

Attachment “E”

REPORT FROM THE DEVELOPMENT REVIEW GROUP

DATED: JUNE 29, 2020

RE: REZONING OF 1504 – 10TH STREET (Z-06-20)

It is recommended that the approval of Rezoning No. Z-06-20, if granted, be subject to the applicant entering into a Development Agreement subject to the following conditions:

1. The Developer agrees to construct a 6-unit residential building in general consistency with the attached site and elevation plans.
2. The Developer agrees to remove and relocate the Hydro service located within the property to the streetlight pole.
3. The Developer agrees to remove the existing access to the property on 10th Street and restore the ditch and boulevard with sod.
4. The Developer agrees contribute \$5,452.84 for Network Infrastructure Development Charges (in the Emerging Area) as per the 2020 Fee Schedule. This calculation is based on the submitted site plan and the total net area being developed. This contribution is due in full upon execution of the development agreement.
5. The Developer agrees to contribute \$372.71 for cash in lieu of land dedication of public reserve. This contribution is due in full upon execution of the development agreement.
6. The Developer agrees to contribute \$1,215.00 to the Brandon School Division for cash in lieu purposes. Payment is to be made to the Brandon School Division with proof of payment submitted to the City of Brandon.

The Engineering Department requests that Administration be authorized to prepare a Development Agreement containing all conditions and requirements to protect the City's interests in accordance with any procedures, policies, by-laws and Acts.

THIS REPORT SUBMITTED BY:

Development Review Group
Rezoning Z-06-20



Jennifer Coey P. Eng.
Manager of Strategic Infrastructure



Ryan Nickel, RPP
Chief Planner