

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

Date: November 18, 2021

Title: 402 St. Mary's Street

Description: Municipal Plan Amendment and Rezone

The Planning Advisory Committee, at its meeting held on November 17, 2021, considered an application from 601557 NB Ltd., to permit a municipal plan amendment to re-designate a portion of property having PID 01424258 from Established Neighborhood to Commercial Centers and Corridors, and a rezone from Multi-Residential Zone Two (MR-2) to Commercial Corridors Zone Two (COR-2) on property identified as 402 St. Mary's Street and recommended **approval**, subject to terms and conditions.

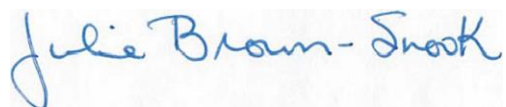
Terms and Conditions:

- a) The site be developed generally in accordance with Map III attached to P.R. No. 72/21, to the satisfaction of the Development Officer;
- b) A detailed parking and landscaping plan be submitted with the any future building permit application to the satisfaction of the Development Officer;
- c) A tentative plan of subdivision to consolidate parcel 21-A, as shown on Map 111 attached to P.R. No. 72/21 with property at 402 Saint Mary's street, be submitted to the satisfaction of the Development Officer.

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 November 18, 2021, with respect to an application from 601557 NB Ltd., to permit a municipal plan amendment to re-designate a portion of property having PID 01424258 from Established Neighborhood to Commercial Centers and Corridors, and to permit a rezone from Multi-Residential Zone Two (MR-2) to Commercial Corridors Zone Two (COR-2) on property identified as 402 St. Mary's Street.

Yours truly,



Julie Brown-Snook,
Secretary, Planning Advisory Committee

cc: 601557 NB Ltd., c/o Jim Gilbert, 402 Saint Mary's Street, Fredericton, NB E3A 8H5