

PM-2025-008

December 8, 2025

0 & 8673 Eighth Line (Esquesing)

Minutes of the Public Meeting held on Monday, December 8, 2025, at 6:03 p.m., in the Council Chambers, Town of Halton Hills and Via Zoom.

Mayor A. Lawlor chaired the meeting.

Mayor A. Lawlor advised the following:

The purpose of this Public Meeting is to inform and provide members of the public with the opportunity to ask questions and express views regarding the development proposal.

Councillors are here to observe and listen to your comments; however, they will not make any decisions this evening.

As the Chair, I am informing you that any person or public body that does not make oral submissions at a Public Meeting, or make written submissions to the Town of Halton Hills before Council makes a decision regarding the proposed Official Plan Amendment, may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so. Please contact Planning staff for further information on the appeal process.

The Planning Act requires that at least one Public Meeting be held for the development proposal and that every person in attendance shall be given an opportunity to make representations in respect of the proposal.

The format of this Public Meeting is as follows:

- The Town will generally explain the purpose and details of the application;
- Next, the applicant will present any further relevant information, following which the public can obtain clarification, ask questions and express their views on the proposal.

The applicant and staff will attempt to answer questions or respond to concerns this evening. If this is not possible, the applicant and/or staff will follow up and obtain this information.

Responses will be provided when this matter is brought forward and evaluated by Council at a later date.

SPECIFIC PROPOSAL

This Public Meeting involves applications by: Maple Mist Development Corporation.

To amend the Town of Halton Hills Official Plan.

To permit an expansion of the Premier Gateway Employment Area Urban Boundary to include 0 and 8673 Eighth Line for future employment uses.

TOWN'S OPPORTUNITY

G. Macdonald presented regarding the proposal.

(Presentation available on the [Town's Municipal Calendar](#) page.)

APPLICANT'S OPPORTUNITY

Nick Wood, Corbett Land Strategies presented regarding the proposal.

(Presentation available on the [Town's Municipal Calendar](#) page.)

PUBLIC'S OPPORTUNITY

The Chair asked if there were any persons online or in person that have questions, require further clarification or information or wish to present their views on the proposal.

The following members of the public came forward:

Mark White, 8541 Eighth Line

M. White raised the following concerns:

- Lack of notification regarding the meeting and proposal
- Environmental risks
- Traffic concerns including trucks on Eighth Line and traffic issues with the current road infrastructure

M. White requested more information on the proposal.

Marguerite Newhook, 8785 Eighth Line

M. Newhook spoke in opposition to the proposal and raised the following concerns:

- Privacy and shadowing concerns from proposed landscape
- Proposed development not aligning with Town policies
- Traffic and congestion concerns leading to road capacity issues and hazards for pedestrians and cyclists
- The need for more adequate traffic studies
- Stormwater and drainage issues and development causing an increase in flooding risks
- Construction impacts such as noise and vibration

- Environmental impacts as the property provides habitat for wildlife

Martin Algeo, 8768 Eighth Line

M. Algeo noted that they agree with what was brought forward by the previous residents and asked for clarification on the boundaries/expansion area and raised concerns related to cost, time and effort to amend the boundaries so soon after they were implemented.

Mike Dias, 8768 Eighth Line

M. Dias spoke in opposition of the proposal and shared concerns with the previous speakers. The following concerns were raised:

- Traffic impact on Eighth Line
- Lack of clarity on the size and scale of the proposal
- Flooding risks due to poor drainage on the proposal site

Wendy Padillo, 8931 Eighth Line

W. Padillo raised concerns regarding traffic implications from the proposal and too much congestion and asked that the impact on residents be considered.

Catherine Dimech, 8809 Eighth Line

C. Dimech spoke in opposition of the proposal raising concerns regarding the environmental impacts, traffic and congestion and the proposal not aligning with the Town's Official Plan.

Ken Parkman, 8598 Eighth Line

K. Parkman raised concerns regarding traffic congestion and the rezoning of properties to commercial use.

Honour Bath, 8583 Eighth Line

H. Bath raised the following concerns:

- Floodplain issues
- Traffic congestion and traffic impact of the proposal
- Wastewater connections

Patrick Firkowski, 9025 Eighth Line

P. Firkowski raised concerns regarding the following:

- Environmental assessment
- Potential impacts on air quality, soil conditions and overall living standards
- Traffic

Vikas Mehmi, 8722 Eighth Line

V. Mehmi raised concerns and asked for more clarity on the proposal and on future development within the area.

Ivan Bosnjak, 47 Milfoil Street

I. Bosnjak asked questions regarding the timeline of Phase 3 and the road connectivity during the development of Phases 1 and 2.

Mike Dias, 8768 Eighth Line

M. Dias inquired about other future development plans within the area and noted that this information should be made available to residents.

Marguerite Newhook, 8785 Eighth Line

M. Newhook asked for clarification on who the notices were distributed to and who was notified about this meeting.

Martin Algeo, 8768 Eighth Line

M. Algeo asked for clarification on why changes to the boundaries and plan are being proposed so soon after being approved.

Honour Bath, 8583 Eighth Line

H. Bath raised concerns regarding public notice and the change in zoning as well as the studies related to the proposal.

Mark White, 8541 Eighth Line

M. White raised concern related to the notification area regarding the proposal.

Martin Algeo, 8768 Eighth Line

M. Algeo asked for clarification on the Town's need for the proposal land.

Lucy Dasilva, 9039 Eighth Line

L. Dasilva spoke in opposition of the proposal and raised the following concerns:

- Expansion of urban boundaries and not protecting rural lands
- Traffic congestion
- Environmental impacts, flooding

Honour Bath, 8583 Eighth Line

H. Bath asked for more information on the consultant.

FINAL COMMENT FROM STAFF

There were no further comments from staff.

CONCLUSION OF MEETING

The Chair declared the public meeting closed and advised that Council will take no action on this proposal tonight. Staff will be reporting at a later date with a recommendation for council's consideration.

If you wish to receive further information regarding this proposal, please contact the Senior Planner, Greg Macdonald, following the meeting.

The meeting adjourned at 7:47 p.m.

Originally Signed By: _____ MAYOR
Ann Lawlor

Originally Signed By: _____ TOWN CLERK
Valerie Petryniak