

May 4, 2016

Report To: Mayor and Council

From: Travis Rob, Interim Municipal Planner

**RE: Site Plan Control Agreement – Development at 625 Nelson Street**

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SynCOR Contracting is progressing in the design of their development on the lots on Front Street known as 625 Nelson Street. Under the Town of Fort Frances Official Plan this area may be subject to Site Plan control. Typically developments are reviewed by Council on a case by case basis to determine if the development of a site plan control agreement is required based on the development proposed and location. If a development is determined to be subject to site plan control, a by-law is passed designating the lot or lots as site plan control areas in the Town of Fort Frances. At this time there has not been concrete plans of the development deposited with the Town, however they are close to being complete.

**Recommendation**

It is the recommendation of Administration that a by-law be passed to designate Lots 151 to 154 on plan ALB as a Site Plan Control area in the Town of Fort Frances and further that a site plan control agreement be developed for the development on said lots once final plans are available. The matter was considered at the May 2, 2016 meeting of the Planning and Development Executive Committee where they agreed with the recommendation to designate these lots as Site Plan Control areas within the Town of Fort Frances

Respectfully Submitted



Travis Rob, EIT  
Chief Building Official, Facilities/Special Projects Coordinator  
Interim Municipal Planner

<p>Council Approval of this report will agree with the recommendation of the Planning and Development Executive Committee and Designate lots 151 to 154 on Plan ALB as a Site Plan Control area and further a by-law be prepared.</p>
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