



Planning & Building Safety Department
421 - 9th Street, Brandon MB, R7A 4A9
T: 204.729.2110 F: 204.728.2406

Application for Subdivision

Name of Property Owner: WAVERLY DEVELOPMENTS LTD.
Name of Applicant: WAVERLY DEVELOPMENTS LTD.
Civic Address of Property:
Legal Description of Property: PART OF NE 9-10-19 WPM

References:

- BAPD Development Plan By-law No. 78/01/04
Applicable Secondary Plan By-law
City of Brandon Zoning By-Law No. 6642
Urban Design Standards and Guidelines

Prior to submitting a formal application, the Planning & Building Safety Department strongly recommends that all applicants meet with a Community Planner to complete a pre-application review

Subdivision Request:

To subdivide the next phase of Brookwood area to create forty-six (46) residential lots.

I undertake to observe and perform all provisions of The Planning Act, the Development Plan, the Zoning By-law, and the provisions of other relevant laws, by-laws or agreements.

Signature of Owner: [Signature] Date: April 28 14
Address: 3000G Victoria Ave Brandon MB E-Mail: brandon@burgesslawoffice.net
Home Phone: Cell Phone: Work Phone: (204) 725-7070
Signature of Applicant: [Signature] Date: April 28 14
Address: 3000G Victoria Ave Brandon MB E-Mail: brandon@burgesslawoffice.net
Home Phone: Cell Phone: Work Phone: (204) 725-7070

The personal information which you are providing is being collected under the authority of The Planning Act and will be used for the purpose of approving this application. Information is also being collected for the purpose of statistical reporting. It is protected by the Protection of Privacy provisions of The Freedom of Information and Protection of Privacy Act. If you have any questions about the collection and/or use of information, contact Jennifer Houlihan, FIPPA Coordinator, City of Brandon Planning & Building Safety Department, 421 - 9th Street, Brandon, Manitoba, R7A 4A9, Telephone 204-729-2116

FOR PLANNING DEPARTMENT USE ONLY:
Community Planner: [Signature] Planning File No.: CityView No.: PL SUB 2014-54
Date Application Received: Apr 29/14 Payment Date: Apr 29/14 Receipt No.: 2014-1721 Amount: \$ 465.00
Subdivision - Application REV01/13

Development Information

Proposed Land Use(s)	Number of Units	Number of Lots	Total Land Area (m ²)
Detached	46	46	
Semi-Detached			
Two Family			
Multifamily			
Other Residential			
Parks and Open Space	N/A	N/A	
Industrial	N/A		
Commercial	N/A		
Institutional	N/A		
Roadway/Laneway ROW	N/A	N/A	
Other Non-Residential	N/A		
Totals	46	46	0

Services

Sewage Disposal	Municipal Sewer	Septic Tank	Septic Field	Other
Present	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	X
Proposed	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Water Supply	Piped Water	Community Well	Individual Well	Other
Present	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	X
Proposed	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Drainage	Natural	Ditches	Curb & Gutter	Storm Sewer
Present	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Proposed	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	X

April 29, 2014

File No. 14-208

City of Brandon
Planning Department
421 - 8th Street
Brandon, Manitoba, R7A 4A9

Dear Sir/Madam:

**RE: Waverly Developments Ltd.
Application for Approval of Subdivision/Application for Zoning Amendment
Part of the NE 1/4 9-10-19 WPM
Letter of Intent**

Further in this matter, please be advised that the intent of the applicant for the subdivision and re-zoning is to subdivide the property and create forty-six residential lots consistent with the development plan.

In support of the said application, the application is applying to have the subject property rezoned as RSF (Residential Single Family) and OS (Open Space). The intended use of the subject property is consistent with the infrastructure in the surrounding area as well as consistent with the development plan. Access to the property will be an extension of current roads into the area.

