

DECISION/DIRECTION NOTE

Title: Proposed Residential Dwelling
Residential Battery (RB) Zone
DEV1900148
52 Outer Battery Road

Date Prepared: September 16, 2019

Report To: His Worship the Mayor and Members of Council

Councillor & Role: Councillor Maggie Burton, Planning and Development Lead

Ward: 2

Decision/Direction Required:

To seek rejection to convert Fishing stage to a Residential Dwelling in the Residential Battery (RB) Zone.

Discussion – Background and Current Status:

An application was submitted to rebuild the existing fishing stage to be used as a residential dwelling.

Residential Use is permitted in the Residential Battery (RB) Zone; however, the subject property does not have frontage on a public street and would require an easement over an adjacent property to secure access. The proposed lot also has no City services available for drainage, sanitary facilities, or domestic water supply. The proposed would be considered a premature development, as per Section 5.1.3(3) of the Development Regulations where Council has Discretionary Powers with all development.

Key Considerations/Implications:

1. Budget/Financial Implications: Not applicable.
2. Partners or Other Stakeholders: Not applicable.
3. Alignment with Strategic Directions/Adopted Plans: Not applicable.
4. Legal or Policy Implications:
Section 5.1.3(3) Discretionary Powers
5. Privacy Implications: Not applicable.
6. Engagement and Communications Considerations: Not applicable.

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- 7. Human Resource Implications: Not applicable.
- 8. Procurement Implications: Not applicable.
- 9. Information Technology Implications: Not applicable.
- 10. Other Implications: Not applicable.

Recommendation:

It is recommended that Council reject the proposed demo/rebuild for residential dwelling.

Prepared by - Date/Signature:

Ashley Murray, Development Officer II

Signature: _____

Ashley Murray

Approved by - Date/Signature:

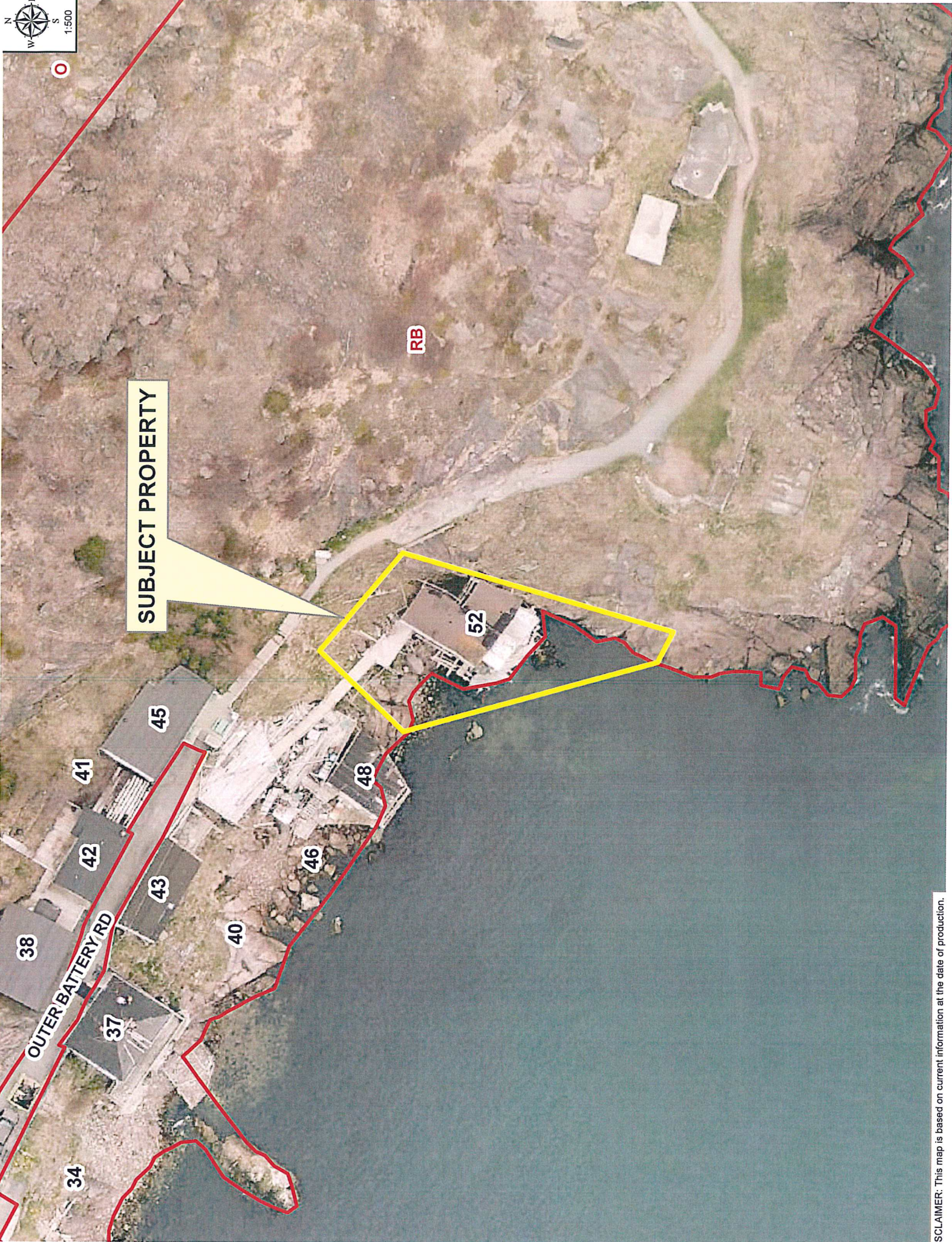
Jason Sinyard, P. Eng., MBA Deputy City Manager
Planning, Engineering & Regulatory Services

Signature: _____

JS

AAM/dlm

Attachments: Location Map



SUBJECT PROPERTY

RB

52

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OUTER BATTERY RD