



WESTON
CONSULTING

planning + urban design

Fitzsimmons property

Dundas street east and Trafalgar Road
Town of Oakville

A settlement between 1635058 Ontario Limited (known as Fitzsimmons), the Town of Oakville, Halton Region, Conservation Halton, Silgold Developments and Silwell Development Limited was approved at the Ontario Municipal Board in a decision issued on March 25, 2011.

This mixed use development in Oakville's Uptown Core area at the intersection of Dundas Street East and Trafalgar Road, proposes 750 residential units and 2,500 sq.m. of both office and retail space in 4 towers of various heights, the tallest being 20 storeys on a 4 storey podium.

John Ghent, Senior Associate with Weston Consulting Group, provided evidence at the OMB on behalf of Fitzsimmons in support of the development. The site is next door to one of the Town's transit terminals and the long term plan for this area includes significant intensification with a move away from suburban style development towards higher densities and a mix of land uses.

Issues Resolved

- The mix of uses on the site - whether residential uses would be permitted and how much non-residential uses would be both permitted and required.
- The appropriate height of buildings and how bonusing provisions would be applied.
- The delineation of the creek lands and appropriate setbacks from the open space block.
- The urban design principles applicable to the site and zoning regulations that reflect the urban design concept.
- Appropriate sharing of infrastructure costs constructed by the abutting developer.
- The manner in which the development could be approved while ensuring the approval would be carried forward in the Livable Oakville Official Plan.

See OMB Case No. P1100549
Mr. John Ghent, Senior Associate, WCGI

Article written by John Ghent, Senior Associate (WCGI).

You can reach John at:
Email: jghent@westonconsulting.com Tel.: (905)-844-8749 ext. 301