

ITEM	17
MANAGER'S REPORT NO.	53
COUNCIL MEETING	Aug. 2/77

Re: ROAD RESERVATION BY-LAW
 SITE PLAN #42/77
 D.L. 80N $\frac{1}{2}$, LOT 6W $\frac{1}{2}$, PLAN 10063

Following is a report from the Director of Planning regarding a road reservation by-law for a property on Canada Way as permitted under Section 513(4) of the Municipal Act.

RECOMMENDATION:

1. THAT a road reservation by-law be authorized as outlined in the Director of Planning's report.

* * * * *

PLANNING DEPARTMENT
 JULY 26, 1977

To: MUNICIPAL MANAGER
 From: DIRECTOR OF PLANNING
 Re: SITE PLAN #42/77
 D.L. 80 N $\frac{1}{2}$, Lot 6 W $\frac{1}{2}$, Plan 10063

The Planning Department has a current application for the siting of a new dwelling on the above referenced parcel from the owner, a Mr. A. Van de Bogart. As can be noted on Sketch #1 attached, the subject property does have subdivision potential along with others in the block, subject to a 33' road dedication. The owner of the property, however, wishes to site his new dwelling 70' south of his Canada Way property line. Such a location precludes subdivision of the property at a future date. In reply to a letter sent outlining the subdivision potential of the property, the owner stated that while he had no intention of ever subdividing the parcel, he would be agreeable to reserving the south 33' for eventual road purposes. It is therefore proposed that a road reservation bylaw be passed for the 33' strip on the south end of the subject property. Subsequent to passage of the bylaw, the Planning Department will issue siting approval as requested by the applicant.

RECOMMENDATION:

THAT Council authorize the introduction of a road reservation bylaw as outlined above.


 A. L. Parr,
 DIRECTOR OF PLANNING

HR:ad
 Att.

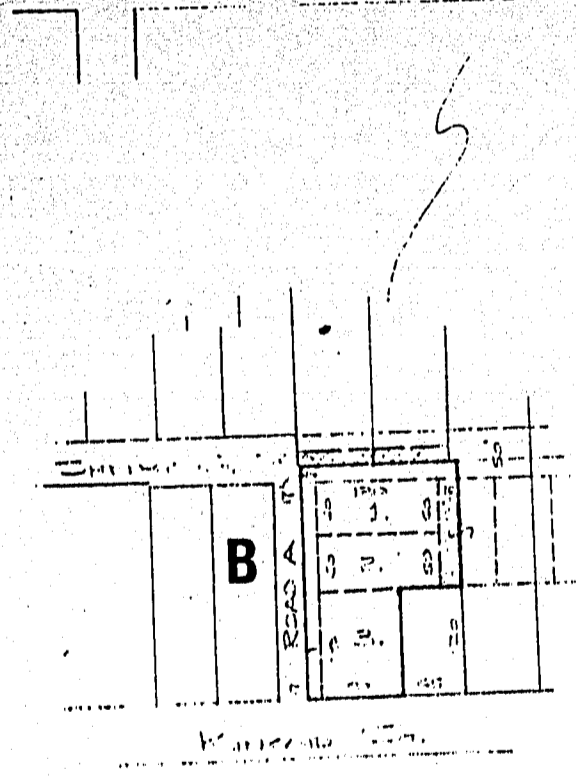
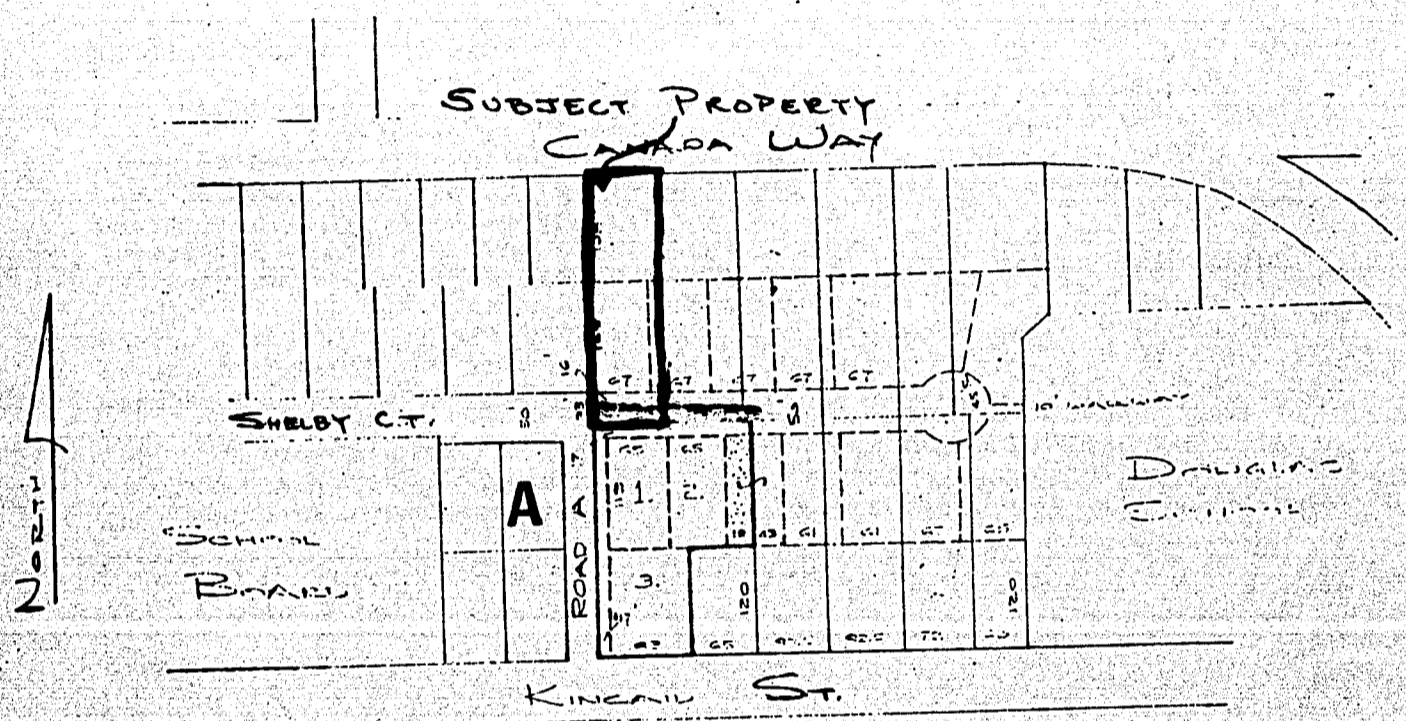
LOT: REM 17
 D.L. 80
 PLAN 10063
 STRIP MAP 9

S.D. 94/73

147

ZONE: R2

ITEM	17
MANAGER'S REPORT NO.	58
COUNCIL MEETING	Aug. 2/77



NOTES:

- ① SURVYOR'S PLAN MUST BE REQUIRED FOR IMPROVEMENT ON LOT 3.
- ② [Hatched Box] PORTION OF LOT MUST BE CONSIDERED WITH FRONTAGE TO THE EAST.
- ③ [Hatched Box] IS DEDICATION REQUIRED FOR ROAD 4. (SEE CONSTRUCTION)
- ④ ALTERNATIVE A & B ARE BEING PREPARED FOR REVIEW AND APPROVAL.

SKETCH 1

10/1/73
 0/1/73