



Legislation Text

File #: O18-1847, **Version:** 1

Development Permit Application No. 101037

(Milner Ridge Enterprises Ltd. / 5368 - 273A Street)

Report 18-163

File CD 14-05-0082

That Council authorize issuance of Development Permit No.101037 to Milner Ridge Enterprises Ltd. for property located in the

5368 - 273A Street, subject to the following conditions:

- a. Building plans being in substantial compliance with Schedules “A” through “D”;
- b. Landscape plans being in substantial compliance with Schedules “E” and “F” and in compliance with the Township’s Street Tree and Boulevard Planting Policy to the acceptance of the Township;
- c. All signage being in compliance with Schedules “A” and “C”, the Gloucester Development Permit Guidelines and the Township’s Sign Bylaw;
- d. Rooftop mechanical equipment to be screened from view by compatible architectural treatments in compliance with Schedule “D”;
- e. All refuse areas to be located indoors or alternatively in a substantial enclosure and screened to the acceptance of the Township;
- f. All chain link fences being black vinyl with black posts and rails; and further
- g. All outdoor storage areas being covered by a dust free surface.

Although not part of the Development Permit requirements, the applicant is advised that prior to issuance of a building permit the following items will need to be finalized:

- a. Submission of a site specific on-site servicing and storm water management plan in accordance with the Subdivision and Development Servicing Bylaw, to the acceptance of the Township;
- b. Replacement trees being secured by a letter of credit in compliance with the Township’s Subdivision and Development Servicing Bylaw (Schedule I - Tree Protection);
- c. Submission of an erosion and sediment control plan or exemption in accordance with the Erosion and Sediment Control Bylaw, to the acceptance of the Township;

d. On-site landscaping being secured by a letter of credit at the Building Permit stage; and further

e. Payment of applicable Development Cost Charges, Building Permit administration fees and supplemental Development Permit application fees.

Submissions from the public.

Explanation by the proponent.