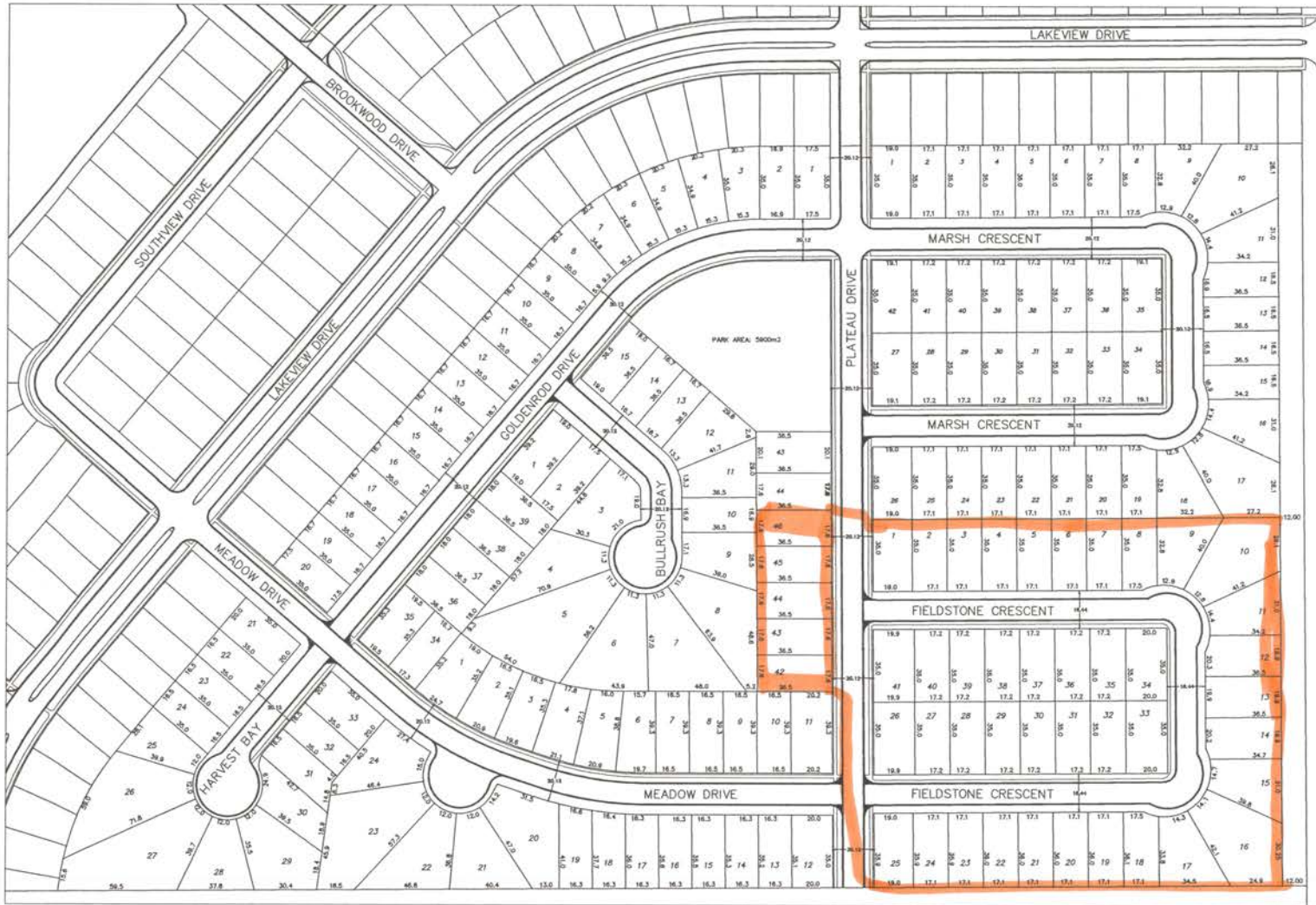
With regards to the subdivision application, the portion of the property to be subdivided is the portion of the subject property bordered in orange highlighter on the map provided.

Yours truly,

WAVERLY DEVELOPMENTS LTD.

PER:

JOHN W. BURGESS
JWB/ms



ALL WORK IN THE PUBLIC RIGHT-OF-WAY SHALL BE PERFORMED AS STATED IN THE LATEST EDITION OF THE CITY OF BRANDON STANDARD CONSTRUCTION SPECIFICATIONS.

ALL DIMENSIONS ARE IN METRES
ALL ELEVATIONS ARE IN METRES ABOVE SEA LEVEL

LOCATION OF UNDERGROUND STRUCTURES ARE APPROXIMATE ONLY. EXACT LOCATION MUST BE OBTAINED FROM THE INDIVIDUAL UTILITIES PRIOR TO CONSTRUCTION.

REVISIONS

MHC	ADDITION OF THE NAME BUSH	2014/04/06
MHC	CRESCENT AS PER C. OF B. COMMENT	2014/04/06
MHC	FIELDSTONE CRESCENT AND MEADOW DRIVE LOT NUMBERS ADDED	2014/04/06

