

105-159 Garden Drive



Statutory Public Meeting
October 15th, 2024

**If there is anyone watching the live stream of this meeting on oakville.ca and you wish to speak to this item please call 905-815-6095 and we will connect you to the meeting. You will be called upon to speak following the registered delegations.*



Subject Site

Rebecca Street

Garden Drive

Lakeshore Rd W

Context Map

Project Statistics

- 4-storeys
- 3 blocks: back-to-back towns
- 1 block: mixed use
- 48 units
- 2 commercial units
- Residential parking: 48 spaces
- Visitor / commercial parking: 11 spaces
- Bicycle parking:
 - 48 long-term
 - 20 short-term



Project Overview



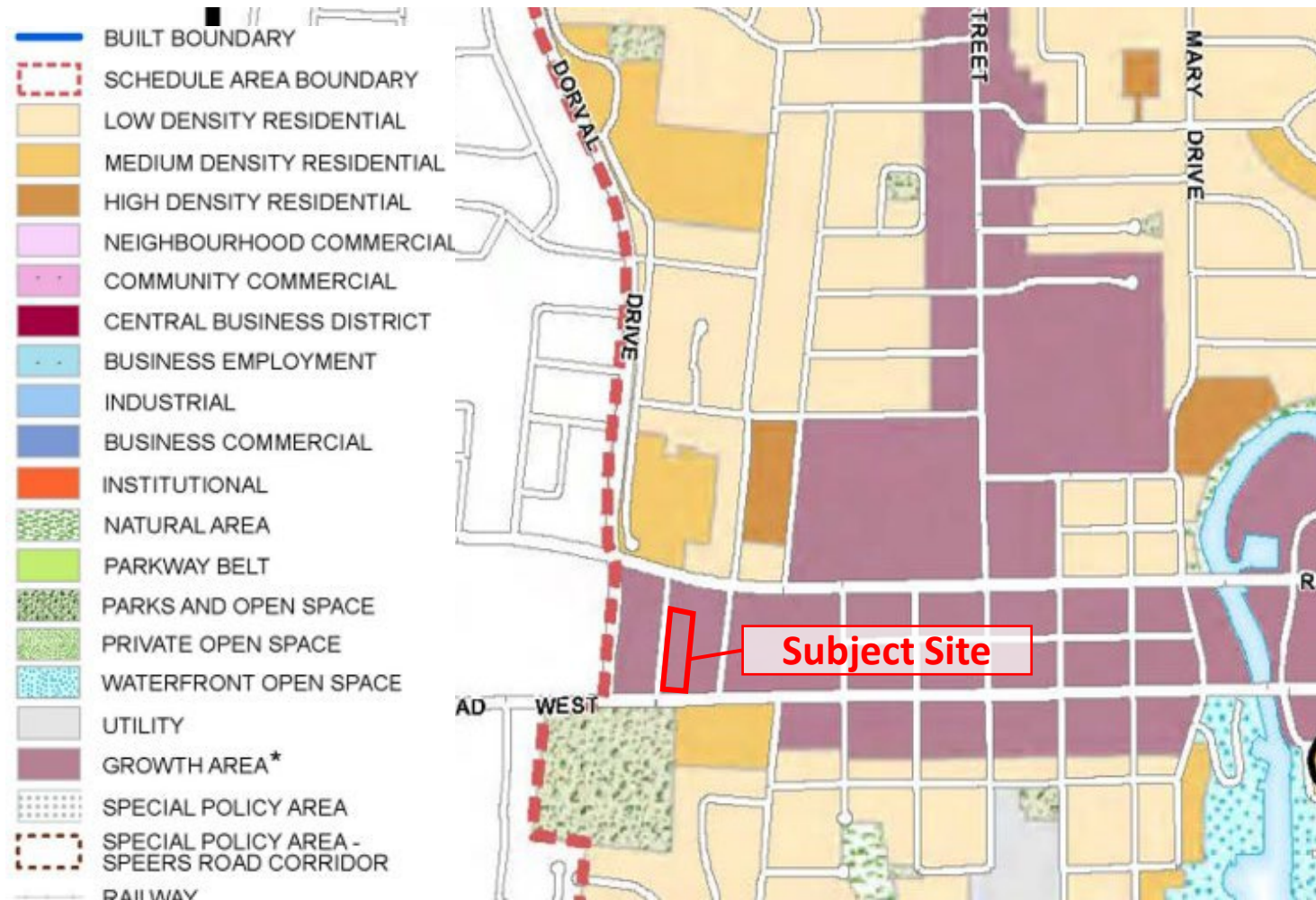
Rendering – Lakeshore Rd





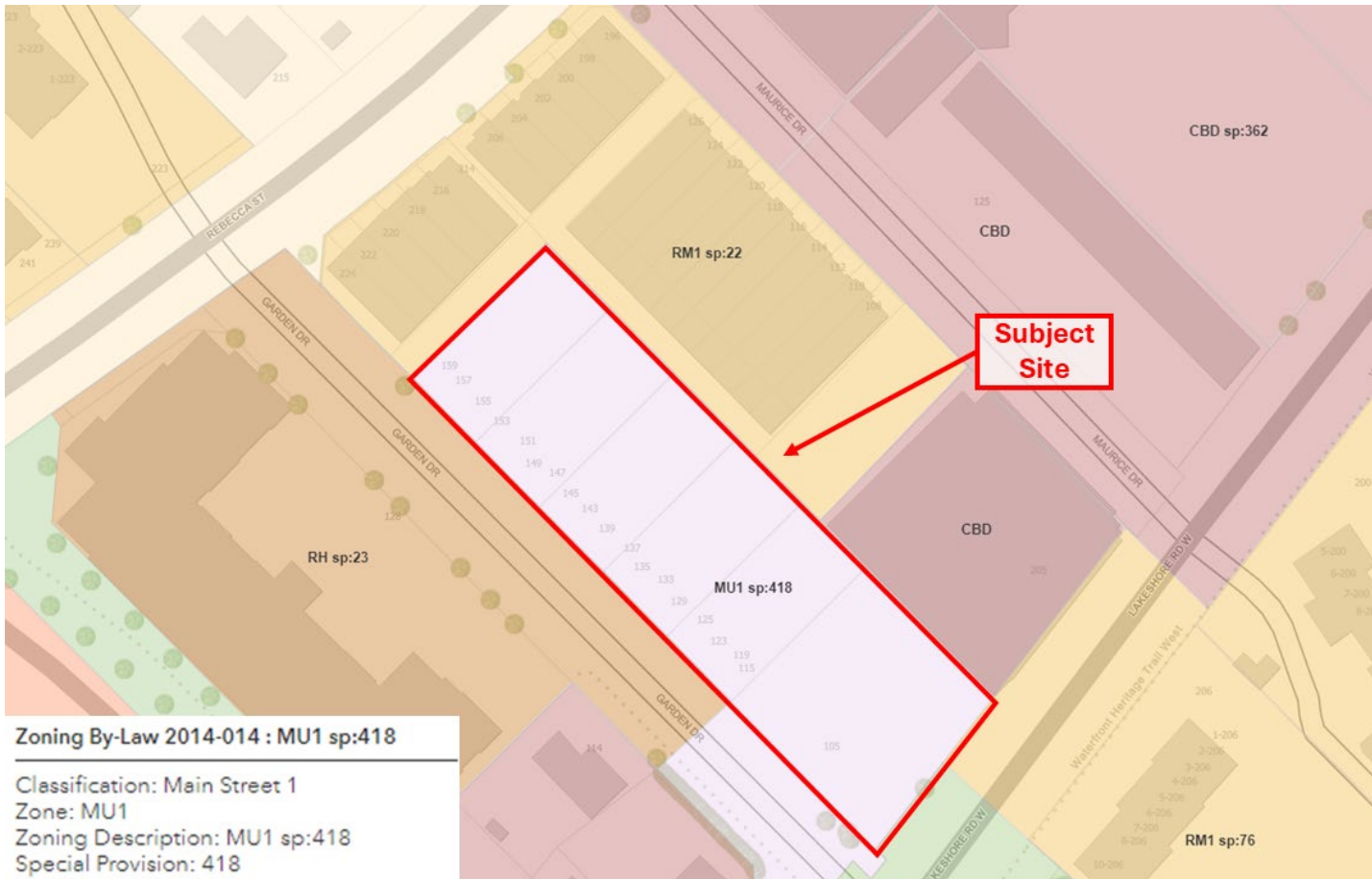
Rendering – Garden Dr





Source: Schedule O1, Oakville Official Plan, 2009

- Halton Regional Official Plan
 - *Strategic Growth Area*
- Oakville Official Plan
 - *Growth Area*
 - *Main Street 1*
 - Site Specific Policies support five storey long-term care proposal
