

September 21, 2023

RE: Letter of Intent—Variance for 353 – 16<sup>th</sup> Street North

Brandon, MB

On behalf of the City of Brandon (“the City”), I am applying for a variance to approve a Sobering Centre at 353–16th Street North, directly east of the already approved Transitional Housing project on this site.

In 2021 the Department of Justice provided the City of Brandon with \$2,000,000.00 for the creation of a Sobering Centre. With a portion of that funding the City hired the Canadian Mental Health Association (CMHA) to conduct a detailed community co-design process to create a project plan and recommendations for development and operations of a Sobering Centre. The Province has now committed to \$1,500,00.00 for annual operations to an undetermined operator. An RFP process will follow for the operator of the Sobering Centre.

The recommended location for the centre is 353-16<sup>th</sup> St N in conjunction with the Transitional Housing project being built. The John Howard Society of Brandon (JHS) is the recipient of the funding to build and operate the Transitional Housing and they will build the Sobering Centre but will not be the operator. At this time the land has not transferred over to the JHS.

Sobering Centre use does not exist in the Zoning Bylaw but this use would function similar to a hospital, which is permitted in EI (Educational and Institutional) Zone. There will be medical clearance upon arrival at the Centre and medical staff present at all times. Client stays will typically be 24 hours. The Planning Act permits application for a variance to change a land use to a use that is substantially similar to a permitted use under the Zoning Bylaw. The Brandon & Area Planning District Development Plan also permits smaller scale institutional uses in various parts of the city, such as this site, as the proposed scale and use are reasonably compatible with the area.

Thank you.

Sincerely,



Shannon Saltarelli  
Community Housing and Wellness Coordinator  
City of Brandon

Attachment C: Site Plan

