

July 31, 2019

TO: Planning & Development Executive Committee

FROM: Elizabeth (Lisa) Slomke, Town Clerk / Interim Municipal Planner

SUBJECT: Site Plan Control – 1530 King's Highway (Belluz Concrete & Rentals)

BACKGROUND

Belluz Concrete & Rentals is presently finalizing the design of a new workshop on their property at 1530 King's Highway and an application for Site Plan Control is expected soon. Due to the summer meeting schedule, I felt it was important to get this project in the queue instead of waiting until September. I don't want the project delayed because of meeting dates. The owners of 1530 King's Highway are also processing a minor variance application through the Committee of Adjustment for relief related to paved parking. The Committee of Adjustment meets on Wednesday August 7th.

Meetings with representatives of Belluz Concrete & Rentals have been held in order to support the project moving forward. Under the Town of Fort Frances Official Plan (section 5.7) all types of development or redevelopment shall be subject to Site Plan Control provisions (with some exceptions). The development of a new workshop at 1530 King's Highway should be subject to Site Plan Control as per the Official Plan.

RECOMMENDATION

It is the recommendation of Administration that a by-law be passed to designate 1530 King's Highway as a Site Plan Control area in the Town of Fort Frances and further that a site plan control agreement be developed and approved as part of same by-law at a future meeting of Council.