

ITEM	5
MANAGER'S REPORT NO.	5
COUNCIL MEETING	1980 01 21

RE: ROAD RESERVATION BY-LAW
REM. LOT 45, D.L. 70, GROUP 1, PLAN 56349, N.W.D.

Following is a report from the Director of Planning regarding a proposed Road Reservation By-Law.

RECOMMENDATION:

1. THAT the recommendations of the Director of Planning be adopted.

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TO: MUNICIPAL MANAGER 1980 JANUARY 11
FROM: DIRECTOR OF PLANNING
SUBJECT: ROAD RESERVATION BY-LAW
Rem. Lot 45, D.L. 70, Gp. 1, Plan 56349, N.W.D.

RECOMMENDATIONS:

1. THAT Council authorize the preparation and introduction of a Road Reservation By-law over a 22 m portion of the subject property, as outlined in this report.
2. THAT Council authorize the preparation of the necessary reference plan by the Municipal Engineer to accompany the by-law.

REPORT

A condition of approval from the Ministry of Transportation, Communications and Highways for the rezoning of the site at the northeast corner of Canada Way and Beta Avenue (Rezoning Reference #20/78) (see attached Sketch #1) required that a right-of-way be provided between the cul-de-sac at the north end of Beta Avenue and the frontage road adjacent to the Trans Canada Free-way in order that possible additional access to Canada Way could be obtained via Westminster Avenue if needed in the future. This was accomplished in part by the dedication of a 1 m strip of land as road along the western boundary of the site in alignment with the road right-of-way established south to Canada Way. The applicant, however, was not required to deposit monies for the construction of this section of road.

Council, on 1977 September 19, authorized the preparation and introduction of a Road Closing By-law for those rights-of-way shown on the attached Sketch #2. As can be noted, the entire length of Beta Avenue was included within the By-law. Subsequently, the closures were finalized and a consolidation plan was registered incorporating all road and lane allowances and municipally-owned lands into one parcel in preparation for a possible sale and development of the site.

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Prior to the advancement of the sale of this site, the Ministry's requirement should be recognized over a 22 m area at the northeast section of the Rem. of Lot 45, D.L. 70, Gp. 1, Plan 56349, N.W.D. In this regard, we would recommend that a Road Reservation By-law be registered over this area (see attached Sketch #3). A statement to the effect that the area be acquired without compensation when the By-law is enforced should be included therein.

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A. L. Parr
DIRECTOR OF PLANNING

