

Upper Middle Road/Appleby Line: Mixed-Use Activity Area Plan

**Project:**

Mixed-Use Activity Area

**Client:**

City of Burlington, Ontario

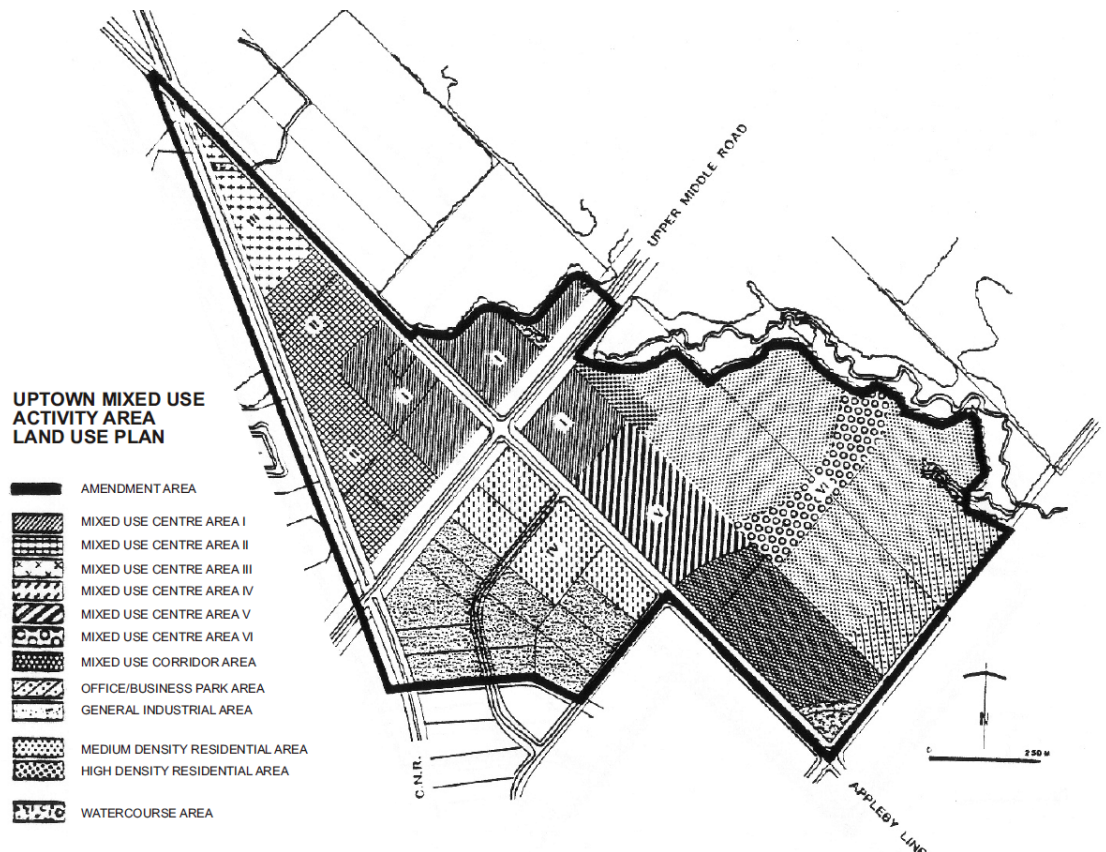
**The Opportunity:**

Creation of a mixed-use urban core to serve as focal point for the surrounding residential and employment areas.

**MSH Genuine Results**

MSH working in partnership with City staff, led a multidisciplinary team to create a detailed plan for this mixed-use node. The plan for this area, focused on a major intersection in the north east portion of the City, was designed to provide for the intensification and creation of a mixed-use urban core to serve as a focal point for the surrounding residential and employment areas.

Barriers to achievement of the vision which had to be addressed through the plan included an existing industrial subdivision and proposed "big box" retail uses, as well as a major hydro corridor and the location of a major woodlot. Extensive consultation with stakeholders, including both existing and proposed developments, ensured the ultimate approval of the plan.



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