

CITY OF MARTENSVILLE
DISCRETIONARY USE COMMENT FORM



September 28, 2020

The Committee of the Whole is in receipt of a request for approval for a discretionary use within 75 metres of your property. A “Discretionary Use” – shall mean a use or form of development that requires the approval of Council based on a set of evaluation criteria as outlined in Zoning Bylaw 1-2015.

Under the Zoning Bylaw 1-2015, property owners within 75m of the subject property are entitled to make comments regarding this application.

Please be advised of the following:

NAME: Dean Belcourt
CIVIC ADDRESS: 529 Centennial Drive South
DISCRETIONARY USE: Autobody Shop

The property owner is requesting Council to consider approving a Autobody business to be located at 529 Centennial Drive South in Martensville.

Please submit all written comments to the City Hall Monday through Friday 9:00 am to 5:00 pm prior to October 7th at 5:00pm or you may choose to attend the Committee of the Whole meeting to be held:

DATE: October 13, 2020
TIME: 5:00 p.m.
PLACE: Martensville City Council Chambers at 37 Centennial Drive South

Concerns/Comments by neighbouring property owner on the Proposed Discretionary Use:
We/I have reviewed the application and comment as follows: (Use additional page if necessary).

Please check off one of the following:

I have no concerns with this proposal:

I have concerns with this proposal:

Name(s): (please print) _____

Civic Address: _____

Daytime Phone Number: _____

Signature(s): _____

Date: _____

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Return the attached Discretionary Use Comment Sheet to the City of Martensville via one of the following methods:

Postal Mail: Box 970
Martensville, SK
S0K 2T0

Email: planner@martensville.ca

Fax: (306) 933-2468

Drop off: Martensville City Hall located at 37 Centennial Drive South

*The City of Martensville is not responsible for misdirected correspondence. When using the postal mail system, please ensure adequate time for delivery to ensure your comment forms are available for Council's consideration at the public hearing. Any correspondence received after the public hearing will not be considered applicable to this application.

COVID-19 Alternative Public Consultation Options Available

Please be advised that due to COVID-19 distancing requirements, all City Council meetings have been moved to an online format.

At this time, the City endeavours to engage with the public for all land use proposals as per the Planning and Development Act and Zoning Bylaw. Council meetings will continue to be open to the public in the online format. Public hearings for development projects will occur during these meetings.

In order that everyone who wants to participate in a development decision is heard, we ask that written responses are received prior to the date listed on this notice.

Written responses include:

Fill out the attached form OR

Writing your own letter

AND

Emailing* to planner@martensville.ca

Dropping off in the drop slot at City Hall OR

Fax

*Written responses can be either scanned to email or take a photo with your phone. Make sure it is legible prior to emailing to the City.

Everyone interested in this project is welcome to view the meeting via ZOOM and can be accessed at www.martensville.ca (city hall/ agenda and minutes). The link is posted at the top of the agenda package for the October 13th, 2020 meeting.

September 22 2020

To whom it may concern:

Please accept this letter in addition to our application for discretionary use permit. My name is Dean Belcourt, I'm the owner/operator of Affordable Auto Body & Collision Repair Limited. Affordable has been in operation for three years at its current location and I have over 30 years in the industry.

My partner Trena Pfefferle is the owner/operator of our sister company, Premium Select Auto Solutions Limited (used car dealership) which has been in operation for nearly two years.

We are family owned and operated, based in Saskatoon. Our family is made up myself, Trena, our sons Tristan-26 & Hunter-22 plus our twin daughters Paige & Emma-17.

We have built these businesses together as a family and they complement one another perfectly. We are looking to relocate as we are rapidly growing and have outgrown our current location. Placing these two companies together in the same location in Martensville previously known as MacNeil Motors is an ideal solution. This facility is entirely suited to house both the bodyshop and car dealership along with their substantial growth.

The building will continue to operate as prior to include car sales, minor mechanical repairs and detail shop.

The other half of the building will be the addition of a full bodyshop that is affiliated with the car lot.

Included within the bodyshop will be proper ventilation of a GFS semi-down draft controlled spray booth which is equipped with a high end filtration system to consume the fumes and particulates from being released into the environment.

We currently use advanced vacuum systems in our bodyshop facility as we are trying to be as environmentally friendly as possible.

All bodywork will be done within the building as to not interrupt surrounding houses or businesses.

We will implement a waste management system to reduce and recycle as much waste as possible and fire, safety & hazardous materials will be handled up to code if not exceeded.