CW:st
Atts.
cc: Municipal Solicitor
Municipal Engineer
Rezoning Reference #20/78

D.L. 73

BLOCK 2

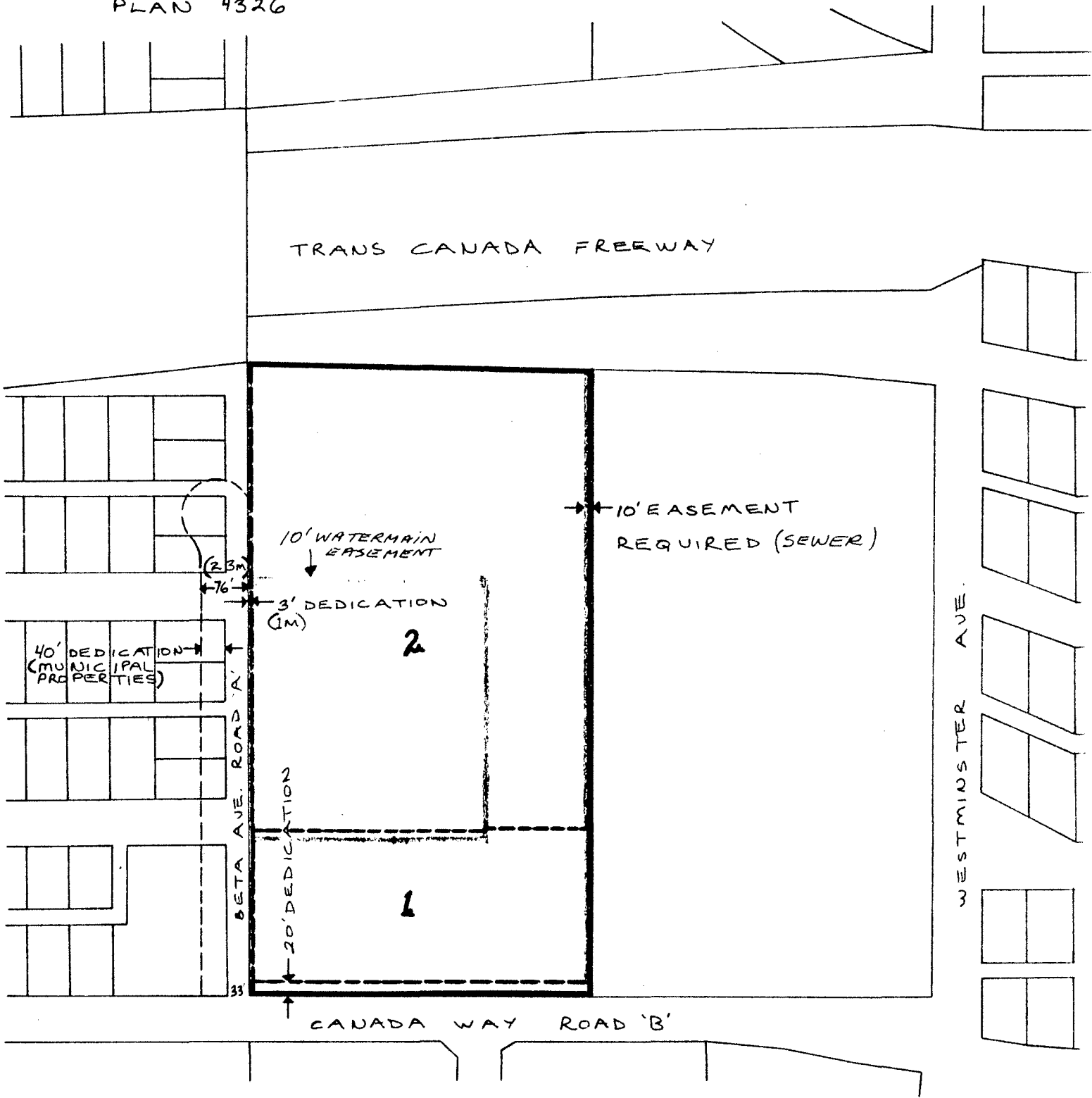
S.D. 1 & 2

LOT C EX. EX. PLANS 10599 & 26541

PLAN 4326

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S.D. REF. # 94/78 & #112/78
 X. REF. R.Z. REF. # 20/78
 A.Z. REF. # 46/76
 S.D. REF. # 12/77
 R.C. REF. # 22/77
 PROPOSED ZONING: M1 & M5



LOT 1 - ZONED M5
 LOT 2 - ZONED M1

SCALE: 1" = 200'
 1978 SEPTEMBER C.M.

SKETCH #1

R.Z. # 46/76
(WOMETCO)

Golf Driving Range




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Scale: 1" = 200'

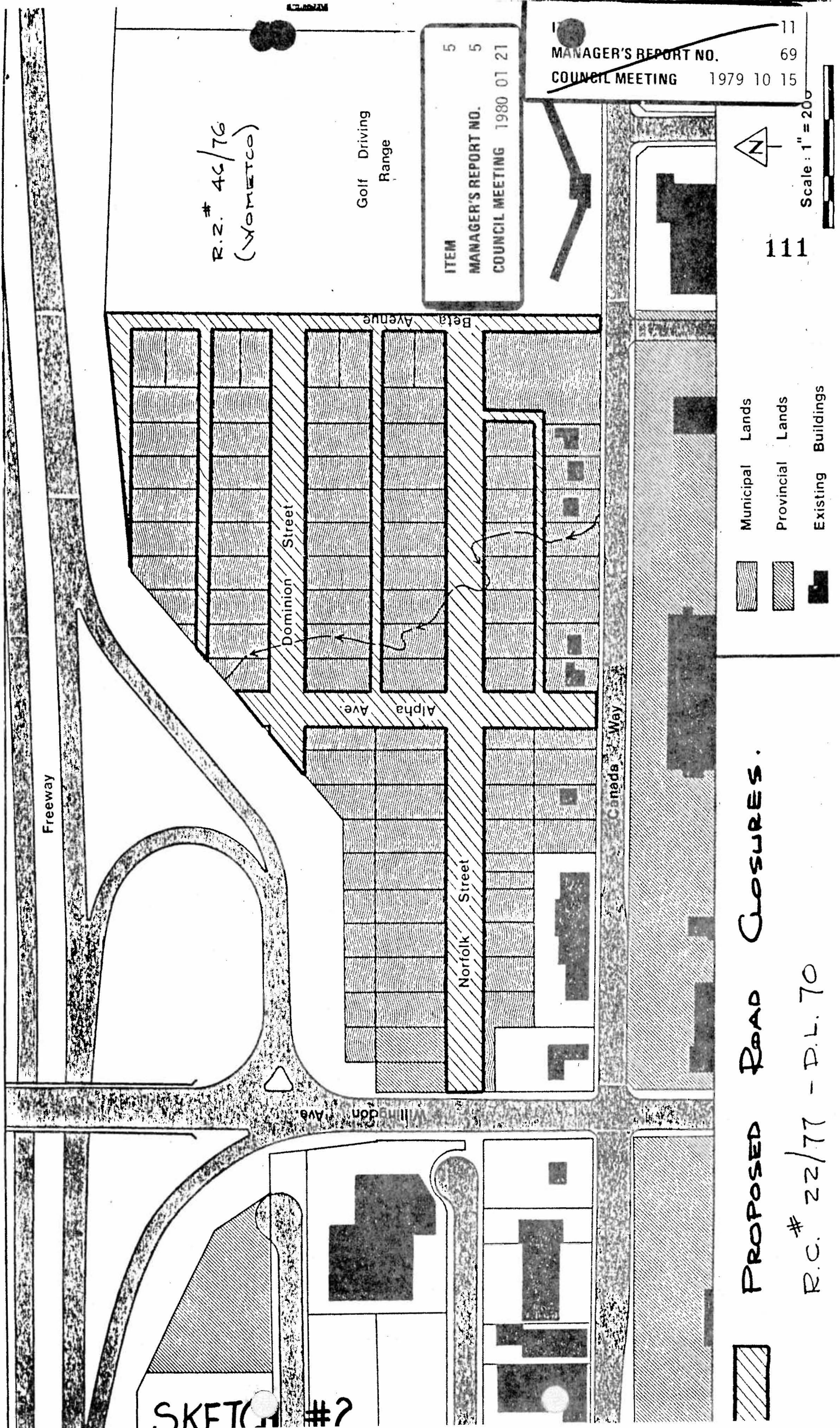
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-  Municipal Lands
-  Provincial Lands
-  Existing Buildings

