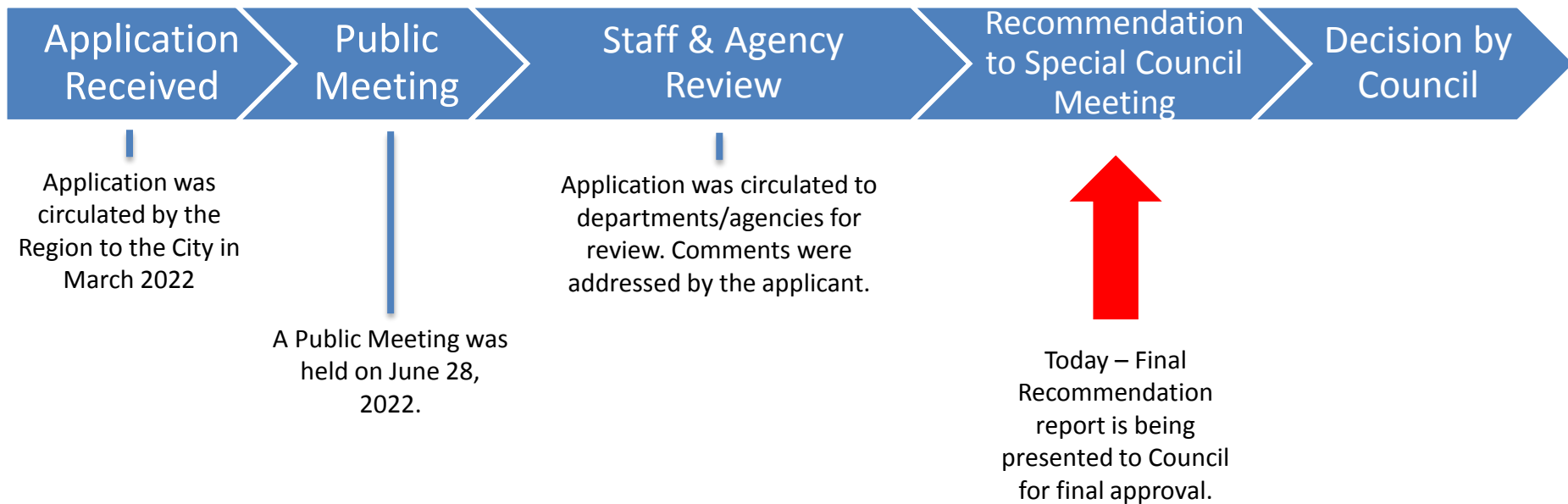


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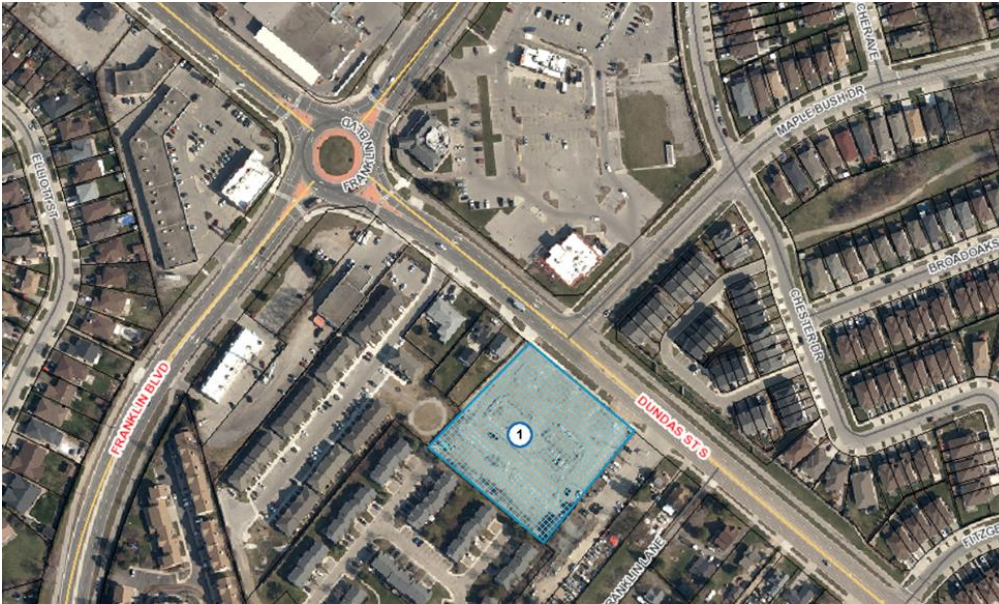
# Planning Process - 408-416 Dundas St. S.

camposm@cambridge.ca



# Location – 408-416 Dundas St. S.

Michael Campos, Planner: camposm@cambridge.ca



- The subject lands are located approximately 150 metres east of the Franklin Blvd. and Dundas St. S. intersection.
- The site is located on the south side of Dundas Street South, opposite Maple Bush Drive.
- Total area of 7850 square metres (0.785 hectares).



