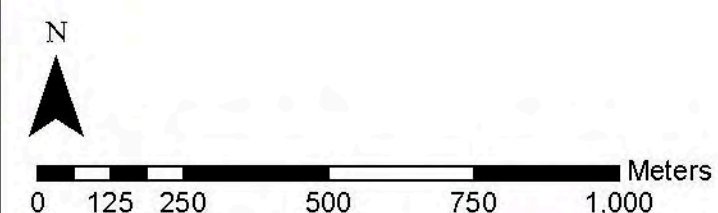
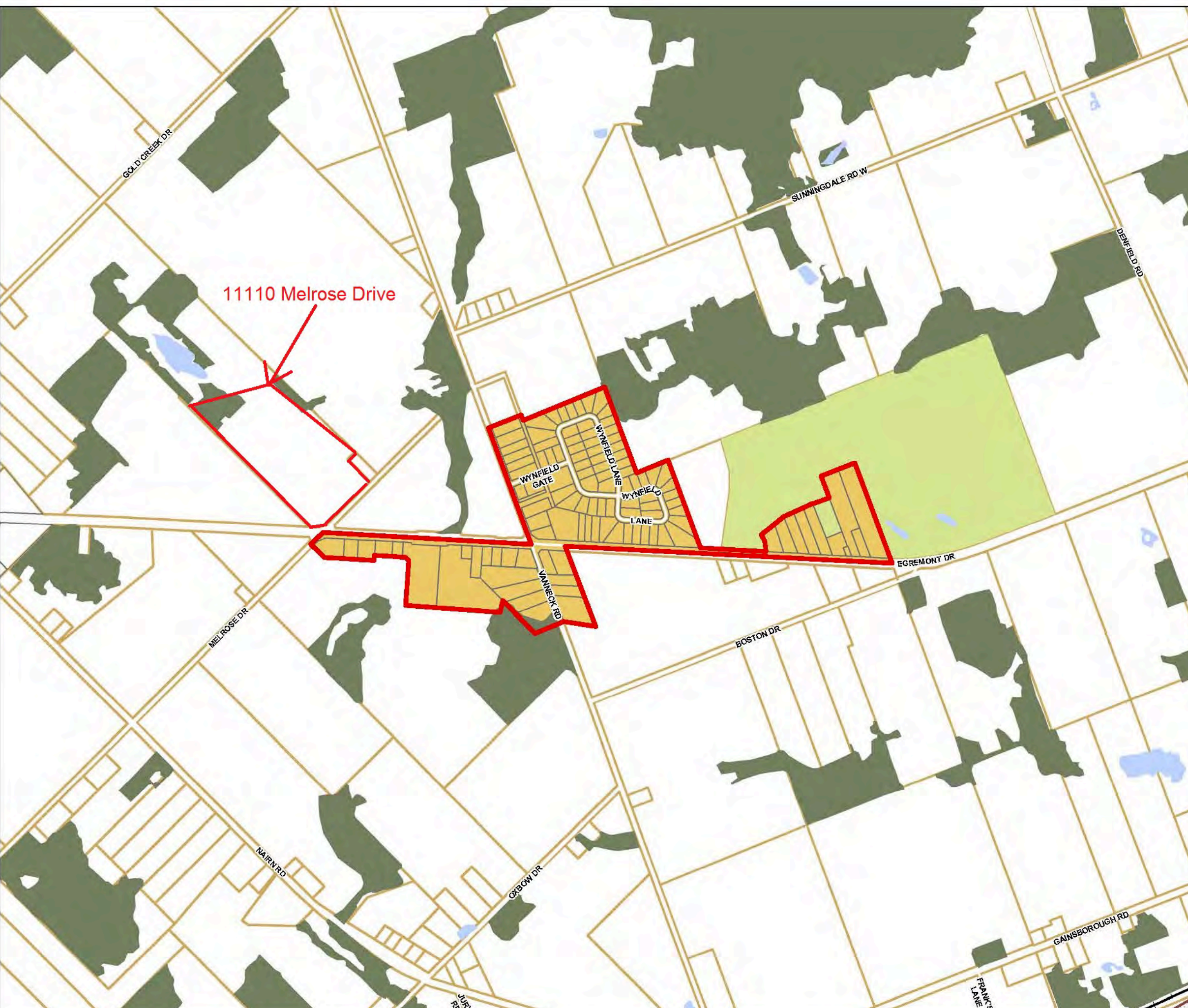
Schedule A-11

