

February 23, 2018

Public Consultation Report

As per the City of Brandon Public Outreach Requirements [Section 13 of By-law No. 7124]; Prior to the public hearing, the applicant shall provide a community participation report to Administration. The report shall include the following:

- (I) Method(s) of notification;
- (II) A list of the properties that were notified;
- (III) A summary of comments or concerns;
- (IV) A summary of any efforts made to address those comments or concerns; and
- (V) If a public meeting was held, the date and location of the meeting.

Method(s) of notification:

- Notification was provided by mailout on Tuesday February 20, 2018. A copy of the notice is attached to this report.

A list of the properties that were notified:

- The list of properties is attached to this report. The list was provided by the City Planning Department and matches the notification list the City used for Public Hearing notices.

A summary of comments or concerns along with any efforts to address those comments or concerns:

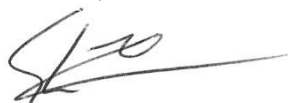
- There were no concerns or comments received at the time this report was written. Any comments or concerns will be provided to the Planning Department prior to or at the Public Hearing held by the Planning Commission.

If a public meeting is held, the date and location of the meeting:

- No public meeting was held.

The above information is a true representation of the public consultation process completed. If there are any questions from the City of Brandon Planning Department regarding this information, please let me know.

Sincerely,



Steven McMillan
VP of Planning Services
VBJ Developments
7301791 Manitoba Ltd



February 20, 2018

NOTICE OF REZONING APPLICAITON

Dear Area Resident,

7301791 Manitoba Ltd has applied for a Conditional Use and Variance application to develop detached garage suites at 1054, 1056 and 1058 7th Street.

The property formally known as 1056 7th Street had an older single family dwelling that was at the end of its life cycle. The property was purchased in the summer of 2017 and was demolished in the fall of the same year. The property is 75' wide by 120' deep, consisting of three 25' lots of record. The property was legally separated into three separate 25' lots and is now legally known as 1054, 1056 and 1058 7th Street.

The proposal for each property is to construct one single family dwelling and one detached garage suite. Permits have already been issued for the single family dwellings as they are permitted uses in the Residential Low Density zone. Rather than building a duplex on each property or one larger multifamily building, the proposal of single family dwellings and garage suites will provide an urban design that will match that of the surrounding neighbourhood; consisting of single family homes with detached garages accessed off the rear lane.

The single family homes will consist of two bedrooms and one bathroom, while the garage suites will have one bedroom and one bathroom. Each dwelling will have their own outdoor private amenity space separated by privacy fencing. Two parking spaces will be provided off the lane, one for each dwelling unit, along with locations for garbage collection.

As a resident of the area we want to inform you of the application and provide additional information to the notice you will receive from the City of Brandon. A site plan has been attached to this notice showing the proposed plan.

If you require more information, please contact:

Steve McMillan
VP of Planning Services
VBJ Developments Phone: 204-728-2235 or 761-0904
Email: steve@vbjdevelopments.ca

