

### Variance to Zoning By-law No. 7124

Name of Property Owner: City of Brandon  
Name of Applicant: Greg Hebert  
Civic Address of Property: 1020 Victoria Avenue, Brandon, MB R7A 1A9  
Legal Description of Property: Parcel A/B Plan 1751 BLTO NW 1/4 14-10-19 WPM

#### References:

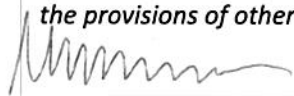
BAPD Development Plan By-law No. 95/01/12  
Applicable Secondary Plan By-law  
City of Brandon Zoning By-Law No. 7124

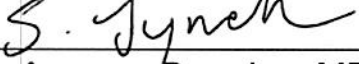
**\*\*Prior to submitting a formal application, the Planning & Buildings Department strongly recommends that all applicants meet with a Community Planner to complete a pre-application review\*\***

#### Variance Request(s):

To reduce the 3.0m setback requirement on 10th Street to 0.0m to accommodate the new police detention expansion.

*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:  Date: June 17, 2021  
Address: 1020 Victoria Avenue, Brandon, MB Postal Code: R7A 1A9  
Phone No.: (Primary) 204-729-2303 (Secondary) 204-720-5191  
Email Address: g.hebert@brandon.ca

Signature of Owner:  Date: June 17, 2021  
Address: 638 Princess Avenue, Brandon, MB Postal Code: R7A 0P3  
Phone No.: (Primary) 204-729-2513 (Secondary) 204-729-2513  
Email Address: s.lynch@brandon.ca

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 & Buildings Department, 638 Princess Avenue Brandon, Manitoba, R7A 0P3, Telephone 204-729-2116

#### FOR PLANNING DEPARTMENT USE ONLY:

Community Planner: \_\_\_\_\_ Planning File No.: \_\_\_\_\_ CityView No.: \_\_\_\_\_  
Date Application Received: \_\_\_\_\_ Payment Date: \_\_\_\_\_ Receipt No.: \_\_\_\_\_ Amount: \$ \_\_\_\_\_  
Variance - Application

REV 12/2018

## Letter of Authorization

Date: June 17, 2021

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

RE: 1020 Victoria Avenue, Brandon, MB R7A 1A9 (address or legal description of application)

I (We) hereby give authorization to:

**Greg Hebert** (Applicant's name)

To apply for a development application for the above address.

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

**Stefanie Lynch**



June 17, 2021

Name (Print)

Name (Signed)

Date

Name (Print)

Name (Signed)

Date

Name (Print)

Name (Signed)

Date

Name (Print)

Name (Signed)

Date



**Stefanie Lynch**  
Contract Administrator  
Phone: (204) 729-2513 Fax: (204) 725-3235  
638 Princess Avenue  
Brandon, MB R7A 0P3

June 17, 2021

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

Dear Sir/Madame,

Brandon Police Services (BPS) is requesting to expand their current building at the south-east corner of 1020 Victoria Avenue in Brandon, Manitoba.

BPS had an agreement with the Brandon Correctional Centre for direct lock-up needs. The agreement abruptly ended in 2020 due to the Covid-19 pandemic, with no intension of re-establishing an agreement in the future. BPS requires an expansion to the existing detention facility to accommodate direct lock-up needs.

BPS is currently working with an Architect firm on the design of the expansion. The proposed expansion is approximately 4800 square feet and will consist of 20+ wet cells, office space and a 2<sup>nd</sup> level for future growth. BPS anticipates a construction start date of October 2021 with completion in March 2023.

A building permit application will follow once the design is finalized and sealed by an Engineer. We would like approval of this application so we can authorize our design team to advance to detailed design.

