

Planning & Development Committee

Feb 1, 2022

ZBA1-22-KD (K. DeLeye)

James Webb- Webb Planning Consultants

CSG Properties Limited Partnership

282a Highway 5, St. George



PLANNING & DEVELOPMENT COMMITTEE



Application No: ZBA1-22-KD (K.DeLeye)

Report No: RPT-22-26

Application Type: Zoning By-law Amendment

Location: 282a Highway 5, St George

Agent: James Webb

Applicant: CSG Properties Limited Partnership

ITEM BE RECEIVED
FOR INFORMATION PURPOSES ONLY.

Property Location

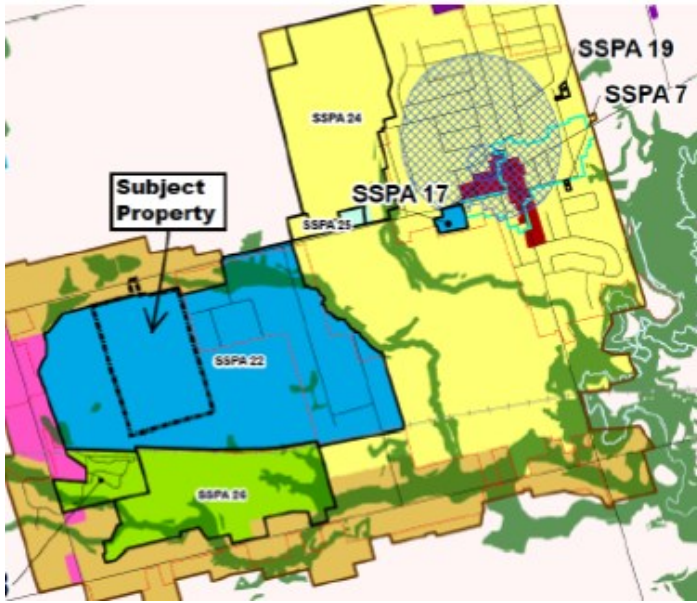


Frontage: 20 metres approx.

Depth: Irregular 79m approx.

Area: 36 hectares (89 acres)

Official Plan (2012)



Current Land use Designation:

Employment

Site Specific Policy Area- SSPA22

Zoning By-Law (2016)



Current Zoning:

Agricultural (A)

Proposed- M2 + special exception for parking

The site plan illustrates the proposed QYBAAL site layout. It features two main building footprints: Building 1 on the left and Building 2 on the right. Building 1 is a large, rectangular structure with a grid of internal divisions. Building 2 is a long, narrow structure with a similar internal grid. A red line, labeled 'PHASE B', runs along the bottom and right side of the site. The plan includes a north arrow in the top left corner and various annotations for property lines, roads, and utilities. The text 'BLOCK 1' is visible on the left side, and 'PHASE A' is labeled at the bottom. The plan also shows surrounding roads and utilities, including a 'WATER MAIN' line and a 'SEWER' line.

Next Steps

Application Circulation:

- Comments to be received from Internal / External Agencies
- Further review and discussion between Applicant/ Agent and Staff
- Additional public information meeting to be hosted by the applicants- date to be confirmed.

Report:

- Preparation of Planning Staff Report and Formal Recommendation

Further Notice of Formal Public Hearing Circulation:

- Notices will be circulated as required by the Planning Act (*120 metres*)
- Consideration/ Decision by Planning & Development Committee at a later date

Formal Public Hearing:

- Recommendation Presented by Staff
- Planning & Development Committee Consideration / Decision

Questions?

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