



The Corporation of the Town of LaSalle

Date:	December 05, 2017	Report No:	DS-68-17
Directed To:	Mayor and Members of Council	Attachments:	Figure 1
Department:	Development & Strategic Initiatives	Policy References:	Official Plan Zoning By-law 5050
Prepared By:	Allen Burgess, MCIP, RPP. Supervisor of Planning & Development Services	Our File No:	SPC-07/17
Subject:	Site Plan Control Approval		
Registered Owner :	Thomas Beattie		
Location of Application:	2362 Front Road		

RECOMMENDATION:

Based on the comments that are contained within the following staff report, and subject to further input from Council, it is recommended that Council grant an exemption from Site Plan Control to allow the construction of a new 2,600 square foot building for marine storage and marine supply and sales on lands known locally as 2362 Front Road.

REPORT:

This report is intended to provide members of Council with comments and recommendations regarding a site plan control exemption that has been submitted to the Town requesting the construction of a new 2,600 square foot building for marine storage and marine supply and sales. Figure 1 depicts the subject lands.

In assessing the merits of the Applicant's requested amended site plan, the following comments are offered for Council's consideration:

- i) The subject lands are designated "Waterfront Development" in the Town's approved Official Plan. The Applicant's site plan (Figure 1) conforms to the Town's approved Official Plan;
- ii) Zoning By-law No. 5050 currently zones the lands subject to the application Waterfront Development - "WD1". A broad range of waterfront development uses are permitted within this zone, including marina, restaurant, retail store, etc. The applicants proposed site plan meets all zoning by-law requirements, etc;
- iii) Outdoor marine storage has been ongoing at this location for generations in different forms, and with various buildings on the site. The addition of this new 2600 sq.ft. building, connected to sanitary sewers, will not substantially increase the usability of this site. The owner intends to redevelop this property in the future and future approval will be required as part of that process.

We would be pleased to answer any questions with respect to the comments and recommendations that are contained within this Staff report.

Yours truly,



Allen Burgess, MCIP, RPP.
Supervisor of Planning & Development
Services

Attachments

Reviewed by:						
CAO	Finance	Clerk	Public Works	Development & Strategic Initiatives	Culture & Recreation	Fire
						

