

REPORT 8 - 2025

To: Mayor and Members of Council

The Planning and Development Committee presents its eighth report for 2025 and recommends:

PDC-0025-2025

1. That the applications under File OZ/OPA 25-5 W3, 1995 Dundas GP Inc. & 1995 Dundas Limited Partnership, 1995 Dundas Street East, to amend Mississauga Official Plan to **Mixed Use – Special Site**; and to change the zoning to **RA5-Exception** (Apartments – Exception) to permit two apartment buildings with heights of 24 and 25 storeys, containing 941 dwelling units, including 15 at grade two storey units, and grade related commercial uses along Dundas Street East, be referred back to staff to continue working with the applicant, and that staff report back to Planning and Development Committee prior to the earlier of 120 days from June 23, 2025, or following a resubmission filed by the applicant that adequately addresses all outstanding issues identified in this report.
2. That Planning and Development Committee acknowledges that a draft plan of subdivision applications, under File 21T-M 25-1 W3, has been received and is currently under review, and that the Commissioner of Planning and Building, in accordance with the Commissioner's delegated authority, may choose to draft approve the plan of subdivision, subject to the appropriate conditions, at a future date.
3. That one oral submissions be received.

PDC-0026-2025

That the report dated June 23, 2025, from the Commissioner of Planning and Building titled "Update on the Affordable Rental Housing Community Improvement Plan (CIP)" be approved in accordance with the following:

1. That City Council direct staff to provide a grace period to the end of September 2025 for all projects conditionally approved where the targeted building permit date has lapsed.
2. That staff report back to Council in early October 2025 on the status of all applications and if any funding reallocations are recommended.
3. That City Council support a \$40,000 increase to the grants for the 6020 Winston Churchill project if the application is amended to 4 affordable units rather than 8 below market units to be funded by the Housing Accelerator Fund #35581.
4. That seven oral submissions be received

PDC-0027-2025

That the proposed amendments to Zoning By-law 0225-2007, as detailed in Appendix 1 of the report dated June 4, 2025 from the Commissioner of Planning and Building, be approved in accordance with the following:

1. That the implementing zoning by-law amendment be enacted at a future City Council meeting.
2. That notwithstanding planning protocol, that this report regarding the proposed amendments to Zoning By-law 0225-2007, for various parking matters be considered both the public meeting and a combined information/recommendation report.
3. That one oral submissions be received

PDC-0028-2025

That the Corporate Report entitled “Interim Report: Mississauga Economic Development Strategy 2025-2030” from the Commissioner of Planning & Building be received for information.

PDC-0029-2025

That the report dated June 4, 2025 from the Commissioner of Planning and Building titled “Mississauga Retail Strategy – Status Update”, be received for information.