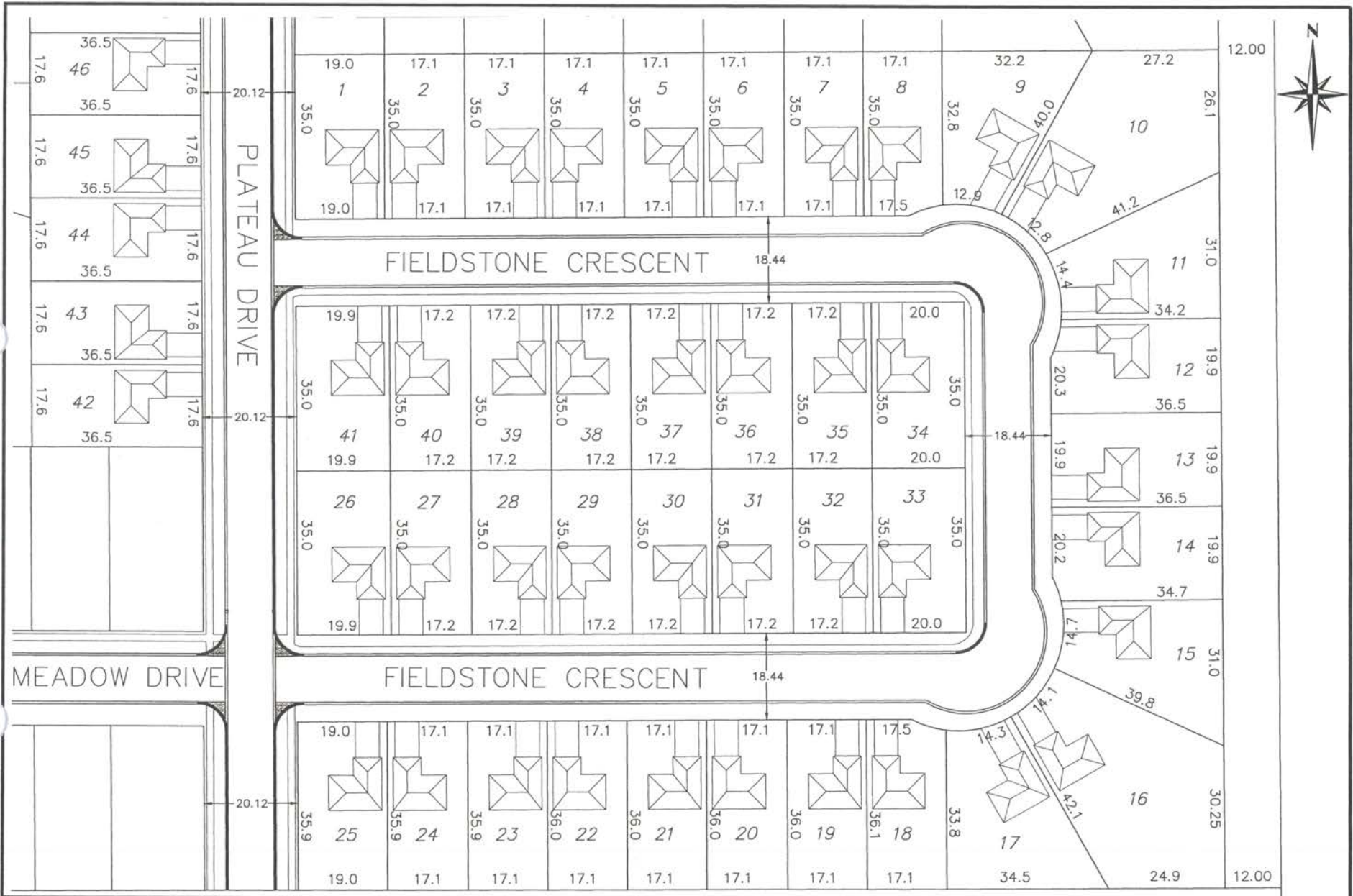
G.D. NEWTON AND ASSOCIATES INC.
277A 10TH STREET
BRANDON, MANITOBA
R7A 4G7

WAVERLY DEVELOPMENTS LTD.
PHASE 3 LOT DIMENSIONS
APRIL 2014

DATE: 2014/04/25

SCALE: N.T.S.

DRAWING 1



ALL DIMENSIONS ARE IN METRES
ALL ELEVATIONS ARE IN METRES ABOVE SEA LEVEL

LOCATION OF UNDERGROUND STRUCTURES ARE APPROXIMATE ONLY. EXACT LOCATION MUST BE OBTAINED FROM THE INDIVIDUAL UTILITIES PRIOR TO CONSTRUCTION.

G.D. NEWTON AND ASSOCIATES INC.
727A 10TH STREET
BRANDON, MANITOBA
R7A 4G7

WAVERLY DEVELOPMENTS LTD.
PHASE 3 STAGE 5
APRIL 2014

REVISIONS

NO.	DESCRIPTION	DATE

DATE: 2014/04/21

SCALE: N.T.S.

DRAWING 1