



INTER-OFFICE COMMUNICATION

TO: CITY CLERK DATE: 2020 December 09

FROM: DIRECTOR PLANNING AND BUILDING

SUBJECT: **REZONING REFERENCE #20-02**
AMENDMENT BYLAW NO. 17/20, BYLAW 14177
Parkcrest Elementary School
Final Adoption

ADDRESS: 5942 Winch Street and a portion of 6055 Halifax Street

LEGAL: Lot 170, DL 129, Group 1, NWD Plan 26917 and North 130 Feet Lot 114 Except: Parcel "A" (Explanatory Plan 15067); DL 129, Group 1, NWD Plan 1492.

FROM: R4 Residential District

TO: P3 Park and Public Use District

The following information applies to the subject rezoning bylaw:

- a) First Reading given on 2020 July 06;
- b) Public Hearing held on 2020 July 28;
- c) Second Reading given on 2020 August 24; and,
- d) Third Reading given on 2020 October 26.

The prerequisite condition have been satisfied as follows:

1. The completion of the necessary subdivision and consolidation into two legal lots.
 - *The requisite subdivision plan to create the two lots has been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption.*
2. The completion of the City and School District land exchange.
 - *The requisite transfers to effect the City and School District land exchange have been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption.*
3. The deposit of sufficient monies including a 4% Engineering Inspection Fee to cover the costs of all services necessary to serve the site and the completion of a servicing agreement covering all requisite services. All services are to be designed to City standards and constructed in accordance with the Engineering design. One of the conditions for the release of occupancy permits will be the completion of all requisite services.

- *The applicant has submitted the necessary funds including a 4% inspection fee to cover the costs of all services necessary to serve the site. The requisite servicing agreement will be completed within 6 months after Final Adoption.*
4. The completion of the Highway Closure Bylaw.
- *The Highway Closure Bylaw plans have been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption.*
5. The dedication of any rights-of-way deemed requisite.
- *A subdivision plan dedicating the requisite rights-of-way has been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption.*
6. The undergrounding of existing overhead wiring abutting the site, as determined by the Director Engineering.
- *The applicant has agreed to this prerequisite in a letter dated 2020 October 19 and has submitted the necessary funds.*
7. The granting of any necessary statutory rights-of-way, easements and/or covenants.
- *The requisite statutory rights-of-way, easement and/or covenants have been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption.*
8. The submission of a suitable on-site stormwater management system to the approval of the Director Engineering, and the granting of a Section 219 Covenant to guarantee its provision and continuing operation.
- *A suitable on-site stormwater management system has been approved by the Director Engineering, the required covenant has been submitted in registerable form and will be deposited in the Land Title Office prior to Final Adoption and the required funds to guarantee this provision have been deposited.*

As the prerequisite conditions to this rezoning are now complete, could you please arrange to return this amendment bylaw to Council for Reconsideration and Final Adoption on 2020 December 14.


E. W. Kozak, Director
PLANNING AND BUILDING
JT/JD/KH:tn
cc: City Manager