

Ontario Land Tribunal
Tribunal ontarien de l'aménagement
du territoire



ISSUE DATE: November 30, 2023

CASE NO(S).: OLT-23-000684

PROCEEDING COMMENCED UNDER subsection 22(7) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended

Applicant and Appellant: 70 Park Street East Inc.
Subject: Request to amend the Official Plan – Failure to adopt the requested amendment
Description: To permit a 38-storey mixed use tower with 530 residential units
Reference Number: OZ/OPA 23-3 W1
Property Address: 23, 25, 27, 29 and 31 Helen Street North, 53 Queen Street East and 70 Park Street East
Municipality/UT: Mississauga / Mississauga
OLT Case No.: OLT-23-000684
OLT Lead Case No.: OLT-23-000684
OLT Case Name: 70 Park Street East Inc. v. Mississauga (City)

PROCEEDING COMMENCED UNDER subsection 34(11) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended

Applicant and Appellant: 70 Park Street East Inc.
Subject: Application to amend the Zoning By-law – Refusal or neglect to make a decision
Description: To permit a 38-storey mixed use tower with 530 residential units
Reference Number: OZ/OPA 23-3 W1
Property Address: 23, 25, 27, 29 and 31 Helen Street North, 53 Queen Street East and 70 Park Street East
Municipality/UT: Mississauga / Mississauga
OLT Case No.: OLT-23-000685
OLT Lead Case No.: OLT-23-000684

Heard: October 25, 2023 by Video Hearing

APPEARANCES:

| <u>Parties</u> | <u>Counsel</u> |
|-------------------------------|-----------------------|
| 70 Park Street East Inc. | R. Gill |
| City of Mississauga | L. Magi |
| Regional Municipality of Peel | R. Godley |

**MEMORANDUM OF ORAL DECISION DELIVERED BY D.S. COLBOURNE ON
OCTOBER 25, 2023 AND ORDER OF THE TRIBUNAL**

[1] Mark Flowers, Counsel to Edenshaw Queen Developments Limited, sought Participant status for his client. As the Parties had no issue, Participant status was granted. The Parties were not aware of three other individuals who had sought Participant status. The Tribunal will forward the relevant information to the Parties and they will advise of their position with respect to those individuals.

[2] After discussion, the Parties agreed on 15 days for the hearing, and the hearing has been set for 15 days starting **Monday, May 6, 2024** to commence at **10 a.m.** by video hearing.

[3] Parties and Participants are asked to log into the video hearing at least **15 minutes** before the start of the event to test their video and audio connections:

<https://meet.goto.com/278736685>

Access code: 278-736-685

[4] Parties and Participants are asked to access and set up the application well in advance of the event to avoid unnecessary delay. The desktop application can be

downloaded at [GoToMeeting](https://app.gotomeeting.com/home.html) or a web application is available:

<https://app.gotomeeting.com/home.html>

[5] Persons who experience technical difficulties accessing the GoToMeeting application or who only wish to listen to the event can connect to the event by calling into an audio-only telephone line: **(Toll-Free) 1(888) 455-1389 or +1(647) 497-9391**. The **access code is as indicated above**.

[6] Individuals are directed to connect to the event on the assigned date at the correct time. It is the responsibility of the persons participating in the hearing by video to ensure that they are properly connected to the event at the correct time. Questions prior to the hearing event may be directed to the Tribunal's Case Coordinator having carriage of this case.

[7] No further notice is necessary.

[8] The Procedural Order submitted was draft only. Rodney Gill will provide the final Procedural Order after further consultation with the Parties.

"D.S. Colbourne"

D.S. COLBOURNE
VICE-CHAIR

Ontario Land Tribunal

Website: www.olt.gov.on.ca Telephone: 416-212-6349 Toll Free: 1-866-448-2248

The Conservation Review Board, the Environmental Review Tribunal, the Local Planning Appeal Tribunal and the Mining and Lands Tribunal are amalgamated and continued as the Ontario Land Tribunal ("Tribunal"). Any reference to the preceding tribunals or the former Ontario Municipal Board is deemed to be a reference to the Tribunal.