Melrose Hamlet Area

Legend

Land Use Designations

- Residential
- Medium Density Residential
- Hamlet
- Settlement Commercial
- Rural Commercial
- Village Centre
- Rural Industrial
- Institutional
- Settlement Employment
- Parks and Recreation
- Natural Heritage Enhancement Area
- Natural Environment
- Agriculture
- Settlement Boundary
- Middlesex Centre Boundary
- Aggregate Overlay
- Railway Line



DRAFT



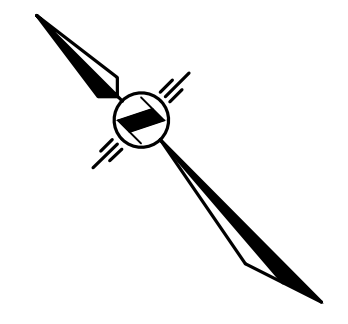
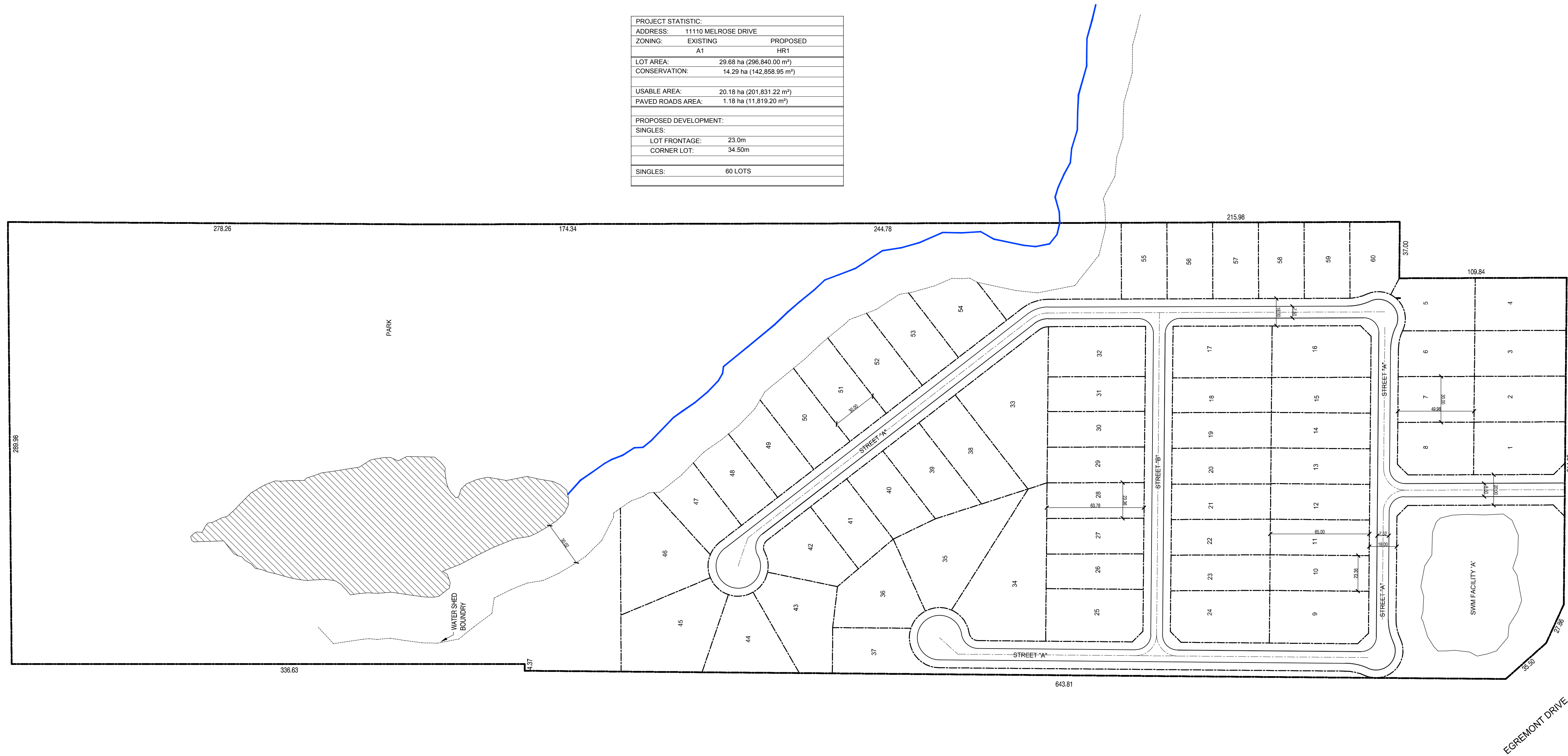
Date: April 13, 2022

