Minute No. 162
Report - Standing Policy Committee on Property and Development - January 16, 2004

Item No. 1 Subdivision of land located on the east side of Carsdale Drive File DASSF 553/2003 [c/r DASZ 20/98]

COUNCIL DECISION:

Council concurred in the recommendation of the Standing Policy Committee on Property and Development and adopted the following:

1. That the plan of subdivision under File DASSF 553/2003 be approved subject to Novamet Development Corporation entering into an Addendum to Development Agreement AG 20/98 to add the following:

   A. A copy of the plan under DASSF 553/2003.

   B. A drawing showing the servicing requirements for the land covered under DASSF 553/2003.

   C. A clause requiring the Developer to pay the land drainage trunk charge (TSR) applicable to DASSF 553/2003.

   D. A clause requiring the Developer to pay cash in lieu of public open space dedication including landscaping and services for the land under DASSF 553/2003 in accordance with City policy.

   E. A clause requiring the Developer to pay $1,200.00 per acre for the land under DASSF 553/2003 to defray the City's administration and related costs associated with the preparation and implementation of the Addendum to AG 20/98.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

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DECISION MAKING HISTORY:

Moved by Councillor Vandal,

That the recommendation of the Standing Policy Committee on Property and Development be adopted by consent.

Carried

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On January 21, 2004, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development and the Lord Selkirk-West Kildonan Community Committee and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On January 16, 2004, the Standing Policy Committee on Property and Development concurred in the recommendation of the Lord Selkirk-West Kildonan Community Committee and submitted the matter to the Executive Policy Committee and Council.

COMMUNITY COMMITTEE RECOMMENDATION:

On December 9, 2003, the Lord Selkirk-West Kildonan Community Committee concurred in the administrative recommendation, and submitted its recommendation to the Standing Policy Committee on Property and Development.

Re: Proposed subdivision of land located on the east side of Carsdale Drive – DASSF 553/03

An application has been submitted by Novamet Development Corporation to subdivide land located on the east side of Carsdale Drive as per the attached sketch identified as Schedule "A". The subject land is located immediately east and adjacent to the land being developed by Novamet under Development Agreement AG 20/98. It is therefore recommended that DASSF 553/03 be approved subject to Novamet entering into an Addendum to Development Agreement AG 20/98 as follows:

1. By adding to AG 20/98, a copy of the plan under DASSF 553/03;

2. By adding to AG 20/98 a drawing showing the servicing requirements for the land covered under DASSF 553/03.

3. By adding a clause requiring the Developer to pay the land drainage trunk charge (TSR) applicable to DASSF 553/03.

4. By adding a clause requiring the Developer to pay cash in lieu of public open space dedication including landscaping and services for the land under DASSF 553/03 in accordance with City policy.

5. By adding a clause requiring the Developer to pay $1,200.00 per acre for the land under DASSF 553/03 to defray the City's administration and related costs associated with the preparation and implementation of the Addendum to AG 20/98.

Enclosure

THIS REPORT SUBMITTED BY:

E.L. Carrière, P. Eng.
Administrative Coordinating Group
File No. AG 20/98
November 27, 2003

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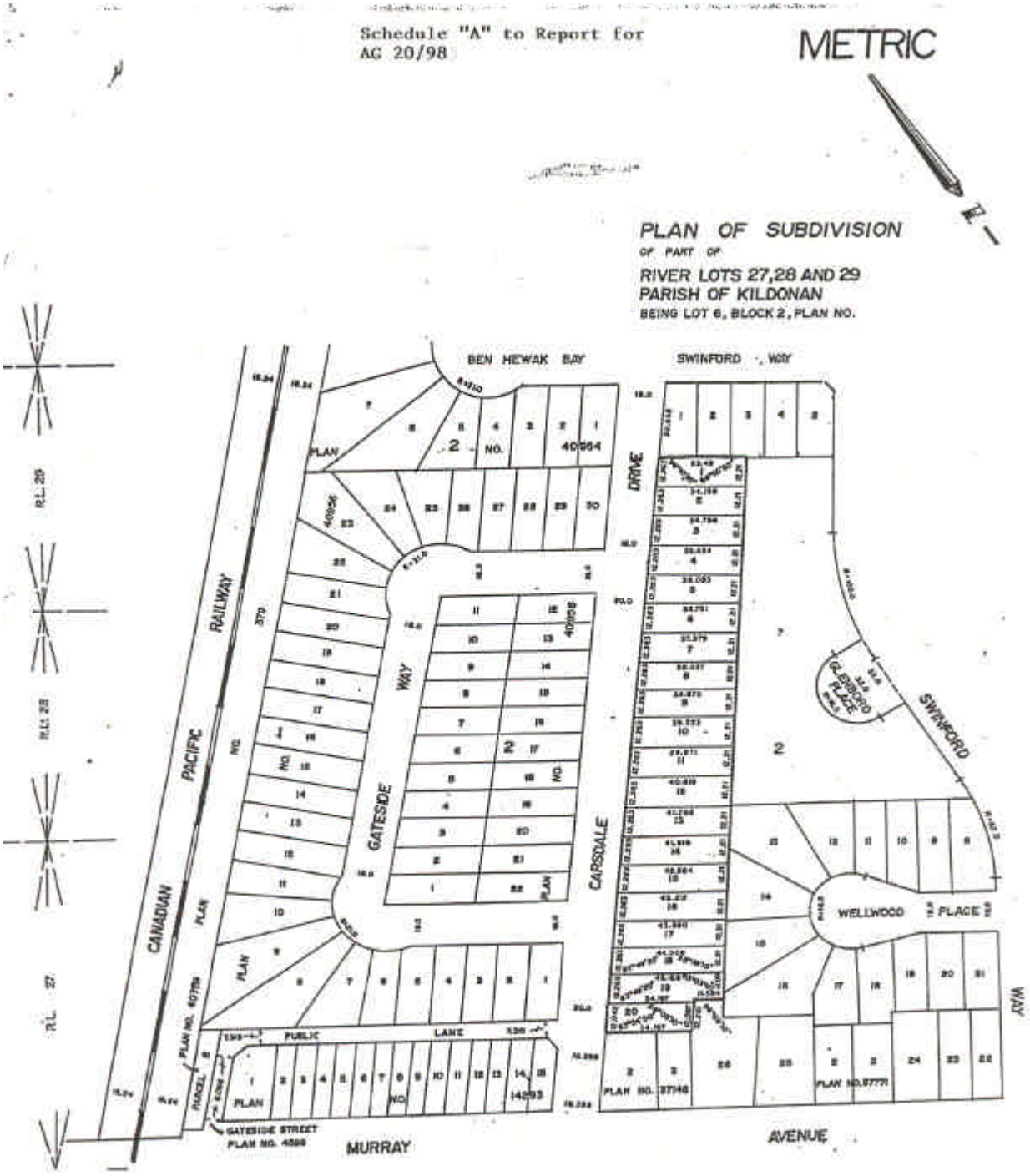
Schedule "A" to Report for
AG 20/98
METRIC
PLAN OF SUBDIVISION
OF PART OF
RIVER LOTS 27,28 AND 29
PARISH OF KILDONAN
BEING LOT 6, BLOCK 2, PLAN NO.
BEN HEWAK BAY
SWINFORD WAY
DRIVE
PACIFIC
RAILWAY
CANADIAN
GATESIDE
WAY
CARSDALE
SWINFORD
WELLWOOD
PLACE
GLENWOOD
PLACE
PUBLIC
LANE
GATESIDE STREET
PLAN NO. 4599
MURRAY
AVENUE
R.L. 29
R.L. 28
R.L. 27