

Planning and Development Council Meeting  
Monday, March 17, 2025

**Comments Received Regarding Item 6.3**

Tafia Development Corporation  
65, 71, 77, 83 & 89 Loyalist Trail  
Zoning By-law Amendment  
File No. Z.1215.04

## Legislative Coordinator

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**From:** Delia McPhail  
**Sent:** Thursday, November 14, 2024 2:16 PM  
**To:** Legislative Coordinator  
**Subject:** FW: [EXTERNAL] Zoning By-law Amendment Application - 65-89 Loyalist Trail (Z.1215.04)

**Delia McPhail, MCIP, RPP  
Planner  
Planning & Development**

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**From:** Majed Bar.  
**Sent:** Thursday, November 14, 2024 1:56 PM  
**To:** Town Clerks <TownClerk@oakville.ca>  
**Cc:** Delia McPhail <delia.mcphail@oakville.ca>;  
**Subject:** [EXTERNAL] Zoning By-law Amendment Application - 65-89 Loyalist Trail (Z.1215.04)

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M1 Basketball Ltd  
1185 Westdale Rd,  
Oakville, ON L6L 6P5

November 14, 2024

Town Clerk  
Town Clerk's Department  
1225 Trafalgar Road  
Oakville, Ontario L6H 0H3  
Email: [townclerk@oakville.ca](mailto:townclerk@oakville.ca)

*Re: Zoning By-law Amendment Application - 65-89 Loyalist Trail (Z.1215.04)*

**Dear Members of the Oakville Town Council,**

We are writing to you regarding the Zoning By-law Amendment application submitted by Tafia Development Corp. for 65, 71, 77, 83, and 89 Loyalist Trail (Z.1215.04). I would like to express my strong support for this application, particularly in relation to the proposed establishment of a Shoot 360 franchise at this location. I hope that staff will bring these comments forward at the public meeting and include them in the report to the Planning & Development Council on November 25, 2024, followed by a subsequent Recommendation Report.

The proposed Shoot 360 facility would be the first of its kind in Ontario and the second in Canada, offering advanced basketball training technology in a membership-based environment to the Oakville community. This project is not just about introducing a unique sports and fitness experience; it is also about fostering local economic growth and creating meaningful employment opportunities for Oakville residents.

### **Community and Employment Benefits:**

- **Job Creation for Youth:** We are looking at hiring around 20-25 individuals, including both part-time and full-time roles. These positions will be ideal for high school students, university students, and recent graduates. They will have the opportunity to work as coaches, trainers, and facility management staff, gaining valuable experience while contributing positively to the community.
- **Supporting Education and Athletic Development:** The technology used in Shoot 360 is utilized by NBA players to enhance their shooting and training techniques. For the first time, this cutting-edge technology will be available to the public, offering local athletes a chance to experience the same high-level training. Additionally, we plan on inviting NBA players to visit the facility to run camps and clinics, providing young athletes with a unique opportunity to learn from professionals. This will make Oakville a focal point for athletic excellence and innovation.
- **Economic Contribution:** We anticipate individuals and teams from across the Greater Toronto Area (GTA) will use the facility. Attracting people will undoubtedly support economic activity for local businesses such as restaurants, shops, and other services in the area. The steady influx of visitors is expected to enhance the vibrancy and economic vitality of Oakville, providing a boost to local businesses.

### **A Personal Investment in Oakville's Future:**

My business partner and I are two entrepreneurs investing our savings into this venture because we truly believe in its potential. We see Shoot 360 as more than just a business; it's an opportunity to create something that our friends, family, and the Oakville community can be proud of. Our goal is to build this facility into a place that embodies our vision for growth, excellence, and community engagement, making a positive and lasting impact in Oakville.

I strongly believe that the introduction of Shoot 360 in Oakville aligns with the town's vision of creating a thriving and inclusive community. It offers a unique opportunity to support youth employment, provide cutting-edge training facilities, and boost the local economy. I am confident that this facility will become a valued asset in Oakville, enhancing our community's reputation as a place that supports innovation and development.

Thank you for considering my comments. I look forward to the positive progress of this project and am happy to provide any further information or support as needed.

Kind regards,

Majed Barhoush & Majed Abukhater  
Owners



February 27, 2025

Project Name: 65, 71, 77, 83, 89 Loyalist Trail  
DOCA Project Number: 2025-0226  
Proponent: Tafia Development Corporation  
Project Location: 65, 71, 77, 83, 89 Loyalist Trail

Dear Delia McPhail,

This letter is to confirm receipt of the project-related correspondence sent by Town of Oakville, on February 24, 2025, regarding 65, 71, 77, 83, 89 Loyalist Trail.

The Mississaugas of the Credit First Nation (MCFN) are the Treaty Holders of the land on which the project will take place – specifically, the Head of the Lake Treaty No. 14. The MCFN holds Indigenous and Treaty Rights specific to the project location and its environs, which may be adversely impacted by it. The Department of Consultation and Accommodation (DOCA) is designated by the MCFN to handle consultation matters on its behalf.

The DOCA consultation team has filed the project-related correspondence identified above. Upon our review, we have determined that **the project should be proceeded by, at minimum, a Stage 1 archaeological assessment** to determine the location's archaeological potential. DOCA must be notified of, invited to participate in, and provided the opportunity to review this archaeological assessment, as well as any environmental assessments. At its discretion, DOCA may request capacity funding from the proponent for its consultation and engagement activities relating to the project.

DOCA expects to be notified of any and all future project updates and/or changes.

If you have any questions for the DOCA consultation team, please feel free to contact us.

Thank you,

Payton Mitchell  
Consultation Assistant  
Department of Consultation and Accommodation  
Phone: 905-768-4260  
Email: [payton.mitchell@mncfn.ca](mailto:payton.mitchell@mncfn.ca)  
CC Megan DeVries, Manager of Consultations, [megan.devries@mncfn.ca](mailto:megan.devries@mncfn.ca)



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