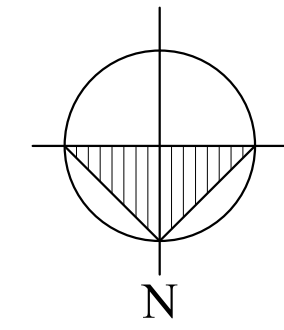
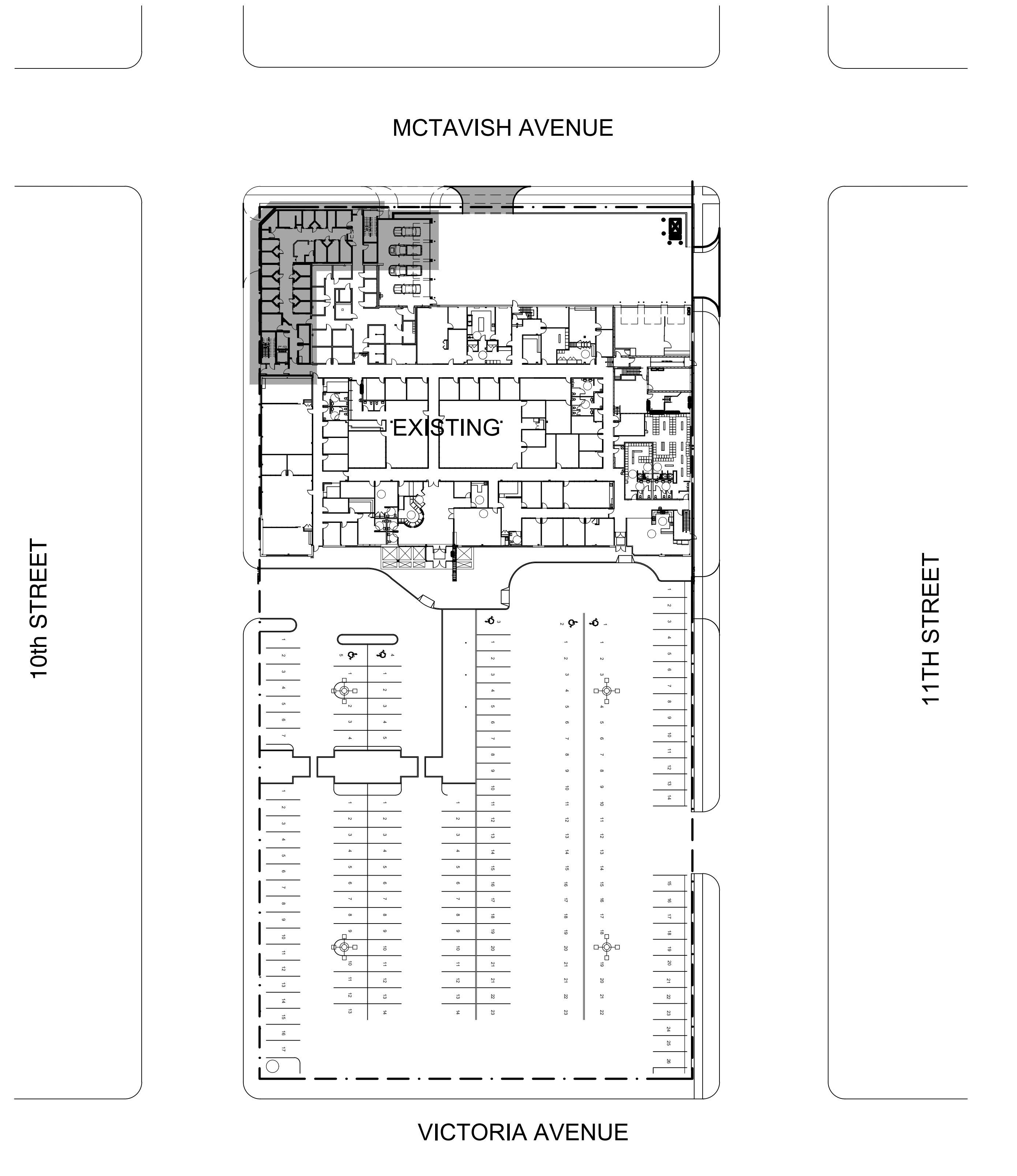
Please do not hesitate to contact me directly should you have any questions.

Regards,

A handwritten signature in black ink that reads "S. Lynch".