Hours of Operation:

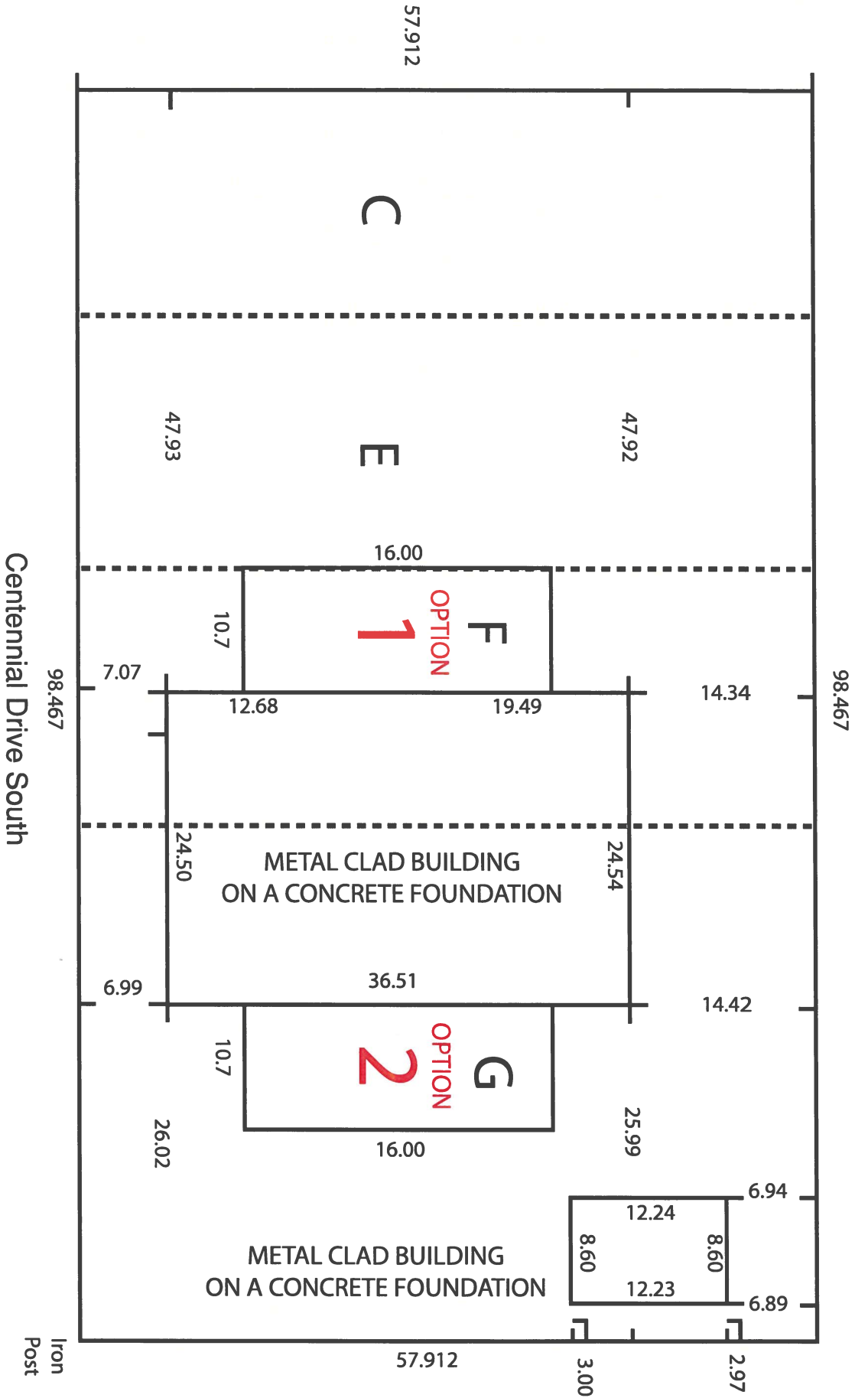
Affordable Autobody & Collision Repair Ltd - Monday to Friday, 8am to 5pm.

Premium Select Auto Solutions Ltd – Monday to Saturday 9am – 6pm.

We hope this helps to alleviate any questions you may have. We are willing to answer any questions and if its an open meeting we plan to attend.

Sincerely

Dean Belcourt / Trena Pfefferle



1. Propose Addition Option 1
2. Propose Addition Option 2





Subject Property

Centennial Dr S
Centennial Dr S
Centennial Dr S

1 Ave S
1 Ave S
1 Ave S
1 Ave S

Martensville
Alliance Church

Google

Notice of Discretionary Use

City of Martensville is in receipt of a Discretionary Use application for an autobody shop to locate and operate at 529 Centennial Drive South. The paint booth and paint department of Affordable Autobody will be in conjunction with the permitted car sales, car detailing and minor automotive repair.

All persons who wish to make representation relevant to the proposed autobody shop as a discretionary use may submit in writing no less than 5 days before Councils decision or can be heard at the scheduled Public Hearing before Council on October 13, 2020 at Martensville City Hall, 37 Centennial Drive South.

- 1. Propose Addition Option 1
- 2. Propose Addition Option 2

For further information please contact
The City of Martensville Development Officer at (306) 683-5565