 - Proposal conforms to the intent of the Oakville OP but requires an amendment to permit 48, 4-storey multiple attached dwellings.

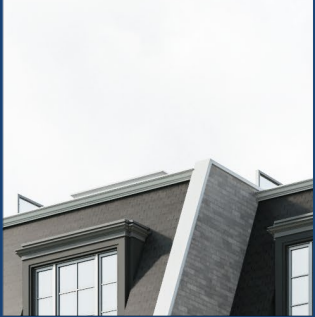


Source: Oakville Official Plan, 2009

Oakville By-Law 2014-014

- Current Zoning:
 - *Mainstreet 1 Special Provision 418*
 - specific to the five storey long-term care proposal
- Amendment required:
 - to implement site specific requirements for the current proposal

- Public Information Meeting - July 2nd 2024
- Attendees:
 - ~17 community members
 - Councillor Duddeck
 - Town Planning staff
 - Developer Representatives (The Biglieri Group, Richard Wengle Architect)
- Thematic Summary:
 - Clarification Questions (setbacks, stepbacks, materials, design, unit typology etc.)
 - Context and Transition
 - Appropriateness of Parking Supply
 - Construction Management
 - Timeline for development (if approved)



Thank you!

Any comments/questions can be sent to the Town as follows: Catherine Buckerfield and the Town Clerk at townclerk@Oakville.ca

Or

To the project team as follows: The Biglieri Group: Michael Testaguzza at mtestaguzza@thebiglierigroup.com

