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BETTER BY DESIGN

Reply to Attention of Peter Jakovic  
 Direct Phone (416) 236-9800 x232  
 Email p.jakovic@dunpar.ca  
 Date November 13, 2015

Chair David Shiner and  
 Members of the Planning and Growth Management Committee  
 City of Toronto  
 Toronto City Hall  
 100 Queen St West  
 Toronto, Ontario, M5H 2N2

Dear Mr. Chairman and Members of Committee:

**Re: Item PG8.10 – Mimico-Judson Regeneration Area Study**

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Dunpar Homes (“Dunpar”) is an established builder with over 25 years of experience in the delivery of commercial, industrial, and low rise residential buildings in the GTA, as well as, a major stakeholder in the Mimico/Judson neighbourhood. Dunpar has a vested interest in the study and is looking forward to ongoing participation with the City in shaping the proposed Mimico-Judson Secondary Plan.

We are in receipt of the Directions Report prepared by City Planning Division dated October 28, 2015 and are currently taking the time to review the report and proposed secondary plan in its entirety. It is our intent to provide a fulsome response letter to the proposed secondary plan shortly for consideration and discussion with City Staff prior to the denoted Statutory Public Meeting scheduled on February 24<sup>th</sup>, 2016.

We submitted a combined Official Plan Amendment / Zoning Bylaw Amendment application (File # 15 247232 WET 06) for the lands municipally known as 49-53 & 55 Judson Street on November 4, 2015. The application was submitted on the basis of a pre-consultation meeting with City Staff and in accordance with a comprehensive checklist dated July 28, 2015. We are seeking to re-designate the subject lands from Regeneration Area to Mixed Use Area and urge City Staff to include and assess our application in the context of the Mimico-Judson study.

We request a meeting with City Staff and notice on any matters regarding this item. Dunpar is look forward to working collaboratively with the City in the execution of a well-rounded policy framework for the Mimico-Judson Regeneration Area.

Sincerely,  
 DUNPAR HOMES



Peter Jakovic  
 Director of Land Development

Cc: