

Report to Council

Report Title: Amendment to Crawford Street Development Agreement File No. Z-44-19.36

Prepared By: Sonya Watson, CAO and Gregg Furtney, Director of Operations

Department: Administration

Date: August 11, 2020

Report Number: CAO2020-15 **File Number:** C11AD

Attachments: 02003 Crawford C1 for Review 2020-07-30

Recommendation:

That the Council of the Municipality of Brockton hereby receives Report Number CAO2020-25, Amendment to Crawford Street Development Agreement File No. Z-44-19.36 prepared by Sonya Watson, CAO, and Gregg Furtney, Director of Operations, for information purposes and further approves a Bylaw coming forward to amend and re-register the Crawford Street Site Plan Agreement and accompanying plans.

Report:

Background:

A Site Plan Control Agreement and a Development Agreement have been executed between the Municipality of Brockton and the proponent of the Crawford Street multi-family residential townhouse development (9 Crawford Street, Walkerton – File No. Z-44-19.36).

By way of By-Law 2020-080 (July 14th, 2020), the final “Holding Symbol” was approved by Council to be removed. By-Law 2020-080 was a bylaw to amend the Municipality of Brockton Comprehensive Zoning Bylaw 2013-26.

A part of the Development Agreement was a condition that the developer (2369906 Ontario Ltd.) was to include a sidewalk on the south side of Crawford Street to allow pedestrians a safe place to walk in order to get out to McGivern Street.

After the final Holding Provision was lifted, and following Council adoption of the agreed upon Development and Site Plan Agreement, the developer has decided that it would be better to have the sidewalk placed on the North side of the road after all. The developer’s Engineer has provided amended engineering plans and forwarded them to Brockton staff for review. Those drawings were then forwarded to the Municipality’s Consulting Engineer for review and comments. The new design drawings and re-location of the sidewalk are acceptable to municipal staff. This is a significant change to the Development Agreement. This change requires

an amendment to the Development Agreement and it will be re-registered on title. The cost of the re-registration will be left to the developer.

Analysis:

Staff are seeking approval from Council to amend the Crawford Street Development Agreement (File No. Z-44-19.36) to reflect the change in the sidewalk location. Staff have consulted the affected neighbours and there is a consensus to move forward with the new plan, upon Council’s approval.

Sustainability Checklist:

What aspect of the Brockton Sustainable Strategic Plan does the content/recommendations in this report help advance?

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| • Do the recommendations help move the Municipality closer to its Vision? | Yes |
| • Do the recommendations contribute to achieving Cultural Vibrancy? | N/A |
| • Do the recommendations contribute to achieving Economic Prosperity? | N/A |
| • Do the recommendations contribute to Environmental Integrity? | N/A |
| • Do the recommendations contribute to the Social Equity? | Yes |

Financial Impacts/Source of Funding:

- Do the recommendations represent a sound financial investment from a sustainability perspective?
N/A

There is no financial impact to the Municipality related to the Development Agreement amendment aside from additional staff time.

Reviewed By:



Trish Serratore, Chief Financial Officer

Respectfully Submitted by:



Gregg Furtney, Director of Operations

Reviewed By:



Sonya Watson, Chief Administrative Officer