

## Report to Council

<b>Report Title:</b>	Johnson Woodworks Site Plan Control Agreement Amendment		
<b>Prepared By:</b>	Dieter Wetz, Building and Planning Manager/CBO		
<b>Department:</b>	Building and Planning		
<b>Date:</b>	March 23, 2021		
<b>Report Number:</b>	BLDG2021-07	<b>File Number:</b>	C11BU
<b>Attachments:</b>	Site Plan Amendment Drawings Schedule B to Site Plan Agreement Original 2015 Site Plan Agreement		

### Recommendation:

That the Council of the Municipality of Brockton hereby receives Report Number BLDG2021-07 - Johnson Woodworks Site Plan Control Agreement Amendment, prepared by Dieter Wetz, Building and Planning Manager/CBO and in doing so approves bringing forward a By-law to amend "Schedule B" as recommended by staff.

### Report:

#### Background:

A proposal has been received by Darryl Johnson, Johnson Woodworks for a 948 square foot Office addition to the existing 650 square foot Office Building at 965 Old Durham Rd. Walkerton ON. A Site Plan Control Agreement is registered on title for the subject property that has approved by Council by By-law 2015-084. The original Site Plan Control Agreement was related to an expansion to the existing industrial building used as a woodworking shop.

Staff have reviewed the proposed 965 office building addition with the provisions of the Municipal Zoning By-law 2013-26 and are of the opinion that proposed office addition complies with the general provisions of the Zoning By-law.

### Recommendation:

As a Site Plan Control Agreement is registered on title, Municipal staff recommend that "Schedule B" be amended by By-law to include reference to the proposed site plan attached to this report referenced as SH1.3 dated rev. March 2021. Municipal staff are of the opinion that as the proposed office addition is subsidiary to the principal use of the property as woodworking business and that the proposed addition is relatively minor

in nature as it relates to overall use and development of the property that, no further amendments to Site Plan Control Agreement are required and no additional deposits will be collected at this time.

### **Sustainability Checklist:**

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

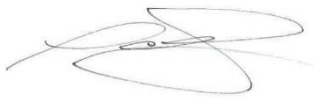
- Do the recommendations help move the Municipality closer to its Vision? Yes
- Do the recommendations contribute to achieving Cultural Vibrancy? N/A
- Do the recommendations contribute to achieving Economic Prosperity? Yes
- Do the recommendations contribute to Environmental Integrity? N/A
- Do the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

### **Financial Impacts/Source of Funding:**

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

There are no financial impacts related to the municipal budget for the proposed Site Plan Control Agreement amendment.

### **Reviewed By:**



**Trish Serratore, Chief Financial Officer**

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### **Respectfully Submitted by:**



Dieter Wetz, Building and Planning Manager/CBO

### **Reviewed By:**



**Sonya Watson, Chief Administrative Officer**