PROPOSED ROAD CLOSURES.

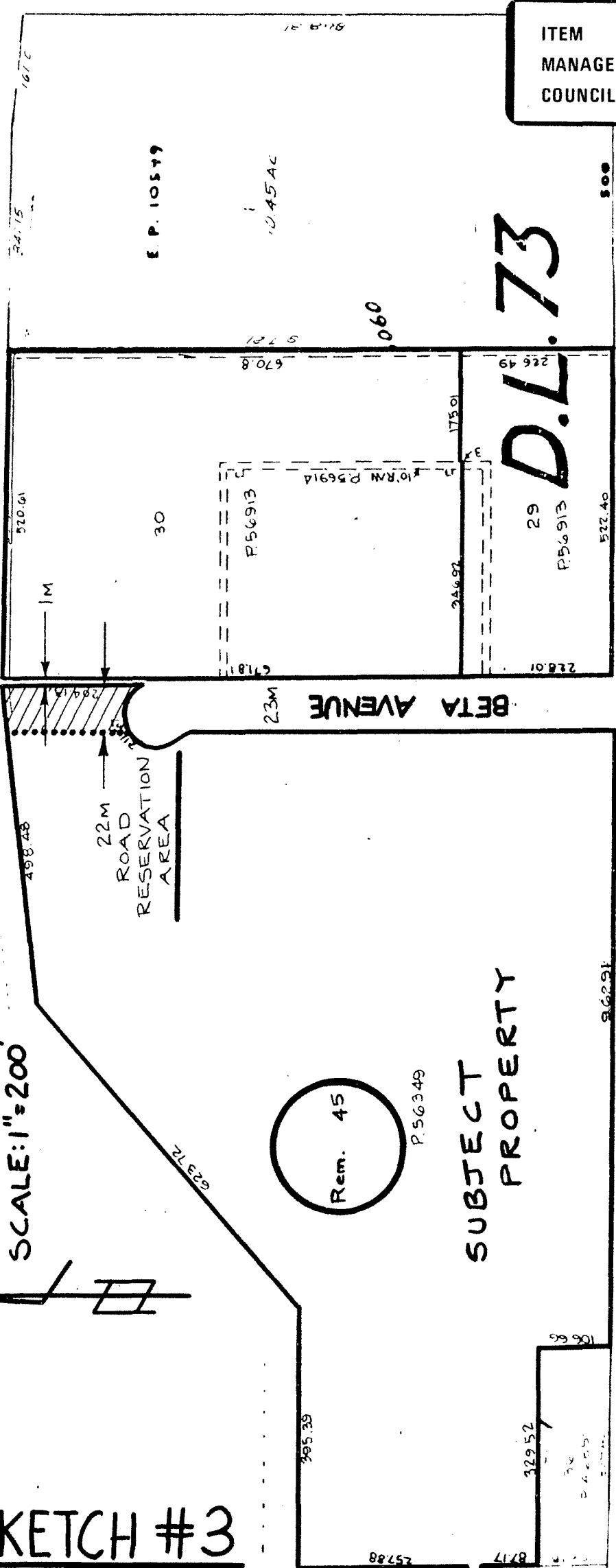
R.C. # 22/77 - D.L. 70

SKETCH #?



SKETCH #3

SCALE: 1" = 200'



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