

Planning, Property & Buildings Department
 638 Princess Avenue, Brandon MB, R7A 0P3
 T: 204.729.2110 F: 204.728.2406
 www.brandon.ca/planning

Conditional Use

Name of Property Owner: Dean Hunter, Brett Kowalchuk, Patsy Hewitt
 Name of Applicant: R+M Homes Ltd
 Civic Address of Property: 1315 8th Street
 Legal Description of Property: Lot 24/25 Block 15 Plan 7

References:

BAPD Development Plan By-law No. 95/01/12
 Applicable Secondary Plan By-law
 City of Brandon Zoning By-Law No. 7124

****Prior to submitting a formal application, the Planning, Property & Buildings Department strongly recommends that all applicants meet with a Community Planner to complete a pre-application review****

Conditional Use Request:

To construct a triplex on an interior lot in the RLD Zone as to the residential use table.

As the applicant, I confirm and verify to the City that the information provided in this application is true and complete, and I undertake to observe and perform all provisions of The Planning Act, the Development Plan, the Zoning By-law, and the provisions of other relevant laws, by-laws or agreements.

Signature of Applicant: [Signature] Date: July 4/2017
 Address: 382 Park Ave E Brandon, MB Postal Code: R7A 7A8
 Phone No.: (Primary) (204) 728-4423 (Secondary) (204) 573-5676
 Email Address: mark@randmhomes.ca

Signature of Owner: Dean Hunter, Brett Kowalchuk, Patsy Hewitt Date: July 4/2017
 Address: RR#3 Box 9 Brandon, MB Postal Code: R7A 5Y3
 Phone No.: (Primary) (204) 724-2072 (Secondary) _____
 Email Address: N/L

The personal information which you are providing is being collected under the authority of The Planning Act and will be used for the purpose of approving this application. Information is also being collected for the purpose of statistical reporting. It is protected by the Protection of Privacy provisions of The Freedom of Information and Protection of Privacy Act. If you have any questions about the collection and/or use of information, contact Jennifer Houlihan, FIPPA Coordinator, City of Brandon Planning, Property & Buildings Department, 638 Princess Avenue Brandon, Manitoba, R7A 0P3, Telephone 204-729-2116

FOR PLANNING DEPARTMENT USE ONLY:
 Community Planner: Beth Zille Planning File No.: C-06-17-B CityView No.: PL0020170000049
 Date Application Received: July 10/17 Payment Date: July 10/17 Receipt No.: 2017085499 Amount: \$ 775.00
 Conditional Use Application
 01/05/2017

July 7th, 2017

City of Brandon Planning & Property & Buildings Department
638 Princess Ave
Brandon Manitoba
R7A 0P3

Re - Requesting a conditional use to allow for a tri-plex in a RLD zone, located on an interior site, by Dean Hunter, Brett Kowalchuk and Patsy Hewitt, for lots 24 & 25, Block 15, Plan 7 BLTO in SE $\frac{1}{4}$ 14-10-19 WPM

To Whom It May Concern,

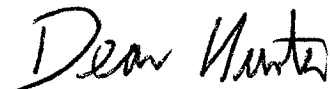
It is our intention to build a tri plex on the parcel of land of 1315 8th St. With a 4 plex to the north, and an assisted living complex to the south, we feel it will be compatible with the surrounding neighbourhood.

This unit will nicely enhance the neighbourhood by providing a revitalised look as well as adding additional homes for those who are in need. The suites have been designed with a barrier free concept in mind. There is no question that it will be an absolute asset for the street, and for our city.

We are requesting conditional use to allow this interior lot tri plex as we feel it is most efficiently used as proposed, and follows the rules and regulations of the bi-laws which it falls under.

Your time and consideration is greatly appreciated and we thank you for that.

Signed,



Dean Hunter



Brett Kowalchuk



Patsy Hewitt



Letter of Authorization

Date: July 4/2017

To: City of Brandon
Planning, Property & Buildings Department
638 Princess Avenue
Brandon, MB R7A 0P3

RE: 1315 8th Street (address or legal description of application)

I (We) hereby give authorization to:

R+m Homes Ltd (Applicant's name)

To apply for a development application for the above address.

Registered Owner(s) on the Current Status of Title:

<u>Dean Hunter</u> Name (Print)	<u>Dean Hunter</u> Name (Signed)	<u>July 4, 2017</u> Date
<u>Patsy Hewitt</u> Name (Print)	<u>Patsy Hewitt</u> Name (Signed)	<u>July 4/17</u> Date
<u>Brett Kowalchuk</u> Name (Print)	<u>Brett Kowalchuk</u> Name (Signed)	<u>July 4, 2017</u> Date
<u></u> Name (Print)	<u></u> Name (Signed)	<u>July 4, 2017</u> Date