



DANIEL ASHFIELD, REAL ESTATE TECHNICIAN
DEVELOPMENT SERVICES DIVISION
638 Princess Avenue, Brandon, MB R7A 0P3
Phone: (204) 729-2232 Fax: (204) 725-3235
Email: d.ashfield@brandon.ca

April 15, 2025

Development Services Department
638 Princess Avenue
Brandon, MB R7A 0P3

Dear Sir/Madam:

RE: Subdivision Application – 911 Douglas Street

Please consider this our letter of intent as per the requirements outlined by the City of Brandon for the subdivision, variance, and rezoning of the property at 911 Douglas Street in Brandon, MB and legally described as Lots 17 Plan 1489 BLTO.

Subdivision - The City is looking to subdivide the property to allow for a future industrial development. The surrounding area is industrial use and adding another industrial property will help with the shortage in the area. The remaining portion will continue to operate as a softball diamond.

Variance – The subdivision will be creating a panhandle access, so we request to reduce the minimum lot width for lot 2 from 22.8m to 7.3m.

Rezoning – The current zone for the property is Parks and Recreation (PR) and we are requesting to rezone lot 1 to Industrial General (IG) similar to the surrounding.

Yours truly,

A handwritten signature in black ink, appearing to read "Daniel Ashfield", written in a cursive style.

Daniel Ashfield
Real Estate Technician