

MINUTES OF THE PLANNING COMMISSION MEETING HELD AUGUST 1, 2018 AT 7:00 P.M. IN THE COUNCIL CHAMBERS, CIVIC ADMINISTRATION BUILDING, BRANDON, MANITOBA

1.0 ROLL CALL

Commissioners: Garnet Boyd
Andrew Sieklicki
Jack Lindsay
Corinne Robinson
Mary Jo Abbott

Administration: Ryan Nickel
Shengxu Li
Amber Chapil

2.0 ADOPTION OF AGENDA

2018-082

ABBOTT – LINDSAY

That the Agenda for the regular meeting of the Planning Commission to be held August 1, 2018 be adopted as presented.

CARRIED 5/0

3.0 CONFIRMATION OF MINUTES

2018-083

ROBINSON - SIEKLIKI

That the minutes of the regular meeting of the Planning Commission held on July 18, 2018 be adopted as read.

CARRIED 4/0

4.0

a. Variance

4100 Grand Valley Road
Owner: Mark & Joan Kovitch
Applicant: Mark & Joan Kovitch

Chief Planner, Ryan Nickel, this matter was deferred to this meeting, a Heritage Resource Impact Assessment (HRIA) and the cost implications of conducting a HRIA. This matter will be postponed indefinitely and the owner has been advised of this.

2018-084

SIEKLIKI - LINDSAY

That the public hearing for Variance Application V-03-18-B be postponed indefinitely.

CARRIED 5/0

b. Conditional Use

1930 – 1st Street

Owner: Brandon School Division

Applicant: Crocus Plains Regional Secondary School

Community Planner, Shengxu Li, introduced the application as presented in the City of Brandon Planning report.

The applicant, Jason Alston of Cardinal Signs spoke on behalf of the owner, Brandon School Division, regarding the conditional use for the property located at 1930 1st Street. The application to have an electronic sign is to post school information. The increased height of the sign is to deter vandalism to the sign.

2018-085

ROBINSON - ABBOTT

That the Public Hearing for Variance Application C-10-18-B for 1930 – 1st Street be concluded.

CARRIED 5/0

2018-086

ABBOTT - LINDSAY

That the Conditional Use Application C-10-18-B to allow for an electronic sign in the Educational & Institutional (EI) Zone be approved at 1930 - 1st Street (Lots 1/50 of Blocks 7/9, & Lots 1/40 of Blocks 16/18, Plan 300 BLTO and all portions of streets, avenues and lanes (now closed) shown on Plan 300 BLTO exc. Land in Block 6) in accordance with the intent of the application “Attachment A-1”, the letter of intent “Attachment A-2” the site plan “Attachment B-2” and elevation plan “Attachment B-3”, subject to the electronic sign displaying static images for a period of at least 20 seconds.

CARRIED 5/0

c. Variance

1430 Parker Boulevard

Owner: Profile Paving Ltd.

Applicant: Burns Maendel Consulting Engineers Ltd.

Ms. Robinson announced conflict of interest and excused herself.

Community Planner, Shengxu Li, introduced the application as presented in the City of Brandon Planning report.

The applicant, Daniel Burns of Burns Maendel Consulting Engineers Ltd. spoke on behalf of the owner, Profile Paving Ltd. regarding the variance application to construct a building with a lower first floor elevation and finished grade below those required within the Floodplain Overlay Zone. Indicated adjacent property elevation levels, commercial building with minimal office staff, and if approved, would enter into a development agreement.

2018-087 ABBOTT - LINDSAY
That the Public Hearing for Variance Application (V-10-18-B) at 1430 Parker Boulevard be concluded.

CARRIED 4/0

2018-088 SIEKLICKI - ABBOTT
That the Variance Application V-10-18-B to vary Clause 69(d)(3) of the Zoning By-law to permit the first floor of a building to be constructed 0.4m below the design flood level in the Floodplain Overlay Zone, and Clause 69(d)(4) to permit the finished grade of the building to be 0.6m below the design flood level, to allow for the development of a construction machinery storage compound in the Industrial Restricted (IR) Zone at 1430 Parker Boulevard (Lots 8/17 & 29/37, Block 5, Plan 223 BLTO exc. Lots 16/17 & 29/30, Road Plan 1560 BLTO, and a portion of 15th St. and lane (now closed) shown on Plan 223) be approved subject to the property owner, prior to the issuance of a development permit, entering into a save harmless agreement with the City of Brandon and registering said agreement on the title to the subject property.

CARRIED 3/1

5.0 GENERAL BUSINESS

- a. **Tracking Table**
- b. **Administrative Business**
- c. **Absences From Upcoming Meetings**
Commissioner Lindsay – August 15, 2018 may arrive late

6.0 ADJOURNMENT

2018-089 ABBOTT - SIEKLICKI
That the meeting do now adjourn (8:03 p.m.)

CARRIED 4/0

Original signed by A. Chapil
Amber Chapil
Planning Commission Clerk

Original signed by G. Boyd
Garnet Boyd
Chairperson