# Previous Approvals

Michael Campos, Planner: camposm@cambridge.ca

- Subject lands were subject to site-specific Official Plan and Zoning By-law Amendments approved in 2019.
- Purpose of the applications were to permit the development of a four storey, 38-unit apartment house and 18, two-storey townhouse units.
- A Site Plan Application was approved in 2021 and building permits were issued shortly afterwards.

Apartment Building facing Dundas Street South

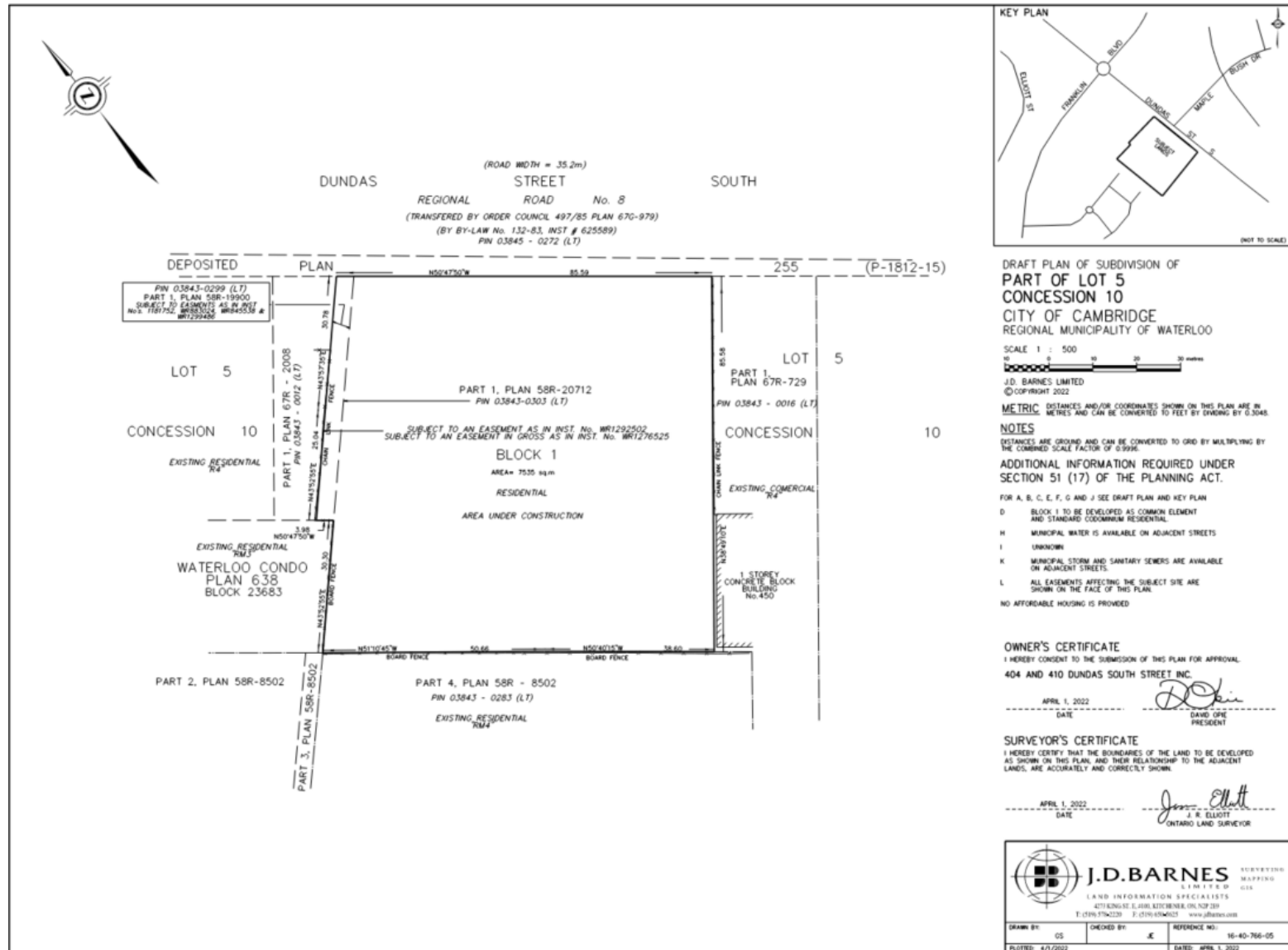


Front elevations of Townhouses (Building B, C and D)



# Draft Plan of Subdivision

Michael Campos, Planner: camposm@cambridge.ca



## Purpose of Application

- The application is considered a technical requirement and is a further approval of recent OPA/ZBA Applications, which were subject to a full public consultation process.
- The Plan of Subdivision will facilitate the future condominium ownership of the proposed townhouse development and will permit the subdivision of the land through Part Lot Control
- No changes to the physical layout or to the number of units will occur as a result of this subdivision application.

# Staff Recommendation

Michael Campos, Planner: camposm@cambridge.ca

- **THAT** Report 23-161-CD Recommendation Report – 408-416 Dundas Street South – Draft Plan of Subdivision (30T-22102) be received;
- **AND THAT** Cambridge Council recommends that the Region of Waterloo issue draft plan approval for the Plan of Subdivision 30T-22102, subject to the conditions as set out in Appendix B to Report No. 23-161-CD;

# CONTACT INFORMATION

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