

From: Julie Brown-Snook, Secretary, Planning Advisory Committee

Date: December 9, 2021

Title: 125 Cuffman Street

Description: Rezone and Zone Amendment

The Planning Advisory Committee, at its meeting held on December 8, 2021, considered an application from, Department of Transportation & Infrastructure, to rezone portions of PID 75478792 from R-1N, R-3, R-5(H) to I-1, R-2(H), R-5(H) and MR-2 to EOS and a zone amendment to permit more than 1 main building on a lot in the I-1 zone, and to permit three new lots, land for public purpose and a local government services easement on property identified as 125 Cuffman Street and recommended **approval**, subject to terms and conditions.

Terms and Conditions:

- a) The site be developed generally in accordance with Map II attached to P.R. 86/21 to the satisfaction of the Development Officer;
- b) A final landscape and parking plan be provided to the satisfaction of the Development Officer prior to the issuance of a building permit; and
- c) Access, servicing, lot grading and storm water management (SWMP) plans be provided to the satisfaction of the Director of Engineering & Operations prior to the issuance of a building permit.
- d) Public utility easements, all underground electrical/power conduit, and stormwater ponds are to be located and designed to the satisfaction of the Director of Engineering & Operations prior to the issuance of a building permit.

Accordingly, the Committee directed that the following resolution be forwarded to City Council:

BE IT RESOLVED THAT the Council of the City of Fredericton hereby receives the Report of the Planning Advisory Committee, dated December 9, 2021, with respect to an application from Department of Transportation & Infrastructure, to rezone portions of PID 75478792 from R-1N, R-3, R-5(H) to I-1, R-2(H), R-5(H) and MR-2 to EOS and a zone amendment to permit more than 1 main building on a lot in the I-1 zone, and to permit three new lots, land for public purpose and a local government services easement on property identified as 125 Cuffman Street, be approved.

Yours truly,



Julie Brown-Snook
Secretary, Planning Advisory Committee

cc: Department of Transportation & Infrastructure, PO Box 6000, Fredericton, NB
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