

Community Information Meeting

Tuesday, May 28, 2024

4:00 - 5:30 p.m.

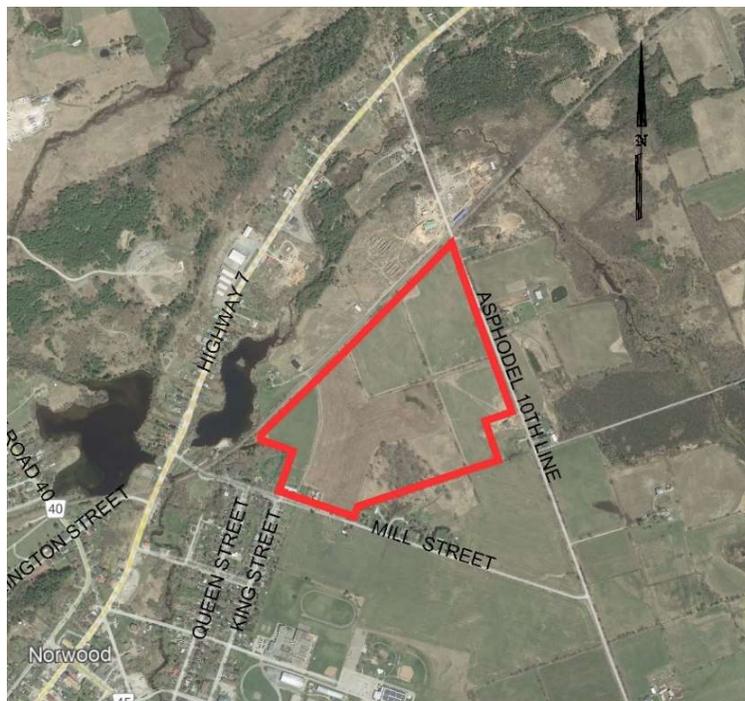
Upper Mill Pond Subdivision Proposed Official Plan Amendment and Plan of Subdivision

CAP Norwood Developments Inc. has made an application to the County of Peterborough for approval of a Plan of Subdivision to be known as *Upper Mill Pond* and an Amendment to the County Official Plan. The site is 35.5 hectares in size; refer to the Location Map below.

- The site is designated *Settlement Area* in the Peterborough County Official Plan. The Local Component of the County Official Plan for the Township of Asphodel-Norwood designates the land as *Hamlet, Rural and Residential*. An Official Plan Amendment to redesignate the entire property *Residential* has been filed.
- The draft plan of subdivision application for 643 residential units proposes a mix of building typologies and densities, and a local commercial use.
- A portion of the site will be used for parkland, a storm water management facility and a safety berm/acoustic fence adjacent the CP Rail right-of way.
- A new internal roadway network in the subdivision will link the development to the existing residential streets and neighbourhoods. The site will be provided with full municipal services.
- Supporting documents have been submitted to the County including: a Planning Justification Report, Geotechnical Investigation, Hydrogeological Assessment, Environmental Site Assessment, Environmental Impact Study, Stormwater Management Report, Functional Servicing Report, Traffic Impact Study, Archeological Assessment and Noise and Vibration Feasibility Study. These reports and more information about the applications are available for viewing on the County of Peterborough web site under **Planning Notices**.

RFA Planning Consultant is the Agent for the Applicant. We invite you to attend a community information meeting. The meeting will be an opportunity to ask questions about the project and provide feedback to the applicant and consultant team prior to the statutory Public Meeting that will be held by the County of Peterborough.

The meeting will be held at the Asphodel-Norwood Town Hall, 2357 County Road 45, Norwood, from 4:00-5:30 p.m.



LOCATION MAP – subject property shown in red