Appendix B



KEY PLAN
NOT TO SCALE

PROJECT STATISTIC:	
ADDRESS:	11110 MELROSE DRIVE
ZONING:	EXISTING PROPOSED
	A1 HR1
LOT AREA:	29.68 ha (296,840.00 m ²)
CONSERVATION:	14.29 ha (142,858.95 m ²)
USABLE AREA:	20.18 ha (201,831.22 m ²)
PAVED ROADS AREA:	1.16 ha (11,819.20 m ²)
PROPOSED DEVELOPMENT:	
SINGLES:	
LOT FRONTAGE:	23.0m
CORNER LOT:	34.50m
SINGLES:	60 LOTS



The Architect is not responsible for the accuracy of survey, structural, mechanical, electrical, etc. engineering information shown on the drawing. Refer to the appropriate engineering drawings before proceeding with work.

Contractor shall check all dimensions on the work and report any discrepancy to the Architect before proceeding. Construction must conform to all applicable Codes and Requirement of Authorities having Jurisdiction.

All drawings, specifications and related documents are the copyright property of Peter Del Grosso and must be returned upon request. Reproduction of drawings, specifications and related documents in part or whole is forbidden without the permission of Peter Del Grosso.

This drawing is not to be scaled.

This drawing is not to be used for construction unless signed by the Architect.

NAME _____

Signature: _____

Date: _____

No.	DATE	REVISION
1		
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DRAWING TITLE:
CONCEPTUAL PLAN

PROJECT:
PROPOSED SITE PLAN

11110 MELROSE DRIVE
MIDDLESEX CENTRE, ONTARIO

PETER DEL GROSSO
ARCHITECTURAL TECHNOLOGIST

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201

JAN. 13/22 PREPARED LAYOUT FOR REVIEW

DATE ISSUED FOR:

The undersigned has reviewed and takes responsibility for the design, and has the qualifications and meets the requirements set out in the Ontario Building Code to design the work shown on the attached documents.

QUALIFICATION INFORMATION
Required unless design is exempt under
Division C, Subsection 3.2.5 of The Building Code, 2009

PETER DEL GROSSO 20567

REGISTRATION INFORMATION
Required unless design is exempt under
Division C, Subsection 3.2.4 of The Building Code

PETER DEL GROSSO 27288



AREA: ---

SCALE: 1:1500

DRAWN BY: PDG

DATE: JAN. 13/22

PROJ. No.: 22-01

DWG. No.: SP-01