

CITY OF BRANDON PLANNING COMMISSION

REGULAR MEETING

Wednesday, November 1, 2023 - 7:00 p.m.

Council Chambers - City Hall

AGENDA

1.0 Roll Call

2.0 Adoption of Agenda

3.0 Confirmation of Minutes

4.0 Public Hearing

a. Variance

817 Rosser Avenue

Owner: Etruscan Holdings Ltd.

Applicant: Brandon Neighborhood Renewal Corporation (Rushana Newman)

Following receipt of all representation, it is the recommendation of the Planning & Buildings Department:

1. That the Public Hearing for Variance Application at 817 Rosser Avenue be concluded.
2. That Variance Application V-14-23 under Clause 97(2) of The Planning Act to allow for a 24-hour drop-in centre as a use similar to a community centre in the Downtown Mixed Use (DMU) Zone be approved for one year at 817 Rosser Avenue (Part Lots 1/5, Block 76, Plan 2 BLTO) in accordance with the attached letter of intent "Attachment A-1 and A-2".

b. Variance

501 Rosser Avenue

Owner: FPCN General Partner Inc.

Applicant: Dingu Inc. (Mit Patel)

Following receipt of all representation, it is the recommendation of the Planning & Buildings Department:

1. That the Public Hearing for Variance Application at 501 Rosser Avenue be concluded.

2. That Variance Application V-15-23 to vary Subsection 37.1(a) of the ZBL by increasing the gross floor area of manufacturing goods for sale from 465.0m² to 1,830m², and Subsection 37.1(b) of the ZBL by decreasing the minimum amount of gross floor area dedicated to an associated commercial use from 10% to 0.0% to allow for the manufacturing of stationery in the Downtown Mixed Use (DMU) Zone be approved at 501 Rosser Avenue (Lots 1/8 and 19/26 and Closed Lane, Block 73, Plan 2 BLTO; Parcel A, Plan 24831 BLTO) in accordance with the attached letter of intent "Attachment A-1".

5.0 General Reports

a. Street Names

1901 1st Street (SE Brandon)

Applicant: VBJ Developments Ltd.

1. That the proposed street names submitted by VBJ Developments Ltd. (Attachment C) for their development of 1901 1st Street located south of Richmond Avenue East and east of 1st Street in the W ½ 12-10-19 WPM, be approved and added to the Street Names Registry.

6.0 General Business

- a. Tracking Table
- b. Administrative Business
- c. Absences From Upcoming Meetings

6.0 Adjournment