PROPERTY OWNER	ADDRESS	CITY	PROV	PCODE
7301791 MANITOBA LTD	2404 PARK AVE	BRANDON	Manitoba	R7B 0S3
PROPERTY OWNER	10 WRIGHT BLVD	STRATFORD	Ontario	N5A 7X9
PROPERTY OWNER	1016 ROSSER AVE	BRANDON	Manitoba	R7A 0L6
PROPERTY OWNER	1017 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1018 6TH ST	BRANDON	Manitoba	R7A 3R1
PROPERTY OWNER	1020 7TH ST	BRANDON	Manitoba	R7A 3V3
PROPERTY OWNER	1022 6TH ST	BRANDON	Manitoba	R7A 3R1
PROPERTY OWNER	1024 6TH ST	BRANDON	Manitoba	R7A 3R1
PROPERTY OWNER	1028 6TH ST	BRANDON	Manitoba	R7A 3R1
PROPERTY OWNER	1031 8TH ST	BRANDON	Manitoba	R7A 3Y8
PROPERTY OWNER	1032 7TH ST	BRANDON	Manitoba	R7A 3V3
PROPERTY OWNER	1032 8TH ST	BRANDON	Manitoba	R7A 3Y7
PROPERTY OWNER	1035 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1040 7TH ST	BRANDON	Manitoba	R7A 3V3
PROPERTY OWNER	1043 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1044 8TH ST	BRANDON	Manitoba	R7A 3Y7
PROPERTY OWNER	1044 RUSSELL ST	BRANDON	Manitoba	R7A 5J6
PROPERTY OWNER	1048 7TH ST	BRANDON	Manitoba	R7A 3V3
PROPERTY OWNER	1051 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1052 8TH ST	BRANDON	Manitoba	R7A 3Y7
PROPERTY OWNER	1055 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1058 6TH ST	BRANDON	Manitoba	R7A 3R1
PROPERTY OWNER	1060 8TH ST	BRANDON	Manitoba	R7A 3Y7
PROPERTY OWNER	1061 7TH ST	BRANDON	Manitoba	R7A 3V2
PROPERTY OWNER	1075 CHANCELLOR DR	WINNIPEG	Manitoba	R3T 4L7
PROPERTY OWNER	1101 7TH ST	BRANDON	Manitoba	R7A 3V4
PROPERTY OWNER	1102 6TH ST	BRANDON	Manitoba	R7A 3R2
PROPERTY OWNER	1102 8TH ST	BRANDON	Manitoba	R7A 3Y9
PROPERTY OWNER	1104 7TH ST	BRANDON	Manitoba	R7A 3V5
PROPERTY OWNER	1105 7TH ST	BRANDON	Manitoba	R7A 3V4
PROPERTY OWNER	1112 6TH ST	BRANDON	Manitoba	R7A 3R2
PROPERTY OWNER	1114 7TH ST	BRANDON	Manitoba	R7A 3V5
PROPERTY OWNER	1121 7TH ST	BRANDON	Manitoba	R7A 3V4
PROPERTY OWNER	1121 8TH ST	BRANDON	Manitoba	R7A 3Z1
PROPERTY OWNER	1124 7TH ST	BRANDON	Manitoba	R7A 3V5
PROPERTY OWNER	1126 7TH ST	BRANDON	Manitoba	R7A 3V5
PROPERTY OWNER	14 WESTCREEK CRES	NEEPAWA	Manitoba	R0J 1H0
PROPERTY OWNER	32 STAGHORN DR	THOMPSON	Manitoba	R8N 1G5
PROPERTY OWNER	3515 ROSSER AVE	BRANDON	Manitoba	R7B 3A6
PROPERTY OWNER	400-100 UNIVERSITY AVE	TORONTO	Ontario	M5J 2X4
PROPERTY OWNER	48 WOODHAVEN DR	BRANDON	Manitoba	R7B 3L9
PROPERTY OWNER	68 BARON BAY	CARBERRY	Manitoba	R0K 0H0
PROPERTY OWNER	803 BIRCHVIEW PL	BRANDON	Manitoba	R7B 3P9
PROPERTY OWNER	836 LORNE AVE	BRANDON	Manitoba	R7A 0T8
PROPERTY OWNER	865 HARRINGTON CRT	BURLINGTON	Ontario	L7N 3P3
PROPERTY OWNER	A 555 3RD ST	BRANDON	Manitoba	R7A 3C7

PROPERTY OWNER	BOX 45	VIRDEN	Manitoba	R0M 2C0
PROPERTY OWNER	BOX 924	RIVERS	Manitoba	R0K 1X0
PROPERTY OWNER	P.O. Box 1	NEWDALE	Manitoba	R0J 1J0
PROPERTY OWNER	P.O. Box 1	NEWDALE	Manitoba	R0J 1J0
PROPERTY OWNER	P.O. Box 129	FORREST STATION	Manitoba	R0K 0W0
PROPERTY OWNER	P.O. Box 146	PIPESTONE	Manitoba	R0M 1T0
PROPERTY OWNER	SITE 325 BOX 25 RR 3	BRANDON	Manitoba	R7A 5Y3