

**CITY OF BRANDON PLANNING COMMISSION**

***REGULAR MEETING***

**Wednesday, August 20, 2025 - 7:00 p.m.**

**Council Chambers - City Hall**

# **AGENDA**

**1.0 Roll Call**

**2.0 Adoption of Agenda**

**3.0 Confirmation of Minutes – August 6, 2025**

**4.0 Public Hearing**

**a. Street Name**

**1900 – 34<sup>th</sup> Street**

**Owner: Waverly Developments Ltd.**

**Applicant: City of Brandon**

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

1. That the Public Hearing for proposed street names of Foxtail Drive and Sage Drive be concluded.
2. That the proposed street names being Foxtail Drive and Sage Drive submitted by Waverly Developments Ltd. For the residential development at 1900 – 34<sup>th</sup> Street in the SE¼ 9-10-19 WPM, be approved and added to the Street Names Registry.

**b. Conditional Use**

**1650 Park Avenue**

**Owner: Lee Holdings Manitoba Ltd.**

**Applicant: Ron Baron**

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

1. That the Public Hearing for Conditional Use Application C-05-25 at 1650 Park Avenue be concluded.

2. That Conditional Use Application C-05-25 to allow for a bank and a bank machine in the CG Commercial General Zone be approved at 1650 Park Avenue (Firstly, Parcels A/C, Plan 26734 BLTO; Secondly Parcel “A”, Plan 75070 BLTO) in accordance with the attached letter of intent “Attachment A”, site plan “Attachment B-3”, and elevation plans “Attachment B-4 & B-5”, subject to the owner or successor entering into a development agreement with the City of Brandon with conditions as set out in the “Attachment D” of this report.

**c. By-law No. 7433 Rezone**

**729 – 17<sup>th</sup> Street**

**Owner: Tigris Investments Ltd.**

**Applicant: Premier Builder Group (Kelsey Swidnicki)**

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

1. That the Public Hearing for By-law No. 7433 to rezone property at 729 – 17<sup>th</sup> Street (Lot 1, Plan 21365 BLTO) be concluded.
2. That the Planning Commission recommend City Council approve By-law No. 7433 (Z-09-25) to rezone 729 – 17<sup>th</sup> Street (Lot 1, Plan 21365 BLTO) from CAR Commercial Arterial to CG Commercial General subject to the owner or successor entering into a development agreement with the City of Brandon with conditions as set out in “Attachment E” of this report.

## **5.0 General Business**

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

## **6.0 Adjournment**