Stefanie Lynch  
Contract Administrator  
City of Brandon

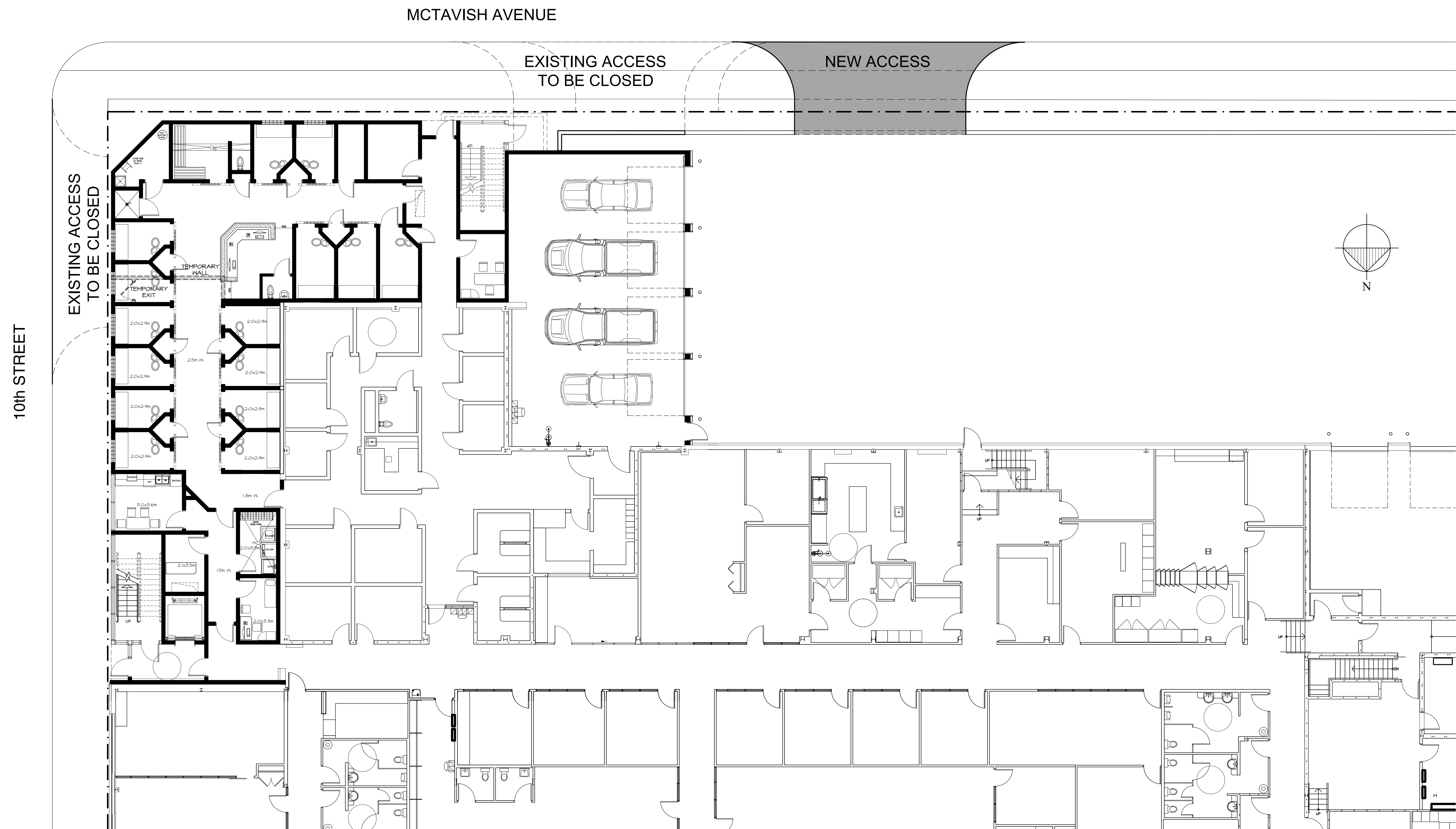
Cc: Greg Hebert, Inspector



## SITE PLAN

# THE CITY OF BRANDON POLICE DEPARTMENT BRANDON POLICE BUILDING EXPANSION





**SITE PLAN - ENLARGED**

**THE CITY OF BRANDON  
POLICE DEPARTMENT  
BRANDON POLICE BUILDING EXPANSION**

